

PASCO COUNTY LEGAL NOTICES

NOTICE OF PUBLIC SALE:

PETE'S TOWING AND RECOVERY gives notice that on 07/11/2022 at 10:00 AM the following vehicles(s) may be sold by public sale at 2600 U.S. HWY 19 HOLIDAY FLORIDA 34691 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

2G1WC5E3XD1181242 2013 CHEV JS2YC5A26B6300980 2011 SUZU
June 24, 2022 22-01086P

NOTICE OF PUBLIC SALE:

PETE'S TOWING AND RECOVERY gives notice that on 07/07/2022 at 10:00 AM the following vehicles(s) may be sold by public sale at 2600 U.S. HWY 19 HOLIDAY FLORIDA 34691 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

1FADP3F27EL272015 2014 FORD
June 24, 2022 22-01085P

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Mr. Reef Safe, located at 14426 Black Lake Rd, in the City of Odessa, County of Pasco, State of FL, 33556, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 17 of June, 2022. Robert Raymond Gardner 14426 Black Lake Rd Odessa, FL 33556
June 24, 2022 22-01079P

FIRST INSERTION

NOTICE OF PUBLIC SALE
The following personal property of ANTOINETTE MALTESE, if deceased any unknown heirs or assigns, will, on July 8, 2022, at 10:00 a.m., at 11310 Shasta Lane, Lot #237, Port Richey, Pasco County, Florida 34668; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
1968 GRAY MOBILE HOME, VIN: 5012CK0786, TITLE NO.: 0003121098 and all other personal property located therein
PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236
June 24; July 1, 2022 22-01087P

FIRST INSERTION

Notice is hereby given that DR. ANIBAL V. TORRES, P.A., OWNER, desiring to engage in business under the fictitious name of DENTAL DASH located at 5609 US HWY. 19, SUITE L, NEW PORT RICHEY, FLORIDA 34652 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 24, 2022 22-01082P

FIRST INSERTION

Notice is hereby given that DTC IMPROVEMENT LLC, OWNER, desiring to engage in business under the fictitious name of DTC WOODTECH located at 13104 LAKE KARL DR, HUDSON, FLORIDA 34669 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 24, 2022 22-01083P

NOTICE OF PUBLIC SALE:

GREG RUSSELL TOWING & TRANSPORT gives notice that on 07/09/2022 at 09:00 AM the following vehicles(s) may be sold by public sale at 14813 US HIGHWAY 19, HUDSON FL 34667 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.
1FTCR10A6PUC87350 1993 FORD 3C3AY75S35T283153 2005 CHRY 4V4NC9YTH04N352401 2004 VOLVO JN8ASM7C7C610838 2012 NISS KL1TD56E89B610707 2009 CHEV
June 24, 2022 22-01106P

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD/NO SUPPORT) IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
Case No.: 51-2022-DR-02748
Division: ES
REBECA NUNEZ HERNANDEZ, Petitioner, and ANASTASIO HERNANDEZ SILVA, Respondent
TO: ANASTASIO HERNANDEZ SILVA
36935 TERRY ROAD, DADE CITY, FLORIDA 33523

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner, REBECA NUNEZ HERNANDEZ, whose address is 36935 Terry Road, Dade City, Florida 33523, on or before 7/25/22, and file the original with the clerk of this Court at: Clerk of the Court, Family Law Division, 38053 Live Oak Avenue, Dade City, Florida 33523, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided:
NONE

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
DATED: June 17, 2022
Nikki Alvarez-Sowles, Esq
.CLERK OF THE CIRCUIT COURT
By: Kelly Jeanne Symons Deputy Clerk
June 24; July 1, 8, 15, 2022 22-01075P

FIRST INSERTION

NOTICE OF ACTION FOR Petition for Temporary Custody by Extended Family IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
Case No.: 2022-DR-005612-W5
Division: Z1
J.A.B. and J.J.M., Children, and LORI DRADDY, Petitioner and JESSICA BALES, MICHAEL HEATHMURPHY, and UNKNOWN FATHER, Respondent.
TO: JESSICA BALES
5636 Sunshine Park Drive, New Port Richey, FL 34652

YOU ARE NOTIFIED that an action for Temporary Custody by Extended Family has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner, LORI DRADDY, whose address is c/o Christopher Paul Fordham, Esquire, Schenking & Fordham, P.A., 1421 Oakfield Drive, Brandon, FL 33511, on or before 7/18/22, and file the original with the clerk of this Court at: West Pasco Judicial Center, 7530 Little Road, New Port Richey, FL 34654, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
DATED: June 17 2022
Nikki Alvarez-Sowles, Esq
.CLERK OF THE CIRCUIT COURT
By: JR Sorrell Deputy Clerk
June 24; July 1, 8, 15, 2022 22-01076P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA. PROBATE DIVISION
CASE NO: 2021-CP-2034
IN RE: ESTATE OF NANCY CRIPPEN, Deceased.
The name of the decedent, the designation of the court in which the administration of this estate is pending, and the file number are indicated above. The address of the court is 38053 Live Oak Avenue, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are indicated below.

If you have been served- with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmaturing, contingent or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, must file their claims with the court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative
Jeffrey P. Crippen
7044 SW 19th Avenue Rd., Ocala, FL 34476
Attorney for Personal Representative: Joshua L. Moses
Florida Bar No. 119304
808 E Fort King Street Ocala, FL 34471 (352) 369-1300
Primary Email: Josh@RMProbate.com
June 24; July 1, 2022 22-01072P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 22-CP-000962
IN RE: ESTATE OF JOSEPH CHARLES LINNEMAN A/K/A JOSEPH C. LINNEMAN, Deceased.
The administration of the estate of Joseph Charles Linneman a/k/a Joseph C. Linneman, deceased, whose date of death was May 31, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative
Margaret A. Linneman
10401 Rough Road San Antonio, Florida 33576
Attorney for Personal Representative: Linda S. Faingold, Esquire
Florida Bar Number: 011542
5334 Van Dyke Road Lutz, Florida 33558
Telephone: (813) 963-7705
Fax: (888) 673-0072
E-Mail: linda@tampabayelderlaw.com
June 24; July 1, 2022 22-01073P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 22-CP-000759
IN RE: ESTATE OF JUDITH O. GRIFFITH A/K/A JUDITH OTTALENE GRIFFITH, Deceased.
The administration of the estate of Judith O. Griffith a/k/a Judith Ottalene Griffith, deceased, whose date of death was March 26, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative
Nigel A. Griffith
209 Union Hall Dev. St. Philip, Barbados
Attorney for Personal Representative: Linda S. Faingold, Esquire
Florida Bar Number: 011542
5334 Van Dyke Road Lutz, Florida 33558
Telephone: (813) 963-7705
Fax: (888) 673-0072
E-Mail: linda@tampabayelderlaw.com
June 24; July 1, 2022 22-01074P

FIRST INSERTION

BRIDGEWATER OF WESLEY CHAPEL COMMUNITY DEVELOPMENT DISTRICT NOTICE OF REGULAR MEETING OF THE BOARD OF SUPERVISORS
Notice is hereby given that the Board of Supervisors ("Board") of the Bridgewater of Wesley Chapel Community Development District ("District") will hold a regular meeting of its Board on July 7, 2022, at 6:30 p.m. at the Country Walk Clubhouse, 30400 Country Point Boulevard, Wesley Chapel, Florida 33543. At such time the Board is so authorized and may consider any business that may properly come before it. A copy of the agenda may be obtained at the offices of the District Manager, DPGF Management & Consulting, LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Ph: (321) 263-0132 ("District Manager's Office"), during normal business hours.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Larry Krause District Manager
June 24, 2022 22-01077P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2022-CP-000418-CPAX-WS
IN RE: ESTATE OF ROBERT K. KULIKOWSKI A/K/A ROBERT KULIKOWSKI Deceased.
The administration of the estate of Robert K. Kulikowski a/k/a Robert Kulikowski, deceased, whose date of death was October 9, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco Judicial Center, 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative
Adam Kulikowski
32 Shepard Place Kearny, New Jersey 07032
Attorney for Personal Representative: Pamela D. Lutes, Esq., Attorney
Florida Bar Number: 133892
4337 Libby Lane Land O Lakes, Florida 34639
Telephone: (813) 610-0956
Fax: (813) 388-4504
E-Mail: PamLuteslaw@gmail.com
Secondary E-Mail: Pamgaylorlaw@gmail.com
June 24; July 1, 2022 22-01081P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2022-CP-000810-WS
IN RE: ESTATE OF ROBERT F. ALLEN Deceased.
The administration of the estate of Robert F. Allen, deceased, whose date of death was April 13, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P. O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative:
Michael G. Kouskoutis
4104 Deltona Blvd, Spring Hill, FL 34606
Attorney for Personal Representative: /s/ N. Michael Kouskoutis, Esq. N. Michael Kouskoutis, Esq. Florida Bar Number: 883591
623 E. Tarpon Ave. Tarpon Springs, FL 34689
Telephone: (727) 942-3631
Fax: (727) 934-5453
E-Mail: nmk@nmklaw.com
Secondary E-Mail: transcribe123@gmail.com
June 24; July 1, 2022 22-01089P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2022-CP-000810-WS
IN RE: ESTATE OF ROBERT F. ALLEN Deceased.
The administration of the estate of Robert F. Allen, deceased, whose date of death was April 13, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P. O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative:
WAYNE L. ALLEN
10015 Trinity Blvd., Suite 101 Trinity, FL 34655
Attorney for Personal Representative: DAVID J. WOLLINKA, Attorney
Florida Bar Number: 608483
WOLLINKA & WOLLINKA, ATTORNEYS AT LAW
10015 TRINITY BLVD., SUITE 101 TRINITY, FL 34655
Telephone: (727) 937-4177
Fax: (727) 478-7007
E-Mail: pleadings@wollinka.com
Secondary E-Mail: jamie@wollinka.com
June 24; July 1, 2022 22-01108P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2022-CP-000810-WS
IN RE: ESTATE OF ROBERT F. ALLEN Deceased.
The administration of the estate of Robert F. Allen, deceased, whose date of death was April 13, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P. O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.
Personal Representative:
WAYNE L. ALLEN
10015 Trinity Blvd., Suite 101 Trinity, FL 34655
Attorney for Personal Representative: DAVID J. WOLLINKA, Attorney
Florida Bar Number: 608483
WOLLINKA & WOLLINKA, ATTORNEYS AT LAW
10015 TRINITY BLVD., SUITE 101 TRINITY, FL 34655
Telephone: (727) 937-4177
Fax: (727) 478-7007
E-Mail: pleadings@wollinka.com
Secondary E-Mail: jamie@wollinka.com
June 24; July 1, 2022 22-01108P

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Central Florida Security, located at 3965 Gainer Springs Ave, in the City of New Port Richey, County of Pasco, State of FL, 34653, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 17 of June, 2022. Anthony Wayne Stewart 3965 Gainer Springs Ave New Port Richey, FL 34653
June 24, 2022 22-01078P

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of NOURISH & NURTURE located at 1245 COURT STREET in the City of CLEARWATER, Pasco County, FL 33756 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 20th day of June, 2022. JACKIE ALBERT WILCOX, III, MAN-AGER
June 24, 2022 22-01084P

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of NOURISH & NURTURE located at 1245 COURT STREET in the City of CLEARWATER, Pasco County, FL 33756 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 20th day of June, 2022. JACKIE ALBERT WILCOX, III, MAN-AGER
June 24, 2022 22-01084P

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of DTC WOODTECH located at 13104 LAKE KARL DR, HUDSON, FLORIDA 34669 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 24, 2022 22-01083P

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of DTC WOODTECH located at 13104 LAKE KARL DR, HUDSON, FLORIDA 34669 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 24, 2022 22-01083P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No.: 51-2022-CP-0919-WS
IN RE: ESTATE OF
KEVIN G. REYNOLDS
Deceased.

The administration of the estate of Kevin G. Reynolds, deceased, whose date of death was January 31, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 24, 2022.

Personal Representative:

Meghan Reynolds
10940 Osceola Drive
New Port Richey, Florida 34654
Attorney for Personal Representative:
Richard C. Williams, Jr., Esq., Attorney
Florida Bar Number: 283177
WILLIAMS & DODDRIDGE PA
6337 Grand Boulevard
New Port Richey, Florida 34652
Telephone: (727) 846-8500
Fax: (727) 848-2814
E-Mail: rcw@FLProbateTrustLaw.com
Secondary E-Mail:
stacey@FLProbateTrustLaw.com
June 24; July 1, 2022 22-01104P

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Palumbo Team located at 2153 Parrot Fish Dr in the City of Holiday, Pasco County, FL 34691 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of June, 2022.

Gregory John Palumbo
June 24, 2022 22-01107P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-000450
IN RE: ESTATE OF
THOMAS EDWARD FISCHER
Deceased.

The administration of the estate of THOMAS EDWARD FISCHER, deceased, whose date of death was February 11, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 201, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 24, 2022.

Signed on this 16th day of June, 2022.

/s/Chelsea Nicole Fischer

Chelsea Nicole Fischer
Personal Representative
6756 Hartland Street
Fort Myers, FL 33905
/s/Madison Victoria Vischer
Madison Victoria Vischer
Personal Representative
3128 River Grove Circle
Fort Myers, FL 33905

/s/Mark Martella
Mark Martella, Esq.
Attorney for Personal Representative
Florida Bar No. 002402
Dellutri Law Group, P.A.
18501 Murdock Circle, Suite 304
Port Charlotte, FL 33948
Telephone: 941-206-3700
Email Addresses:
mmartella@dellutrilawgroup.com
& tcummings@dellutrilawgroup.com
June 24; July 1, 2022 22-01070P

FIRST INSERTION

NOTICE OF TRUST
ADMINISTRATION
IN THE CIRCUIT COURT OF PASCO
COUNTY, FLORIDA
PROBATE DIVISION
In Re: Estate of
MARIA KERAMAS,
Deceased

This shall serve as Notice of Trust Administration of the MARIA KERAMAS REVOCABLE TRUST AGREEMENT u/t/d 02/02/2011. The above referenced Decedent was Grantor/Beneficiary of the captioned Trust. Decedent's date of death was April 16, 2022. Summary Administration will be filed in Pasco County, Florida. The name and address of the Trustee is Stathis Pappas, 3267 East Lydius St., Schenectady, NY 12303, and the Trustee's attorney's name and address is set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

Any interested person upon whom this Notice is served who intends to challenge the validity of the Trust or the qualifications of the Trustee, and all persons having claims against the Decedent's estate who are served with a copy of this Notice, are required to serve the Trustee or his attorney with such objection or claim within the later of three (3) months after the date of the first publication of this Notice or thirty (30) days after the date of service of a copy of this Notice on that person.

Persons having claims against the estate who are not known to the Trustee and whose names or addresses are not reasonably ascertainable, must serve all claims against the estate within three (3) months after the date of the first publication of this Notice.

All Claims And Objections Not So Served Are Forever Barred.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS JUNE 24, 2022.

Trustee

STATHIS PAPPAS
3267 East Lydius St.
Schenectady, NY 12303
Attorney for Trustee
GEORGE G. PAPPAS, ESQ.
Florida Bar No. 109312
1822 North Belcher Road, Suite 200
Clearwater, Florida 33765
Telephone: 727-447-4999
June 24; July 1, 2022 22-01090P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-000539 CPA XWS
IN RE: ESTATE OF
RITA A. BARNES,
Deceased.

The administration of the estate of RITA A. BARNES, deceased, whose date of death was August 23, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 24, 2022.

Personal Representative:

JAMES RAY BARNES
460 N.E. 35th Court, #5
Oakland Park, Florida 33334
Attorney for Personal Representative:
/s/Caitlin M. Powell
Caitlin M. Powell/FBN 118385
Brandon D. Bellew/FBN 025721
JOHNSON POPE BOKOR RUPPEL &
BURNS, LLP
911 Chestnut Street
Clearwater, Florida 33756
Telephone: (727) 461-1818
Fax: (727) 462-0365
Primary E-Mail: caitlinp@jpfirm.com
Primary E-Mail:
brandonb@jpfirm.com
Secondary E-Mail:
angelam@jpfirm.com
Secondary E-Mail: karenl@jpfirm.com
June 24; July 1, 2022 22-01088P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 52-2022-CP-001054-WS
In Re The Estate Of:
THOMAS L. McFARLAND,
Deceased

The administration of the estate of THOMAS L. McFARLAND, deceased, whose date of death was May 29, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of Court, 38053 Live Oak, Dade City, Florida 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent, and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this notice is June 24, 2022.

DAVID W. McFARLAND - PR
LAW OFFICES OF STEVEN K.
JONAS, P.A.

Attorney for Personal Representative
4914 State Road 54
New Port Richey, Florida 34652
(727) 846-6945; Fax (727) 846-6953
email:
sjonas@gulfcoastlegalcenters.com
jnew@gulfoastlegalcenters.com
STEVEN K. JONAS, Esq.
FBN: 0342180
June 24; July 1, 2022 22-01103P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2022-CP-0327-WS
Division J
IN RE: ESTATE OF
CAROLYN A. RIOS
a/k/a CAROLYN RIOS
Deceased.

The administration of the estate of CAROLYN A. RIOS a/k/a CAROLYN RIOS, deceased, whose date of death was July 2, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 24, 2022.

Personal Representative:

LEROY A. POOLE III
4206 Richmere Dr.
New Port Richey, Florida 34652
Attorney for Personal Representative:
DONALD R. PEYTON, Attorney
Florida Bar Number: 516619;
SPN #63606
7317 Little Road
NEW PORT RICHEY, FL 34654
Telephone: (727) 848-5997
Fax: (727) 848-4072
E-Mail: peytonlaw@yahoo.com
Secondary E-Mail:
peytonlaw2@gmail.com
June 24; July 1, 2022 22-01091P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2022-CP-906-WS
IN RE: ESTATE OF
MYRTLE J. SKINNER A/K/A
MYRTLE JEANETT SKINNER
Deceased.

The administration of the estate of Myrtle J. Skinner a/k/a Myrtle Jeanett Skinner, deceased, whose date of death was January 17, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 24, 2022.

Personal Representative:

Flora Hutchins Ballew
5455 Ashland Drive
Spring Hill, Florida 34606
Attorney for Personal Representative:
Richard C. Williams, Jr., Esq.
Attorney for Petitioner
Florida Bar Number: 283177
WILLIAMS & DODDRIDGE PA
6337 Grand Boulevard
New Port Richey, Florida 34652
Telephone: (727) 846-8500
Fax: (727) 848-2814
E-Mail: rcw@flprobatetrustlaw.com
Secondary-E-Mail:
michelle@flprobatetrustlaw.com
June 24; July 1, 2022 22-01092P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2019CA002929
MICHIGAN MUTUAL, INC.,
Plaintiff,

vs.
ANGEL ROSAS, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 2, 2022, and entered in 2019CA002929 of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and ANGEL ROSAS; NATASHA LYNN ROSAS A/K/A NATASHA ROSAS A/K/A NATASHA L. ROSAS; HOMEOWNERS ASSOCIATION AT SUNCOAST LAKES, INC.; CAPITAL ONE BANK (USA), N.A.; UNKNOWN TENANTS/OWNERS 1 N/K/A ANGEL ROSAS JR. are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on July 11, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 6, BLOCK 7, SUNCOAST LAKES PHASE 1, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 47, PAGES 1-24, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
Property Address: 15653 LEATHERLEAF LN, LAND O LAKES, FL 34638

Any person claiming an interest in the surplus from the sale, if any, other than

the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 20 day of June, 2022.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: fmail@raslg.com
Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
21-004484 - CaB
June 24; July 1, 2022 22-01066P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
6TH JUDICIAL CIRCUIT, IN AND
FOR PASCO COUNTY, FLORIDA.
CASE No.

2018-CA-000695-CAAX-ES
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS OF
THE CWABS, INC., ASSET-BACKED
CERTIFICATES, SERIES 2007-8,
Plaintiff, vs.
SEAN S. BROWN, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2018-CA-000695-CAAX-ES of the Circuit Court of the 6TH Judicial Circuit in and for PASCO County, Florida, wherein, THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-8, Plaintiff, and, SEAN S. BROWN, et al., are Defendants, Clerk of Court, Nikki Alvarez-Sowles, will sell to the highest bidder for cash at, WWW.PASCO.REALFORECLOSE.COM, at the hour of 11:00 A.M., on the 2nd day of August, 2022, the following described property:
LOT 3, BLOCK 3 OF WATERGRASS PARCEL "A", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 57, PAGE(S) 73 THROUGH 86, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the

surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

IMPORTANT

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

DATED this 17th day of June, 2022.
GREENSPOON MARDER LLP
TRADE CENTRE SOUTH, SUITE
700 WEST CYPRESS CREEK ROAD
FORT LAUDERDALE, FL 33309
Telephone: (954) 343 6273
Hearing Line: (888) 491-1120
Facsimile: (954) 343 6982
Email 1:
karissa.chin-duncan@gmlaw.com
Email 2: gmforeclosure@gmlaw.com
By: Karissa Chin-Duncan, Esq.
Florida Bar No. 98472
32875.1668 / JDeleon-Colonna
June 24; July 1, 2022 22-01059P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF
THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION

Case No. 2018CA003322CAAXES
PHH Mortgage Corporation,
Plaintiff, vs.

Melvin Barrios a/k/a Melvin S. Barrios, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2018CA003322CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein PHH Mortgage Corporation is the Plaintiff and Melvin Barrios a/k/a Melvin S. Barrios; Rose Barrios a/k/a Rose M. Barrios are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com, beginning at 11:00 AM on the 18th day of July, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 11, BLOCK 19, OF FOX RIDGE, PHASE TWO, UNIT THREE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGES 42 THROUGH 45, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 21st day of June, 2022.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Phone: (954) 618-6955, ext. 4778
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By Amanda Driscoll, Esq.
Florida Bar No. 85926
File # 17-P02701
June 24; July 1, 2022 22-01054P

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386
and select the appropriate County name from the menu option

OR E-MAIL:
legal@businessobserverfl.com

Business Observer

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2021CA002255CAAXES
U.S. BANK NATIONAL ASSOCIATION, Plaintiff,
vs.
ASHLEY D. GETTINO AND NICHOLAS GETTINO A/K/A NICHOLAS A GETTINO II, et al. Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 27, 2022, and entered in 2021CA002255CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ASHLEY D. GETTINO; NICHOLAS GETTINO A/K/A NICHOLAS A. GETTINO II; FLORIDA HOUSING FINANCE CORPORATION; TIERRA DEL SOL HOMEOWNER'S ASSOCIATION, INC. are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on July 11, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 4, BLOCK 19, TIERRA DEL SOL PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE(S) 70 THROUGH 84, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA
 Property Address: 9300 WELLSTONE DR, LAND O LAKES, FL 34638
 Any person claiming an interest in the

surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 20 day of June, 2022.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: flmail@raslg.com
 \Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email: dsalem@raslg.com
 20-016667 - CaB
 June 24; July 1, 2022 22-01065P

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 512019CA002441CAAXES
THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, TRUSTEE FOR THE CERTIFICATEHOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006- 17, Plaintiff, vs.
CAROL A. TOCHTERMAN A/K/A CAROL TOCHTERMAN; BETRAM S. TOCHTERMAN A/K/A BERTRAM TOCHTERMAN; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated June 14, 2022, and entered in Case No. 512019CA002441CAAXES of the Circuit Court in and for Pasco County, Florida, wherein THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, TRUSTEE FOR THE CERTIFICATEHOLDERS CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006- 17, is Plaintiff and CAROL A. TOCHTERMAN A/K/A CAROL TOCHTERMAN; BETRAM S. TOCHTERMAN A/K/A BERTRAM TOCHTERMAN; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.pasco.realforeclose.com, 11:00 a.m., on August 15, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:

TRACT 30 HIGHLAND FOR-

EST, UNRECORDED PLAT LESS AND EXCEPT THE SOUTHWEST 1/2 ACRES FURTHER DESCRIBED AS FOLLOWS: THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 24 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA, LESS THE SOUTH 270 FEET OF THE WEST178 FEET THEREOF AND THE SOUTHMOST 25 FEET THEREOF BEING SUBJECT TO AN EASEMENT FOR PUBLIC ROAD RIGHT-OF-WAY AND/OR UTILITIES ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Courthouse. Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richey) or 1-800-955-8770 via Florida Relay Service.

DATED 6/21/22.
 By: s/Jeffrey M. Seiden, Esq.
 Jeffrey M. Seiden
 Florida Bar No.: 57189
 Roy Diaz, Attorney of Record
 Florida Bar No. 767700
 Diaz Anselmo & Associates, P.A.
 Attorneys for Plaintiff
 499 NW 70th Ave., Suite 309
 Fort Lauderdale, FL 33317
 Telephone: (954) 564-0071
 Facsimile: (954) 564-9252
 Service E-mail: answers@dallegal.com
 1496-178239 / SM2
 June 24; July 1, 2022 22-01093P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA. **CASE No. 2015CA001785CAAXWS WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2015-1, PLAINTIFF, VS.**

THOMAS J. BUYEA, ET AL. DEFENDANT(S).
 NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated June 9, 2022 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on July 11, 2022, at 11:00 AM, at www.pasco.realforeclose.com for the following described property:

Lot 11, THE GLEN AT RIVER RIDGE UNIT ONE, according to the Plat thereof, as recorded in Plat Book 24, Page 8-10, Public Records of Pasco County, Florida
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Department at 727-847-8110 in New Port Richey or 352-521-4274, extension 8110 in Dade City or at Pasco County Government Center, 7530 Little Road, New Port Richey, FL 34654 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Tromberg, Morris & Poulin, PLLC
 Attorney for Plaintiff
 1515 South Federal Highway, Suite 100
 Boca Raton, FL 33432
 Telephone #: 561-338-4101
 Fax #: 561-338-4077
 Email: eservice@tmppllc.com
 By: Kyle Melanson, Esq.
 FBN 1017909
 Our Case #: 18-000367-FIH
 June 24; July 1, 2022 22-01068P

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE 6th JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA **CASE: 2022CC000545**

TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs.
LILLIAN A. FORNABIO; UNKNOWN SPOUSE OF LILLIAN A. FORNABIO; AND UNKNOWN TENANT(S), Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Pasco County, Florida, Nikki Alvarez-Sowles, Clerk of Court, will sell all the property situated in Pasco County, Florida described as:

Lot 76, SAN CLEMENTE VILLAGE, UNIT FIVE, according to the Plat thereof as recorded in Plat Book 14, Pages 148 thru 151, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.
 A/K/A 10717 Mira Vista Drive, Port Richey, FL 34668

at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on July 11, 2022

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDG-

MENT.
 IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

MANKIN LAW GROUP
 By BRANDON K. MULLIS, ESQ.
 Attorney for Plaintiff
 E-Mail: Service@MankinLawGroup.com
 2535 Landmark Drive, Suite 212
 Clearwater, FL 33761
 (727) 725-0559
 June 24; July 1, 2022 22-01062P

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 2020CA002510CAAXES
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRSTAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-6, Plaintiff, vs.

RHONDA LANE; MARK ALAN HAGER; SCOTT RICHARD HAGER; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BARBARA A. HELLER, DECEASED; COREY HELLER; CHRISTINE HELLER; SCOTT RICHARD HAGER, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF WILLIAM R. HAGER, JR. A/K/A WILLIAM RUSSELL HAGER, JR., DECEASED; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated June 13, 2022, and entered in Case No. 2020CA002510CAAXES of the Circuit Court in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRSTAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-6 is Plaintiff and RHONDA LANE; MARK ALAN HAGER; SCOTT RICHARD HAGER; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BARBARA A. HELLER, DECEASED; COREY HELLER; CHRISTINE HELLER; SCOTT RICHARD HAGER, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF WILLIAM R. HAGER, JR. A/K/A WILLIAM RUSSELL HAGER, JR., DECEASED; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING

TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.pasco.realforeclose.com, 11:00 a.m., on August 15, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:

TRACT 618 OF THE UNRECORDED PLAT OF LEISURE HILLS SUBDIVISION BEING FURTHER DESCRIBED AS FOLLOWS: THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 24 SOUTH, RANGE 18 EAST, PASCO COUNTY FLORIDA, LESS THE EAST 150.00 FEET THEREOF AND THE NORTH AND THE WEST 25.00 FEET THEREOF FOR ROAD RIGHT-OF-WAY.

TOGETHER WITH THAT CERTAIN 1998 PIONEER MOBILE HOME, VIN NUMBERS: PH1414GA12925A AND PH1414GA12925B,
 TITLE NUMBERS: 74363303 AND 74363302

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Courthouse. Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richey) or 1-800-955-8770 via Florida Relay Service.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED June 20, 2022
 By: /s/ Sheena M. Diaz
 Sheena M. Diaz
 Florida Bar No.: 97907
 Roy Diaz, Attorney of Record
 Florida Bar No. 767700
 Diaz Anselmo & Associates, P.A.
 Attorneys for Plaintiff
 499 NW 70th Ave., Suite 309
 Fort Lauderdale, FL 33317
 Telephone: (954) 564-0071
 Facsimile: (954) 564-9252
 Service E-mail: answers@dallegal.com
 1496-177515 / SM2
 June 24; July 1, 2022 22-01057P

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 2019CA004174CAAXES
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT, Plaintiff, vs.
GREEN EMERALD HOMES LLC; RAILROAD AND INDUSTRIAL FEDERAL CREDIT UNION; WESTBROOK ESTATES HOMEOWNERS ASSOCIATION, INC.; GREGORY MCGRUDER; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated February 25, 2022 and an Order Resetting Sale dated June 15, 2022 and entered in Case No. 2019CA004174CAAXES of the Circuit Court in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT is Plaintiff and GREEN EMERALD HOMES LLC; RAILROAD AND INDUSTRIAL FEDERAL CREDIT UNION; WESTBROOK ESTATES HOMEOWNERS ASSOCIATION, INC.; GREGORY MCGRUDER; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.pasco.

realforeclose.com, 11:00 a.m., on August 15, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 16, BLOCK 11, SADDLEBROOK VILLAGE WEST UNITS 3A AND 3B, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 46, PAGE 74, INCLUSIVE, AS RECORDED IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; SAID LAND SITUATE, LYING AND BEING IN PASCO COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Courthouse. Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richey) or 1-800-955-8770 via Florida Relay Service.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED 6/16/22
 By: s/ Jeffrey M. Seiden, Esq.
 Jeffrey M. Seiden
 Florida Bar No.: 57189
 Roy Diaz, Attorney of Record
 Florida Bar No. 767700
 Diaz Anselmo & Associates, P.A.
 Attorneys for Plaintiff
 499 NW 70th Ave., Suite 309
 Fort Lauderdale, FL 33317
 Telephone: (954) 564-0071
 Facsimile: (954) 564-9252
 Service E-mail: answers@dallegal.com
 1460-175042 / VMR
 June 24; July 1, 2022 22-01058P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

CASE NO.: 2019CA002979CAAXWS
CALIBER HOME LOANS, INC., Plaintiff, vs.
TREVOR JOHNSON; CASSANDRA JOHNSON A/K/A CASSANDRA R. JOHNSON; UNKNOWN SPOUSE OF CASSANDRA JOHNSON A/K/A CASSANDRA R. JOHNSON; UNKNOWN TENANT(S) IN POSSESSION #1 AND #2, AND ALL OTHER UNKNOWN PARTIES, et al., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Consent Uniform Final Judgment of Foreclosure dated June 15, 2022, entered in Civil Case No.: 2019CA002979CAAXWS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein CALIBER HOME LOANS, INC., Plaintiff, and TREVOR JOHNSON; CASSANDRA JOHNSON A/K/A CASSANDRA R. JOHNSON; UNKNOWN TENANT(S) IN POSSESSION #1 N/K/A HEATHER TIMPANELLI, are Defendants.
 NIKKI ALVAREZ-SOWLES, ESQ., The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.pasco.realforeclose.com, at 11:00 AM, on the 13th day of October, 2022, the following described real property as set forth in said Judgment, to wit:

LOT 19, THE MEADOWS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14,

PAGE(S) 109 THROUGH 112, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than 60 days after the sale. If you fail to file a claim you will not be entitled to any remaining funds. After 60 days, only the owner of record as of the date of the lis pendens may claim the surplus.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center 7530 Little Rd. New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey 352.521.4274, ext 8110 (voice) in Dade City
 Or 711 for the hearing impaired
 Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated: June 17, 2022
 /s/ Brian L. Rosaler
 By: Brian L. Rosaler
 Florida Bar No.: 0174882.
 Attorney for Plaintiff:
 Brian L. Rosaler, Esquire
 Popkin & Rosaler, P.A.
 1701 West Hillsboro Boulevard
 Suite 400
 Deerfield Beach, FL 33442
 Telephone: (954) 360-9030
 Facsimile: (954) 420-5187
 19-48168
 June 24; July 1, 2022 22-01064P

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2021CA000402CAAXWS CITIGROUP MORTGAGE LOAN TRUST, INC. 2006-HE3, ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-HE3, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PETER LEOPOLD, DECEASED, et al. Defendant(s),

TO: D.M., A MINOR, BY AND THROUGH HIS NATURAL GUARDIAN, MELANIE NOTTBUSCH, and NATHALIE SARAH CIURCA, and MONIKA EZEABASILI

whose residence is unknown and all parties having or claiming to have any right, title, or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOTS 3,4 AND THE NORTH 1/2 OF LOT 5, BLOCK 1, RICHEY LAKES UNIT ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 100, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for

Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 7/25/22 / (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court at Pasco, Florida, this 21st day of June, 2022.

CLERK OF THE CIRCUIT COURT
Nikki Alvarez-Sowles, Esq.
BY: Kelly Jeanne Symons
DEPUTY CLERK

Robertson, Anschutz, Schofield, Crane & Partners, PLLC
6409 Congress Ave.,
Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: mail@rasflaw.com
20-077849
June 24; July 1, 2022 22-01099P

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 512019CA000548CAAXWS U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CIT, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF MARY L. DIOS (DECEASED); MICHAEL DIOS; CYNTHIA SOULLIERE; BEACON WOODS CIVIC ASSOCIATION, INC., UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated January 12, 2022 and an Order Resetting Sale dated June 15, 2022 and entered in Case No. 512019CA000548CAAXWS of the Circuit Court in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CIT is Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF MARY L. DIOS (DECEASED); MICHAEL DIOS; CYNTHIA SOULLIERE; BEACON WOODS CIVIC ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE

ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.pasco.realforeclose.com, 11:00 a.m., on July 19, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 1405, BEACON WOODS, VILLAGE SEVEN, AS RECORDED IN PLAT BOOK 12, PAGES 31 THRU 33 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Courthouse, Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richey) or 1-800-955-8770 via Florida Relay Service.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED June 22, 2022

By: /s/ Sheena M. Diaz
Sheena M. Diaz

Florida Bar No.: 97907

Roy Diaz, Attorney of Record
Florida Bar No. 767700

Diaz Anselmo & Associates, P.A.

Attorneys for Plaintiff

499 NW 70th Ave., Suite 309

Fort Lauderdale, FL 33317

Telephone: (954) 564-0071

Facsimile: (954) 564-9252

Service E-mail: answers@dallelegal.com

1460-175033 / VMR

June 24; July 1, 2022 22-01101P

FIRST INSERTION

NOTICE OF RECEIPT OF AN APPLICATION

THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 834885 from Lennar Homes, LLC. Application received: 10/15/2021. Proposed activity: Residential. Project name: Mitchell Ranch 54 West Phase 4. Project size: 32.20 acres Location: Section(s) 23, 26, Township 26 South, Range 16 East, in Pasco County. Outstanding Florida Water: No. Aquatic preserve: No

The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103.

June 24, 2022

22-01105P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 2022CA000577CAAXES SELECT PORTFOLIO SERVICING, INC., Plaintiff, vs.

ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DAVID M. GROSSCHEDL, DECEASED; BRENNIA GROSSCHEDL; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)

To the following Defendant(s): ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DAVID M. GROSSCHEDL, DECEASED; BRENNIA GROSSCHEDL; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)

21415 HOPSON RD, LAND O LAKES, FL 34638

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

THE WESTERLY 75 FEET OF THE FOLLOWING PROPERTY: LOT 7 AND THAT PART OF LOT 6, AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF LOT 6, RUN NORTHWESTERLY ALONG THE EAST BOUNDARY OF LOT 6 A DISTANCE OF 257.6 FEET MORE OR LESS, TO LAKE WILLIAMS, THENCE SOUTHEASTERLY TO A POINT ON THE SOUTH BOUNDARY OF LOT 6 A DISTANCE OF 70 FEET FROM THE SOUTHEAST CORNER OF LOT 6, THENCE 70 FEET NORTHEASTERLY ALONG SAID SOUTH BOUNDARY OF LOT 6 TO THE POINT OF BEGINNING OF LAKE MAR-

JORY ESTATES, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 50, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. a/k/a 21415 HOPSON RD, LAND O LAKES, FLORIDA 34638

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane & Associates, P.A., Attorney for Plaintiff, whose address is 8201 Peters Road, Suite 3000, Plantation, FLORIDA 33324 on or before July 11, 2022, a date which is within thirty (30) days after the first publication of this Notice in the BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order 2010-045 PA/PI-CIR "If you are a person with disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you the provision of certain assistance. Please contact Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) for proceedings in New Port Richey; (352) 521-4274, ext. 8110 (V) for proceedings in Dade City at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and the seal of this Court this 15th day of June, 2022.

NIKKI ALVAREZ-SOWLES, ESQ.

As Clerk of the Court

By JR Sorrell
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
8201 Peters Road,
Ste.3000
Plantation, FL 33324
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 21-00540 SPS
June 24; July 1, 2022 22-01061P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 2022CA000868CAAXWS BANKUNITED, N.A., Plaintiff, v.

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF JAMES BOWEN A/K/A JAMES C. BOWEN, DECEASED; THEODORE FRANCIS BOWEN; UNKNOWN SPOUSE OF THEODORE FRANCIS BOWEN; JAZMEN THERESA BOWEN; UNKNOWN SPOUSE OF JAZMEN THERESA BOWEN JANICE EVETTE BOWEN; UNKNOWN SPOUSE OF JANICE EVETTE BOWEN; CORAL MARIE BOWEN UNKNOWN SPOUSE OF CORAL MARIE BOWEN; LAKESIDE WOODLANDS CIVIC ASSOCIATION, INC.; ANDREW J. CEDERLE, SR.; UNITED STATES OF AMERICA; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.

To the following Defendant(s): THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF JAMES BOWEN A/K/A JAMES C. BOWEN, DECEASED (RESIDENCE UNKNOWN)

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 113, LAKESIDE WOOD-

LANDS SECTION I, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 16, PAGE 92, IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. a/k/a 7609 Cypress Knee Drive, Hudson, FL 34667

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before 7/25/2022, a date which is within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065.

In accordance with the Americans with Disabilities Act, If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provisions of certain assistance. Please contact the Court Administrator at 38053 Live Oak Ave., Dade City, FL 33532, Phone No. within 2 working days of your receipt of this notice or pleading; if you are hearing impaired, call 1-800-955-8771 (TDD); if you are voice impaired, call 1-800-995-8770 (V) (Via Florida Relay Services).

WITNESS my hand and the seal of this Court this 21st day of June, 2022.

Nikki Alvarez-Sowles, Esq.

As Clerk of the Court

By: Kelly Jeanne Symons
As Deputy Clerk

June 24; July 1, 2022 22-01096P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 20-CA-000551 U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR BAYVIEW FINANCIAL ASSET TRUST 2008-A, ASSET BACKED SECURITIES, Plaintiff, vs.

MIGUEL A. RIVERA A/K/A MIGUEL A. RIVERA, SR., AN INDIVIDUAL, et al., Defendant.

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF MIGUEL A. RIVERA A/K/A MIGUEL A. RIVERA SR. A/K/A MIGUEL RIVERA, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

ADDRESS: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOTS 28, 29 AND 30, BLOCK 224, MOON LAKE ESTATES UNIT 13, ACCORDING TO THE MAP OR PLAT THEREOF

AS RECORDED IN PLAT BOOK 6, PAGES 6-8, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH 2004 MERIT MOBILE HOME VIN# FLHML2F71728176A AND FLHML2F71728176B.

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before July 25, 2022, a date which is within thirty (30) days after the first publication of this Notice in and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demand in the complaint.

WITNESS my hand and seal of this Court this 21st day of June, 2022.

Nikki Alvarez-Sowles, Esq.

Clerk of the Court

BY: Kelly Jeanne Symons
As Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC

225 East Robinson Street, Suite 155,

Orlando, FL 32801

Phone: (407) 674-1850

Email: MRSservice@mccalla.com

21-04252FL

June 24; July 1, 2022 22-01098P

FIRST INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

CASE NO. 2021-CA-001364

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP. CSMC TRUST 2006-CF3, CS MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-CF3, Plaintiff, vs.

RHONDA L. WOODARD A/K/A RHONDA WOODARD; ET AL., Defendant(s).

NOTICE IS GIVEN that, in accordance with the Order Resetting Foreclosure Sale dated June 15, 2022 and the Uniform Final Judgment of Foreclosure dated October 19, 2021, in the above-stated cause, the Clerk of Circuit Court, Nikki Alvarez-Sowles, Esq., shall sell the subject property at public sale on the 1st day of August, 2022, at 11 am to the highest and best bidder for cash, at www.pasco.realforeclose.com on the following described property:

THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 24 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA, LESS THE SOUTH 10 FEET FOR ROAD RIGHT OF WAY AND LESS THE NORTH 30 FEET TO THE SOUTH 40 FEET. Property Address: 16235 Caldwell Lane, Spring Hill, FL

34610.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated: June 20, 2022.

BITMAN, O'BRIEN & MORAT, PLLC

/s/Wendy Griffith

Wendy Griffith, Esquire

Florida Bar No.: 72840

wgriffith@bitman-law.com

mcdonald@bitman-law.com

255 Primera Blvd., Suite 128

Lake Mary, Florida 32746

Telephone: (407) 815-3110

Attorneys for Plaintiff

June 24; July 1, 2022 22-01100P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA.

CASE No. 2018-CA-000695-CAAX-ES

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-8, Plaintiff, vs.

SEAN S. BROWN, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2018-CA-000695-CAAX-ES of the Circuit Court of the 6TH Judicial Circuit in and for PASCO County, Florida, wherein, THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-8, Plaintiff, and, SEAN S. BROWN, et al., are Defendants, Clerk of Court, Nikki Alvarez-Sowles, will sell to the highest bidder for cash at, WWW.PASCO.REALFORECLOSE.COM, at the hour of 11:00 A.M., on the 2nd day of August, 2022, the following described property:

LOT 3, BLOCK 3 OF WATERS GRASS PARCEL "A", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 57, PAGE(S) 73 THROUGH 86, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the

surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

IMPORTANT

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

DATED this 17th day of June, 2022.

GREENSPOON MARDER LLP

TRADE CENTRE SOUTH, SUITE 700

100 WEST CYPRESS CREEK ROAD

FORT LAUDERDALE, FL 33309

Telephone: (954) 343 6273

Hearing Line: (888) 491-1120

Facsimile: (954) 343 6982

Email 1:

Karissa.Chin-Duncan@gmlaw.com

Email 2: gmforeclosure@gmlaw.com

By: Karissa Chin-Duncan, Esq.

Florida Bar No. 98472

32875.1668 / JDeleon-Colonna

June 24; July 1, 2022 22-01095P

SAVE TIME

E-mail your Legal Notice legal@businessobserverfl.com



Sarasota & Manatee counties
Hillsborough County | Pasco County
Pinellas County | Polk County
Lee County | Collier County
Charlotte County

Wednesday 2PM Deadline
Friday Publication

Business
Observer

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

Case No. 2022CA000966CAAXES **Truist Bank, successor by merger to SunTrust Bank** Plaintiff, vs.

Gregory W. Brown; Lisa D. Brown; Truist Bank, successor by merger to SunTrust Bank; Steams Bank National Association; Citrus Contracting, LLC; Plantation Palms Homeowners Association, Inc. Defendants.

TO: Gregory W. Brown Last Known Address: 23534 Gracewood Cir., Land O Lakes, FL 34639

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida:

LOT 971, PLANTATION PALMS PHASE 4A, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED

IN PLAT BOOK 49, PAGES 100 THROUGH 102, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before July 11, 2022, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530

Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

DATED ON June 15, 2022.

Nikki Alvarez-Sowles As Clerk of the Court By JR Sorrell As Deputy Clerk

Brock & Scott, PLLC., the Plaintiff's attorney 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL 33309 File # 22-FO0616 June 24; July 1, 2022 22-01055P

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

Case No.: 2022CA001042CAAXWS **FREEDOM MORTGAGE CORPORATION** PLAINTIFF, vs.

JONATHAN R. KASEL, STEPHANIE GOLD ET AL., DEFENDANTS.

TO: STEPHANIE GOLD Last Known Address: 4732 MILL RUN DRIVE, NEW PORT RICHEY, FL 34653

Current Residence: UNKNOWN TO: UNKNOWN SPOUSE OF STEPHANIE GOLD

Last Known Address: 4732 MILL RUN DRIVE, NEW PORT RICHEY, FL 34653

Current Residence: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

FIRST INSERTION

LOT 16, BLOCK D, MILL RUN PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGE(S) 100 THROUGH 102, INCLUSIVE, OF THE RECORDS OF PASCO COUNTY FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney Plaintiff, whose address is 2200 W. Commercial Blvd, Suite 103, Ft. Lauderdale, FL 33309 on or before 7/25/2022, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in THE BUSINESS OBSERVER C/O FLA) and file the original with the Clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you

are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this Notice of Action please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1- 800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.

WITNESS my hand and the seal of this Court this 20th day of June, 2022.

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Circuit Court By: Kelly Jeanne Symons As Deputy Clerk

22FL373-0564 June 24; July 1 2022 22-01063P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

Case No.: 2022CA001192CAAXES **U.S. BANK NATIONAL ASSOCIATION** Plaintiff, vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DANIEL MCGUINNESS, et al., Defendants.

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DANIEL MCGUINNESS Last Known Address: 36631 MONAHAN DR, ZEPHYRHILLS, FL 33541 Current Residence Unknown

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

PARCEL 1: THE NORTH 93 FEET OF THE EAST 150 FEET OF THE WEST 225 FEET OF TRACT 62, IN SECTION 16, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 1, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; SUBJECT TO RESTRICTIONS OF RECORD.

PARCEL 2: THE WEST 1 FEET OF THE NORTH 20 FEET OF THE WEST 124 FEET OF THE EAST 439 FEET OF THE NORTH 86 FEET OF TRACT 62, IN SECTION 16, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS, AS

PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 1, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A. Attorney for Plaintiff, whose address is P.O. BOX 771270, CORAL SPRINGS, FL 33077 on or before July 11, 2022, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court this ___ day of JUN 15 2022.

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Court By JR Sorrell As Deputy Clerk

DeCubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 22-00620 June 24; July 1, 2022 22-01056P

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No. 2021CA002204CAAXES **WELLS FARGO BANK, N.A.** Plaintiff, v.

THE UNKNOWN HEIRS, GRANTEEES, DEVEISEES, LIENORS, TRUSTEES, AND CREDITORS OF DOUGLAS H. WISECUP A/K/A DOUGLAS WISECUP, DECEASED; UNKNOWN TENANT 1; UNKNOWN TENANT 2; Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on March 14, 2022, and an Order Rescheduling Foreclosure sale entered on May 25, 2022, in this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq. - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, described as:

A PORTION OF PARCEL 31, UNIT 2, HEATHER PARK, AN UNRECORDED SUBDIVISION IN THE WEST 1/2 OF THE EAST 1/2 OF SECTION 25, TOWNSHIP 25 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: THE WEST 330.78 FEET OF THE EAST 992.34 FEET OF THE SOUTH 131.00 FEET OF THE NORTH 3291.80 FEET OF THE S 3/4 OF THE W 1/2 OF THE E 1/2 OF SECTION 25, TOWNSHIP 25 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA. SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE WEST 15.0 FEET THEREOF AND ACROSS THE NORTH 15.0 FEET THEREOF, AS RECORDED IN O.R. BOOK 743,

PAGE 739, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

TOGETHER WITH A 1999 MERIT DOUBLEWIDE MOBILE HOME ID NUMBER: FLHMBC94243856A AND FLHMBC94243856B. a/k/a 8122 HOBART DRIVE, ZEPHYRHILLS, FL 33540-5754

at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, on July 25, 2022, beginning at 11:00 AM.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext. 8110 (voice) in Dade City Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated at St. Petersburg, Florida this 21st day of June, 2022.

eXL Legal, PLLC Designated Email Address: efling@exlegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff Isabel López Rivera FL Bar: 1015906 1000007138 June 24; July 1, 2022 22-01094P

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

Case No.: 2022CC001727CCAXW **GARDENS OF BEACON SQUARE CONDOMINIUM ASSOCIATION, INC.** Plaintiff, vs.

THE UNKNOWN HEIRS, ET AL., Defendants.

TO: The Unknown Heirs, Beneficiaries, Deiveees, Grantees, Assignees, Lienors, Creditors,- Trustees And All Others Who May Claim An Interest In The Estate Of Vicki Jean Kaiser, Deceased, Tenant In Possession}, Tenant In Possession #2, And All Other Persons In Possession Of The Subject Real Property Whose Names Are Uncertain, 4210 Prince Place New Port Richey, Florida 34652

YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessments lien recorded on February 6, 2022, in Official Records Instrument #2022031428, in the Public Records of Pasco County, on the following property located in Hillsborough County, Florida.

ADDRESS: 4210 Prince Place.

LEGAL: Unit H, Building 1805, GARDENS OF BEACON SQUARE CONDOMINIUM, according to that certain Declaration of Condominium as recorded in Official Record Book 48, Page 663, and any amendments thereto, Public Records of Pasco County, Florida together with an undivided share in the common elements appurtenant thereto. Commonly referred to as: 4210 Prince Place,

New Port Richey, Florida 34652. A Foreclosure Complaint has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, GEORGE D. ROOT, III, Esquire, 109 S. Edison Avenue, Tampa, Florida 33606 on or before July 11, 2022 and file the original with the Clerk of this Court either before service upon the attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition:

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

DATED this 17th day of June, 2022.

Nichole "Nikki" Alvarez-Sowles As Clerk of Circuit Court by: JR Sorrell

Stockham Law Group, P.A. 109 S Edison Avenue Tampa, Florida 33606 June 24; July 1, 2022 22-01067P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR PASCO COUNTY

GENERAL CIVIL DIVISION Case No.: 2022-CA-559-ES **ASBEL ESTATES HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation,** Plaintiff, vs.

ESTATE OF FAYE. STRAUGHN; THE UNKNOWN HEIRS, DEVEISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST FAYE. STRAUGHN, DECEASED; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANTS, WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVEISEES, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN TENANT #1; and UNKNOWN TENANT #2 as unknown tenants in possession; AQUA FINANCE, INC.; LNVN FUNDING, LLC; UNIFUND CCR, LLC, Defendants.

TO: Estate of Fay E. Straughn 9530 Nathaniel Lane Land O Lakes, FL, 34638 THE UNKNOWN HEIRS, DEVEISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST FAYE. STRAUGHN, DECEASED 9530 Nathaniel Lane Land O Lakes, FL, 34638

ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANTS, WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES,

HEIRS, DEVEISEES, GRANTEEES, OR OTHER CLAIMANTS 9530 Nathaniel Lane Land O Lakes, FL, 34638

YOU ARE NOTIFIED that an action to enforce a lien on the following property in Pasco County, Florida:

Lot 4, Block 17, Asbel Estates Phase 3, according to the map or plat thereof, as recorded in Plat Book 69, Page(s) 39 through 52, inclusive, of the Public Records of Pasco County, Florida. Parcel I.D. No.: 21-25-18-0010-01700-0040 a.k.a. 9530 Nathaniel Lane has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Shannon L. Zetrouer, Esq., the Plaintiff's attorney, whose address is 4100 Central Avenue, St. Petersburg, FL 33711 on or before July 25, 2022, (no later than 30 days from the date of first publication of this notice of action), and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice. Publishing is to take place for two (2) consecutive weeks.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please Contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V), or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Signed on this June 15, 2022.

Nikki Alvarez-Sowles, Esq. CLERK OF THE CIRCUIT COURT BY: Kelly Jeanne Symons Deputy Clerk June 24; July 1, 2022 22-01069P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

Case No. 2022CA001059CAAXES **SELECT PORTFOLIO SERVICING, INC.,** Plaintiff, vs.

PAUL E. PIKE, JR.; CHERRI V.B. PIKE; UNKNOWN SPOUSE OF PAUL E. PIKE, JR.; UNKNOWN SPOUSE OF CHERRI V.B. PIKE; UNITED STATES OF AMERICA DEPARTMENT OF THE TREASURY; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)

To the following Defendant(s): PAUL E. PIKE, JR. (LAST KNOWN ADDRESS) 36929 BLANTON ROAD DADE CITY, FL 33523 UNKNOWN SPOUSE OF PAUL E. PIKE, JR. (LAST KNOWN ADDRESS) 36929 BLANTON ROAD DADE CITY, FL 33523

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 5 AND 6 JUNE'S ACRES SUBDIVISION IN THE SE 1/4 OF SE 1/4 OF SECTION 21 TOWNSHIP 24 SOUTH RANGE 21 EAST AS RECORDED IN PLAT BOOK 3 PAGE 140 OF THE PUBLIC RECORDS OF PASCO COUNTY FLORIDA. a/k/a 36929 BLANTON ROAD, DADE CITY, FLORIDA 33523

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane & Associates, P.A., Attorney for Plaintiff,

whose address is 8201 Peters Road, Suite 3000, Plantation, FLORIDA 33324 on or before JULY 11, 2022, a date which is within thirty (30) days after the first publication of this Notice in the BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order 2010-045 PA/PI-CIR "If you are a person with disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you the provision of certain assistance. Please contact Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) for proceedings in New Port Richey; (352) 521-4274, ext. 8110 (V) for proceedings in Dade City at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and the seal of this Court this 15th day of June, 2022.

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Court By JR Sorrell As Deputy Clerk

Submitted by: Kahane & Associates, P.A. 8201 Peters Road, Ste.3000 Plantation, FL 33324 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 21-00685 SPS June 24; July 1, 2022 22-01060P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA.

CIVIL DIVISION Case No. 2014CA004563CAAXWS **BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE ALTERNATIVE LOAN TRUST 2007-5CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-5CB,** PLAINTIFF, VS.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, GRANTEEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF ANTHONY MARINO A/K/A ANTHONY V. MARINO SR. A/K/A ANTHONY V. MARINO (DECEASED), ET AL. DEFENDANT(S).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVEISEES, GRANT-EEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF ANTHONY MARINO A/K/A ANTHONY V. MARINO SR. A/K/A ANTHONY V. MARINO (DECEASED) RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 12912 Solola Way, Trinity, FL 34655

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Pasco County, Florida:

LOT 25, TRINITY EAST PLAT, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 56, PAGE 2 THROUGH 15, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Trom-

berg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before July 25, 2022, or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Department at 727-847-8110 in New Port Richey or 352-521-4274, extension 8110 in Dade City or Pasco County Government Center, 7530 Little Road, New Port Richey, FL 34654 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation providers for information regarding transportation services.

DATED JUN 22 2022

Nikki Alvarez-Sowles, Esq., Clerk & Comptroller Clerk of the Circuit Court By: JR Sorrell As Deputy Clerk Tromberg, Morris & Poulin, PLLC Attorneys for Plaintiff 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, Our Case # 15-002921-FIHST June 24; July 1, 2022 22-01102P

FIRST INSERTION

NOTICE OF ACTION OF FORECLOSURE PROCEEDINGS-PROPERTY

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
Case #: 2022CA000991CAAXWS

DIVISION: J2
Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc. Plaintiff, -vs- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Daniel Schaffer a/k/a Daniel Jay Shaffer a/k/a Daniel J. Shaffer, Deceased, and All Other Persons Claiming by Through, Under, Against The Named Defendant (s): Aaron D. Schaffer; Shannon N. Povlich a/k/a Shannon Nicole Povlich a/k/a Shannon N. Shaffer; Unknown Spouse of Aaron D. Schaffer; Unknown Spouse of Shannon N. Povlich a/k/a Shannon Nicole Povlich a/k/a Shannon N. Shaffer; Unknown Parties in Possession #1; if living, and all Unknown Parties claiming by, through, under and against

the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Daniel Schaffer a/k/a Daniel Jay Shaffer a/k/a Daniel J. Shaffer, Deceased, and All Other Persons Claiming by Through, Under, Against The Named Defendant (s): LAST KNOWN ADDRESS: UNKNOWN
Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents

or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Pasco County, Florida, more particularly described as follows:

LOT 1370, HOLIDAY LAKE ESTATES, UNIT SIXTEEN, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 10, PAGE 128, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
more commonly known as 3207 Fairmount Drive, Holiday, FL 34691.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP, LLP, Attorneys for Plaintiff, whose address is 22424 North Federal Highway, Suite 360, Boca Raton, FL 33431, on or before July 25, 2022 and file the original with the clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

manded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator: 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on the 21st day of June, 2022.

Nikki Alvarez-Sowles, Esq.
Circuit and County Courts
By: Kelly Jeanne Symons
Deputy Clerk
LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff
2424 North Federal Highway,
Suite 260
Boca Raton, FL 33431
22-325900 FCO1 RFT
June 24; July 1, 2022 22-01097P

SUBSEQUENT INSERTIONS

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000017TDAXXX
NOTICE IS HEREBY GIVEN,
That ETC FOB BUDDIE 200314203,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:
Certificate #: 1711671
Year of Issuance: 06/01/2018
Description of Property:
31-26-16-0170-00000-4300
BUENA VISTA-2 PB 4 PG 108
LOT 430 OR 1993 PG 1835
Name(s) in which assessed:
ESTATE OF MARGUERITE S
KNIGHT
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.

June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01048P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000018TDAXXX
NOTICE IS HEREBY GIVEN,
That ETC FOB BUDDIE 200314203,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:
Certificate #: 1711673
Year of Issuance: 06/01/2018
Description of Property:
32-26-16-0010-00N00-0110
DIXIE GROVES ESTATES PB 6
PG 27 LOT 11 BLOCK N OR 9105
PG 2736
Name(s) in which assessed:
THOMAS MINSHALL
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.

June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01049P

SUBSEQUENT INSERTIONS

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000011TDAXXX
NOTICE IS HEREBY GIVEN,
That JESSICA J WHOBREY, the
holder of the following certificates has
filed said certificate for a tax deed to be
issued thereon. The certificate number
and year of issuance, the description of
property, and the names in which it was
assessed are as follows:

Certificate #: 1402575
Year of Issuance: 06/01/2015
Description of Property:
36-26-21-0020-00000-1250
CRYSTAL SPRINGS PB 2 PGS 4
& 5 LOTS 125 THRU 128 INCL
OR 4152 PG 426
Name(s) in which assessed:
JAMES F A GRAY
HEATH C M GRAY
HEATH CHARLES MASON
GRAY
ANISSA M CARTER GRAY
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01042P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000004TDAXXX
NOTICE IS HEREBY GIVEN,
That MIKON FINANCIAL SERVICES
INC AND OCEAN BANK, the holder of
the following certificates has filed said
certificate for a tax deed to be issued
thereon. The certificate number and
year of issuance, the description of
property, and the names in which it was
assessed are as follows:

Certificate #: 1702508
Year of Issuance: 06/01/2018
Description of Property:
22-26-21-0010-00000-0101
CHAIVA HTS PB 5 PG 102 N 136
FT LOT 10 EXCEPT THE EAST
5.00 FT THEREOF OR 8211 PG
441
Name(s) in which assessed:
GEORGE OWENS JR
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01035P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000010TDAXXX
NOTICE IS HEREBY GIVEN,
That MIKON FINANCIAL SERVICES
INC AND OCEAN BANK, the holder of
the following certificates has filed said
certificate for a tax deed to be issued
thereon. The certificate number and
year of issuance, the description of
property, and the names in which it was
assessed are as follows:

Certificate #: 1711128
Year of Issuance: 06/01/2018
Description of Property:
21-26-16-0040-00000-0822
ANCLOTE RIVER ACRES UNIT
2 PB 4 PG 69 NORTH 303 FT OF
LOT 82 OR 4289 PG 104
Name(s) in which assessed:
ULREICH FAMILY TRUST
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01041P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000012TDAXXX
NOTICE IS HEREBY GIVEN,
That GRIFFIN HARE CAPITOL LLC,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:

Certificate #: 1710705
Year of Issuance: 06/01/2018
Description of Property:
17-26-16-0580-00000-1761
SPRING LAKE ESTATES UNIT
THREE PB 9 PG 168 WEST 10.00
FT OF LOT 176 OR 9675 PG 202
Name(s) in which assessed:
US BANK NA TRUSTEE
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01043P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO.: 2022-CP-000605
DIVISION: X
IN RE: ESTATE OF
LOUIS CARL CURRIE
Deceased.

The name of the decedent, the designation of the court in which the administration of this estate is pending, and the file number are indicated above. The address of the court is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmatured, contingent or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with the court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 17, 2022.

Personal Representative:
Michele Currie Navakas
701 W. Chestnut Street, Apt. 6
Oxford, OH 45056
Attorney of Personal Representative:
Christopher D. Breton, Esq.
Florida Bar No. 98888
The Breton Law Firm
425 Lithia Pinecrest Road
Brandon, FL 33511
Tel: (831) 381-4052
Primary: chris@BretonLawFirm.com
Secondary:
Office@BretonLawFirm.com
June 17, 24, 2022 22-01021P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY,
FLORIDA
PROBATE DIVISION
IN RE: ESTATE OF
BARBEL MACKER SCHREIBER
FILE NO.
512022CP000587CPAXWS

The administration of the estate of BARBEL MACKER SCHREIBER, deceased, whose date of death was October 13, 2020; File Number 512022CP-000587CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34656. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is: June 17, 2022.

DAVID W. ST. HILAIRE
Personal Representative
2840 W. Bay Dr, Ste 184
Belleair Bluffs, FL 33770
s/ Jeidy L. Beltran
JEIDY L. BELTRAN, ESQ.
Florida Bar No. 1028577
Hitchock Law Group
635 Court Street, Suite 202
Clearwater, Florida 33756
(727) 223-3644 / (727) 223-3479 Fax
Jeidy@hitchocklawyer.com
Attorney for Petitioner
June 17, 24, 2022 22-01025P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000005TDAXXX
NOTICE IS HEREBY GIVEN,
That MIKON FINANCIAL SERVICES
INC AND OCEAN BANK, the holder of
the following certificates has filed said
certificate for a tax deed to be issued
thereon. The certificate number and
year of issuance, the description of
property, and the names in which it was
assessed are as follows:

Certificate #: 1702942
Year of Issuance: 06/01/2018
Description of Property:
05-26-20-0000-00500-0021
W 1.50 ACRES OF EAST 5 ACRES
OF S1/2 OF N1/2 OF SW1/4 OF
NE1/4 OF SEC 5 SUBJECT TO
INGRESS-EGRESS EASEMENT
OVER SOUTH 15 FT THEREOF;
TOGETHER WITH INGRESS-
EGRESS EASEMENT OVER
EAST 15 FT OF S1/2 OF SW1/4
OF NE1/4 OF SEC 5 SUBJECT TO
UTILITY EASEMENT OVER
SOUTH 20.00 FT THEREOF
PER OR 8520 PG 336 OR 3194
PG 1934
Name(s) in which assessed:
JERRY GLEN BENSON
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01036P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000006TDAXXX
NOTICE IS HEREBY GIVEN,
That MIKON FINANCIAL SERVICES
INC AND OCEAN BANK, the holder of
the following certificates has filed said
certificate for a tax deed to be issued
thereon. The certificate number and
year of issuance, the description of
property, and the names in which it was
assessed are as follows:

Certificate #: 1706899
Year of Issuance: 06/01/2018
Description of Property:
23-24-16-0300-00000-0080
SUNNYDALE UNREC PLAT
LOT 8 BEING A SUB OF LOT 8
BLOCK 7 GULF COAST ACRES
UNIT 2 PB 5 PG 85 DESC AS
COM AT A POINT ON NORTH
LINE OF LOT 8 LYING N89DG
55' 20"E 214.35 FT FROM
PLATTED NW COR OF LOT
8 TH N89DG 55' 20"E 50 FT
TH S00DG 04' 40"E 78.96 FT
TH S89DG 55' 20"W 50 FT
TH S00DG 04' 40"E 78.96 FT
TH S89DG 55' 20"W 50 FT TH
N00DG 04' 40"W 78.96 FT TO
POB; TOGETHER WITH PER-
PETUAL EASEMENT FOR IN-
GRESS & EGRESS OR 3848 PG
1018
Name(s) in which assessed:
JOHN R BETZ
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01037P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000008TDAXXX
NOTICE IS HEREBY GIVEN,
That MIKON FINANCIAL SERVICES
INC AND OCEAN BANK, the holder of
the following certificates has filed said
certificate for a tax deed to be issued
thereon. The certificate number and
year of issuance, the description of
property, and the names in which it was
assessed are as follows:

Certificate #: 1706903
Year of Issuance: 06/01/2018
Description of Property:
23-24-16-0300-00000-0220
SUNNYDALE UNREC REPLAT
OF LOT 8 BLK 7 GULF COAST
ACS UNIT 2 PB 5 PG 85 COM
AT A POINT ON NORTH LINE
OF SAID LOT 8 LYING N89DG
55' 20"E 564.35 FT FROM NW
COR OF SAID LOT 8 FOR POB
TH N89DG 55' 20"E 50 FT TH
S00DG 04' 40"E 78.96 FT TH
S89DG 55' 20"W 50 FT TH
N00DG 04' 40"W 78.96 FT TO
POB AKA LOT 22 SLY 15 FT
THEREOF RESERVED FOR
ROAD R/W; TOGETHER WITH
A PERPETUAL EASEMENT
FOR INGRESS & EGRESS OR
5098 PG 1786
Name(s) in which assessed:
JOHN R BETZ
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01039P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX000013TDAXXX
NOTICE IS HEREBY GIVEN,
That GRIFFIN HARE CAPITOL LLC,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:

Certificate #: 1701473
Year of Issuance: 06/01/2018
Description of Property:
01-26-21-0010-01000-0000
ZEPHYRHILLS COLONY COM-
PANY LANDS PB 1 PG 55 IN-
GRESS AND EGRESS R/W LY-
ING IN TRACTS 7 & 10 OF SEC
1 DESC AS COM AT SE COR OF
SAID TRACT 10 TH NORTH
ALG EAST BDY THEREOF 150
FT FOR POB TH S89DG 01'W
647.37 FT TO WEST BDY OF
SAID TRACT 10 TH NORTH
ALG SAID WEST BDY 15 FT
TH N89DG 01'E 85.23 FT TH
NORTH 15 FT TH N89DG 01'E
432 FT TH NORTH 300 FT
TH S89DG 01'W 432.68 FT TH
NORTH 15 FT TH N89DG 01'E
83.85 FT TH NORTH 15.00 FT
TH N89DG 01' 545.71 FT TH
SOUTH 330 FT TH N89DG 01'E
100 FT TH SOUTH 30 FT TO
POB OR 437 PG 255
Name(s) in which assessed:
ESTATE OF DAVID B DUNGAN
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01044P



Do I need to register my business' name?

Yes. The "fictitious name" or "dba" you register must be advertised at least once in a newspaper that is located within the county where your principal place of business is located prior to conducting business in the state of Florida.

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

To publish your legal notice call:
941-906-9386

SUBSCRIBE TO THE BUSINESS OBSERVER

Call: (941) 362-4848 or go to: www.businessobserverfl.com

Business
Observer

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512022CP000398CPAXWS IN RE: ESTATE OF RICHARD A METZKES, Deceased.

The administration of the estate of RICHARD A METZKES, Deceased, whose date of death was July 11, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd Ste 106, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

VIRGINIA METZKES, Personal Representative
 Attorney for Personal Representative: Scott R. Buga y, Esquire
 Florida Bar No. 5207
 Citicentre, Suite P600
 290 NW 165th Street
 Miami FL 33169
 Telephone: (305) 956-9040
 Fax: (305) 945-2905
 Primary Email: Scott@srblawyers.com
 Secondary Email: angelica@srblawyers.com
 June 17, 24, 2022 22-01022P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.: 51-2022-CP-0873-WS IN RE: ESTATE OF SAMUEL JACK COLWELL a/k/a SAMUEL J. COLWELL Deceased.

The administration of the estate of Samuel Jack Colwell a/k/a Samuel J. Colwell, deceased, whose date of death was April 4, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

Personal Representative: Michelle L. Alberson
 9220 Yellow Lake Drive
 New Port Richey, Florida 34654
 Attorney for Personal Representative: Ryan A. Doddridge, Esq.
 Attorney
 Florida Bar Number: 74728
 WILLIAMS & DODDRIDGE PA
 6337 Grand Boulevard
 New Port Richey, Florida 34652
 Telephone: (727) 846-8500
 Fax: (727) 848-2814
 E-Mail: ryan@FLProbateTrustLaw.com
 Secondary E-Mail: stacey@FLProbateTrustLaw.com
 June 17, 24, 2022 22-01027P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-798 IN RE: ESTATE OF SHARON C. IMPASTATO-HAMRELL, a/k/a SHARON HAMRELL, Deceased.

The administration of the estate of SHARON C. IMPASTATO-HAMRELL, a/k/a SHARON HAMRELL, deceased, whose date of death was July 25, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

DAVID M. HAMRELL, Personal Representative
 39427 Comstock Lane
 Zephyrhills, FL 33540
 DAVID F. WILSEY
 Attorney for Personal Representative
 Florida Bar No. 0652016
 Fisher and Wilsey, PA
 1000 16th Street North
 St. Petersburg, FL 33705-1147
 Telephone: 727-898-1181
 Email: dwilsey@fisher-wilsey-law.com
 Secondary: gmccauley@fisher-wilsey-law.com
 June 17, 24, 2022 22-01024P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION Case No: 51-2022-CP-000407-AXES IN RE: The Estate Of STEVEN J. PATRICK, Deceased.

The administration of the Estate of Steven J. Patrick deceased, whose date of death was January 26, 2022, is pending in the Circuit Court of the Sixth Judicial Circuit, Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, FL 33523. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

Personal Representative: Thomas J. Anderson
 26 Brown Ave.
 Manchester, NH 03101-0958
 Personal Representative
 Attorney for Personal Representative: Kara E. Hardin, Esquire
 KARA HARDIN, P.L.
 P.O. Box 2979
 Zephyrhills, Florida 33539
 Phone: (813) 788-9994
 Fax: (813) 783-7405
 FBN: 623164
 Kara_Hardin_PA@msn.com
 Attorney for Personal Representative
 June 17, 24, 2022 22-01053P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512022CP000847CPAXWS Division 1/J IN RE: ESTATE OF NANCY B. KRANZ AKA NANCY BETH KRANZ Deceased.

The administration of the estate of NANCY B. KRANZ aka NANCY BETH KRANZ, deceased, whose date of death was April 14, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

Personal Representative: MARY KAY THOMPSON
 4256 Raccoon Loop
 New Port Richey, Florida 34653
 Attorney for Personal Representative: BARBARA A. EPSTEIN, ESQ.
 Attorney
 Florida Bar Number: 917265
 BARBARA A. EPSTEIN & ASSOCIATES, P.A.
 P.O. Box 847
 New Port Richey, Florida 34656-0847
 Telephone: (727) 845-8433
 Fax: (727) 475-9822
 E-Mail: barbeps@msn.com
 Secondary E-Mail: maryellen.leone@gmail.com
 June 17, 24, 2022 22-01023P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2022-CP-000572-WS IN RE: ESTATE OF BURTON G. HECKER Deceased.

The administration of the estate of BURTON G. HECKER, deceased, whose date of death was March 13, 2022, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P. O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

Personal Representative: ROBERTA CHANEY
 10015 Trinity Blvd., Suite 101
 Trinity, FL 34655
 Attorney for Personal Representative: DAVID J. WOLLINKA
 Attorney
 Florida Bar Number: 608483
 WOLLINKA & WOLLINKA, ATTORNEYS AT LAW
 10015 TRINITY BLVD., SUITE 101
 TRINITY, FL 34655
 Telephone: (727) 937-4177
 Fax: (727) 478-7007
 E-Mail: pleadings@wollinka.com
 Secondary E-Mail: jamie@wollinka.com
 June 17, 24, 2022 22-01052P

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO. 51-2018-CA-1286-ES SADDLEBROOK RESORT CONDOMINIUM ASSOCIATION, INC. Plaintiff, vs. TIMOTHY JAY WILLIAMS, JOHN DOE AND JANE DOE AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN, Defendants.

Notice is hereby given that pursuant to the Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Pasco County, Florida, described as:

Unit 926C AND 928C, Cluster 9, SADDLEBROOK CONDOMINIUM NO. 3, According to the Declaration thereof as recorded in O.R. Book 1167, page 578 through 658 and Third Amendment thereto as recorded in O.R. Book 1353, page 1400 and amendments thereto and as further described in Plat Book 1, page 10 together with a non-exclusive easement for ingress and egress over and across the land described in O.R. Book 821, page 1006 and in O.R. Book 839, page 1763, inclusive of the Public Records of Pasco County, Florida; together with an undivided interest in the common elements appurtenant thereto

at public sale, to the highest and best bidder for cash, at www.pasco.realforeclose.com at 11:00 a.m., on the 7th day of July, 2022.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

DATED this 8th day of June, 2022.
 FRISCIA & ROSS, P.A.
 Brenton J. Ross, Esquire
 Florida Bar #0012798
 5550 W. Executive Drive, Suite 250
 Tampa, Florida 33609
 (813) 286-0888 / (813) 286-0111 (FAX)
 Attorneys for Plaintiff
 June 17, 24, 2022 22-01016P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP000786CPAXES IN RE: ESTATE OF JOHN GAVULA Deceased.

The administration of the estate of JOHN GAVULA, deceased, whose date of death was June 23, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 17, 2022.

Personal Representative: Gail T. Newman
 31804 Tally Ho Lane
 Wesley Chapel, Florida 33543
 Attorney for Personal Representative: Denise A. Welter, Esquire
 Attorney for Personal Representative
 Florida Bar Number: 585769
 Denise A. Welter, P.A.
 2521 Windguard Circle, Suite 101
 Wesley Chapel, FL 33544
 Telephone: (813) 929-7300
 E-Mail: daw@jowanna.com
 Secondary E-Mail: service@jowanna.com
 June 17, 24, 2022 22-01026P

SECOND INSERTION

Notice of Application for Tax Deed 2022XX000007TDAXXX

NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1707291
 Year of Issuance: 06/01/2018
 Description of Property:
 34-24-16-0050-00000-0220
 GARDEN TERRACE UNIT 1 PB 7 PG 23 LOTS 22 & 23
 Name(s) in which assessed:
 JASON BRESEMAN

All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on July 21, 2022 at 10:00 am.
 June 06, 2022
 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller
 By: Susannah Hennessy Deputy Clerk
 June 17, 24; July 1, 8, 2022 22-01038P

FOURTH INSERTION

NOTICE OF SHERIFF'S SALE

Notice is hereby given that pursuant to a Writ of Execution issued in Hillsborough County Civil court, court of Hillsborough county, Florida on the 3rd day of January, 2022, in the cause wherein GROW FINANCIAL FEDERAL CREDIT UNION, was Plaintiff, and DILMA TAVARES DIAZ, was Defendant, being case number 21CC081683/M in said Court.

I, Chris Nocco, as Sheriff of Pasco county, Florida have levied upon all the right, title, and interest of the defendant, DILMA TAVARES DIAZ, in and to the following described property, to wit:

ONE GRAY 2018 HYUNDAI ELANTRA, VIN# 5NPD74LF5JH295363
 I shall offer this property for sale "AS IS" on Thursday, June 28, 2022 at 10:00 AM, or as soon thereafter as possible, at Crockett's Towing, 13601 US 41, Spring Hill, Florida 34610 in the County of Pasco, State of Florida. I will offer for sale all of the Defendant's right, title, and interest in aforesaid property at public outcry and will sell the same, subject to all prior liens, encumbrances, and judgments, if any, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above-described execution.

CHRIS NOCCO, as Sheriff
 Pasco County, Florida
 By: Cpl David Peltz Deputy Sheriff
 June 3, 10, 17, 24, 2022 22-00962P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2020-CA-000384 NAVY FEDERAL CREDIT UNION, Plaintiff, vs. THOMAS E JOHNSTON, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 27, 2022 in Civil Case No. 2020-CA-000384 of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein NAVY FEDERAL CREDIT UNION is Plaintiff and THOMAS E JOHNSTON, et al., are Defendants, the Clerk of Court, NIKKI ALVAREZ-SOWLES, ESQ., will sell to the highest and best bidder for cash electronically at www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 11th day of July, 2022 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 4, BLOCK 3, STONEGATE PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 56, PAGE 41 THROUGH 63, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this (describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.
 /s/ Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 110 SE 6th Street, Suite 2400
 Fort Lauderdale, FL 33301
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 0146803
 6884133
 20-00715-2
 June 17, 24, 2022 22-01020P

SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2021-CC-004110-WS HOLIDAY TRUST, INC., Plaintiff, vs. JAMES J. MCGREGOR and UNKNOWN TENANT(S), Defendants.

Notice is hereby given that pursuant to the Order Setting Foreclosure Sale entered on May 18, 2022, and the Uniform Final Judgment of Foreclosure entered on May 12, 2022, in the case pending in the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, Case No. 2021-CC-004110-WS, the Clerk of the Court, Pasco County, shall sell the property situated in said county, described as:

LOT(S) 10 AND 11, BLOCK 4, THE HOLIDAY CLUB, UNIT 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 31, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 Property Address: 13833 Vacation Lane, Odessa, Florida 33556
 at public sale, to the highest and best bidder for cash at 11:00 a.m. on July 11, 2022. The sale shall be conducted online at http://www.pasco.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.
 If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Department, Pasco County Government Center, 7530 Little Road, New Port Richey, Florida 34654, Phone (727)847-8110 (voice) in New Port Richey, (352)521-4274, ext. 8110 (voice) in Dade City, or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.
 Dated this 14th day of June, 2022.
 RABIN PARKER GURLEY, P.A.
 28059 U.S. Highway 19 North, Suite 301
 Clearwater, Florida 33761
 Telephone: (727)475-5535
 Facsimile: (727)723-1131
 For Electronic Service: pleadings@rpglaw.com
 Counsel for Plaintiff
 By: /s/ John D. Kimbrough III
 Monique E. Parker,
 Florida Bar No.: 0669210
 Bennett L. Rabin,
 Florida Bar No.: 0394580
 Adam C. Gurley,
 Florida Bar No.: 112519
 John D. Kimbrough III,
 Florida Bar No.: 1018111
 10417-007
 June 17, 24, 2022 22-01017P

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com
 Business Observer

SECOND INSERTION

Notice of Application for Tax Deed
2022XX00009TDAXXX

NOTICE IS HEREBY GIVEN,
THAT MIKON FINANCIAL SERVICES
INC AND OCEAN BANK, the holder of
the following certificates has filed said
certificate for a tax deed to be issued
thereon. The certificate number and
year of issuance, the description of
property, and the names in which it was
assessed are as follows:
Certificate #: 1710008
Year of Issuance: 06/01/2018
Description of Property:
06-26-16-0010-00000-0810
GREEN KEY ESTS PB 6 PG 57
LOT 81 OR 8206 PG 1706
Name(s) in which assessed:
JOHN ICKERINGILL
SEAN PATRICK ONEIL
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01040P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX00015TDAXXX

NOTICE IS HEREBY GIVEN,
THAT ETC FOB BUDDIE 200314203,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:
Certificate #: 1710023
Year of Issuance: 06/01/2018
Description of Property:
06-26-16-0030-00000-0880
EDGEWATER GARDENS UNIT
1 PB 6 PG 96 LOT 88 OR 9731 PG
0580
Name(s) in which assessed:
TRUST #4841
MARYNELYS AVILA TRUSTEE
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01046P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX00016TDAXXX

NOTICE IS HEREBY GIVEN,
THAT ETC FOB BUDDIE 200314203,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:
Certificate #: 1710513
Year of Issuance: 06/01/2018
Description of Property:
16-26-16-051A-00000-0960
VIRGINIA CITY UNIT 1 PB 10
PG 139 LOT 96 OR 8591 PG 777
Name(s) in which assessed:
KYLE LEE NEWSOM
ESTATE OF NANCY M
NEWSOM
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01047P

SECOND INSERTION

Notice of Application for Tax Deed
2022XX00014TDAXXX

NOTICE IS HEREBY GIVEN,
THAT ETC FOB BUDDIE 200314203,
the holder of the following certificates
has filed said certificate for a tax deed
to be issued thereon. The certificate
number and year of issuance, the
description of property, and the names
in which it was assessed are as follows:
Certificate #: 1705645
Year of Issuance: 06/01/2018
Description of Property:
09-25-17-0010-00K00-0690
MOON LAKE ESTATES UNIT
1 PB 4 PGS 72-73 LOTS 69 & 70
BLOCK K OR 7483 PG 1690 OR
9517 PG 3415
Name(s) in which assessed:
ROBERT EMRICK
All of said property being in the County
of Pasco, State of Florida
Unless such certificate shall be
redeemed according to the law, the
property described in such certificate
shall be sold to the highest bidder
online at <http://pasco.realtaxdeed.com>,
on July 21, 2022 at 10:00 am.
June 06, 2022
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Susannah Hennessy
Deputy Clerk
June 17, 24; July 1, 8, 2022
22-01045P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT
OF THE SIXTH JUDICIAL
CIRCUIT IN AND FOR
PASCO COUNTY,
FLORIDA
CASE NO.:
2019CA003520CAAXWS
WILMINGTON SAVINGS FUND
SOCIETY FSB, AS TRUSTEE FOR
STANWICH MORTGAGE LOAN
TRUST I,
Plaintiff, vs.
CHARLENE JONES; UNKNOWN
SPOUSE OF CHARLENE JONES;
UNKNOWN TENANT 1;
UNKNOWN TENANT 2
Defendant(s).
NOTICE IS HEREBY GIVEN THAT
SALE WILL BE MADE PURSUANT TO A Final
Judgment. Final Judgment was
awarded on May 18, 2022 in Civil
Case No. 2019CA003520CAAXWS,
of the Circuit Court of the SIXTH
Judicial Circuit in and for Pasco
County, Florida, wherein, WILM-
INGTON SAVINGS FUND SOCIETY
FSB, AS TRUSTEE FOR STAN-
WICH MORTGAGE LOAN TRUST
I is the Plaintiff, and CHARLENE
JONES is the Defendant.
The Clerk of the Court, Nikki
Alvarez-Sowles, Esq. will sell to the
highest bidder for cash at www.pasco.realforeclose.com on July 18,
2022 at 11:00:00 AM EST the fol-
lowing described real property as set
forth in said Final Judgment, to wit:
LOT 563 & THE WEST 1/2 OF
LOT 564 OF PROPOSED PLAT
OF PALM TERRACE GAR-
DENS UNIT TWO, ACCORD-
ING TO THE PROPOSED
PLAT RECORDED IN OFFI-
CIAL RECORDS BOOK 628,
PAGE 756, TOGETHER WITH
RIGHTS OF INGRESS AND
EGRESS OVER STREETS
DEDICATED BY DOCU-
MENTS RECORDED IN OF-
FICIAL RECORDS BOOK 618,

PAGE 212, OF THE PUBLIC
RECORDS OF PASCO COUN-
TY, FLORIDA.
Any person claiming an interest in
the surplus from the sale, if any, other
than the property owner as of the date
of the lis pendens must file a claim
before the clerk reports the surplus as
unclaimed.
IMPORTANT
AMERICANS WITH DISABILITIES
ACT: If you are a person with a dis-
ability who needs an accommoda-
tion in order to participate in this
proceeding, you are entitled, at no
cost to you, to the provision of cer-
tain assistance. Please contact: Pub-
lic Information Dept., Pasco County
Government Center, 7530 Little Rd.,
New Port Richey, FL 34654; Phone:
727.847.8110 (voice) in New Port
Richey, 352.521.4274, ext 8110 (voice)
in Dade City, Or 711 for the hearing
impaired. Contact should be initiated
at least seven days before the sched-
uled court appearance, or immedi-
ately upon receiving this notification
if the time before the scheduled ap-
pearance is less than seven days. The
court does not provide transportation
and cannot accommodate such re-
quests. Persons with disabilities need-
ing transportation to court should
contact their local public transporta-
tion providers for information regard-
ing transportation services.
Dated this 13 day of June, 2022.
ALDRIDGE PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue
Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
By: Digitally signed by
Zachary Ullman
Date: 2022-06-13 13:36:51
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepite.com
1184-1138B
June 17, 24, 2022 22-01050P

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
Case No.: 2019-CA-000901
AMERICAN MOMENTUM BANK,
Plaintiff, v.
LAPORTE INVESTMENT
HOLDINGS, INC. d/b/a SIGN
EFFEX, WAYNE M. LAPORTE,
KIMBERLY K. LAPORTE,
DEPARTMENT OF TREASURY -
INTERNAL REVENUE SERVICE,
STATE OF FLORIDA,
DEPARTMENT OF REVENUE,
OREN K. DOWDY, STONEGATE
OF PASCO HOMEOWNERS'
ASSOCIATION, INC., and
UNKNOWN TENANT(S) IN
POSSESSION,
Defendants.
NOTICE IS HEREBY GIVEN pur-
suant to the Partial Summary Final
Judgment of Foreclosure (Count V)
(the "Final Judgment"), dated April
21, 2022, and entered in Case No.
2019-CA-000901 of the Circuit Court
of the Tenth Judicial Circuit in and for
Polk County, Florida wherein AMER-
ICAN MOMENTUM BANK is Plain-
tiff and LAPORTE INVESTMENT
HOLDINGS, INC. d/b/a SIGN EF-
FEX, WAYNE M. LAPORTE, KIM-
BERLY K. LAPORTE, DEPART-
MENT OF TREASURY-INTERNAL
REVENUE SERVICE, STATE OF
FLORIDA-DEPARTMENT OF
REVENUE, OREN K. DOWDY, and
STONEGATE OF PASCO HOME-
OWNERS' ASSOCIATION, INC. are
Defendants, the Clerk of the Circuit
Court, Polk County, Florida, Stacy M.
Butterfield, CPA, will sell to the high-
est and best bidder for cash at www.pasco.realforeclose.com, the Clerk's
website for online auctions, at 10:00
AM on the 20th day of July 2022, the
following described property as set
forth in said Final Judgment to wit:
Lot 18, Block 3, STONEGATE
PHASE 1, as per plat thereof, re-
corded in Plat Book 56, Page 41,
of the Public Records of Pasco
County, Florida.
Property address:
3135 Marble Crest Drive,
Land o' Lakes, Florida 34638
Parcel ID No.:
23-26-18-0080-00300-0180
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
lis pendens must file a claim before the
clerk reports the surplus as unclaimed.
If you are a person with a disability
who needs an accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact the Office of the Court Admin-
istrator at 255 North Broadway Avenue,
Bartow, FL 33830, (863) 534-4686
at least 7 days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than 7 days; if you are hearing or voice
impaired, call 711 to reach the Telecom-
munications Relay Service.
Attorney for Plaintiff:
Casey R. Lennox
Lennox Law, P.A.
P.O. Box 20505
Tampa, FL 33622
Phone: (813) 831-3800
Fax: (813) 749-9456
E-mail: clennox@lennoxlaw.com
June 17, 24, 2022 22-01015P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
CASE NO.: 2021CA002523CAAXES
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK, SUCCESSOR
INDENTURE TRUSTEE TO
JPMORGAN CHASE BANK, N.A.,
AS INDENTURE TRUSTEE ON
BEHALF OF THE NOTEHOLDERS
OF THE CWHEQ INC., CWHEQ
REVOLVING HOME EQUITY
LOAN TRUST, SERIES 2006-D,
Plaintiff, vs.
IVAN VALENZUELA; UNKNOWN
SPOUSE OF IVAN VALENZUELA
UNKNOWN TENANT #1;
UNKNOWN TENANT #2
Defendant(s).
NOTICE IS HEREBY GIVEN THAT
SALE WILL BE MADE PURSUANT TO AN Order
or Final Judgment. Final Judgment was
awarded on June 2, 2022 in Civil
Case No. 2021CA002523CAAXES,
of the Circuit Court of the SIXTH
Judicial Circuit in and for Pasco County,
Florida, wherein, THE BANK OF NEW
YORK MELLON FKA THE BANK OF
NEW YORK, SUCCESSOR INDEN-
TURE TRUSTEE TO JPMORGAN
CHASE BANK, N.A., AS INDENTURE
TRUSTEE ON BEHALF OF THE
NOTEHOLDERS OF THE CWHEQ
INC., CWHEQ REVOLVING HOME
EQUITY LOAN TRUST, SERIES
2006-D is the Plaintiff, and IVAN VA-
LENZUELA; UNKNOWN SPOUSE
OF IVAN VALENZUELA N/K/A AN-
GELA VALENZUELA; UNKNOWN
TENANT #1 N/K/A JILLIANN
AGUDELO are Defendants.
The Clerk of the Court, Nikki
Alvarez-Sowles, Esq. will sell to the
highest bidder for cash at www.pasco.realforeclose.com on July 19, 2022 at
11:00:00 AM EST the following de-
scribed real property as set forth in
said Final Judgment, to wit:
CONDOMINIUM UNIT 2-104,
THE BELMONT AT RYALS
CHASE CONDOMINIUM,
TOGETHER WITH AN UN-
DIVIDED INTEREST IN THE
COMMONELEMENTS, AC-

CORDING TO THE DECLAR-
ATION OF CONDOMINIUM
THEREOF RECORDED IN
OFFICIAL RECORD BOOK
6561, PAGE 416, AS AMENDED
FROM TIME TO TIME, OF
THE PUBLIC RECORDS OF
PASCO COUNTY, FLORIDA.
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
lis pendens must file a claim before the
clerk reports the surplus as unclaimed.
IMPORTANT
AMERICANS WITH DISABILITIES
ACT: If you are a person with a dis-
ability who needs an accommoda-
tion in order to participate in this
proceeding, you are entitled, at no
cost to you, to the provision of cer-
tain assistance. Please contact: Pub-
lic Information Dept., Pasco County
Government Center, 7530 Little
Rd., New Port Richey, FL 34654;
Phone: 727.847.8110 (voice) in New
Port Richey, 352.521.4274, ext 8110
(voice) in Dade City, Or 711 for the
hearing impaired. Contact should be
initiated at least seven days before
the scheduled court appearance, or
immediately upon receiving this noti-
fication if the time before the sched-
uled appearance is less than seven
days. The court does not provide
transportation and cannot accom-
modate such requests. Persons with
disabilities needing transportation
to court should contact their local
public transportation providers for
information regarding transportation
services.
Dated this 13 day of June, 2022.
ALDRIDGE PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue
Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
By: Digitally signed by
Zachary Ullman
Date: 2022-06-13 13:12:34
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepite.com
1092-11415B
June 17, 24, 2022 22-01051P

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE
6th JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
CASE: 2022CC000528
TIMBER OAKS COMMUNITY
SERVICES ASSOCIATION, INC., a
not-for-profit Florida corporation,
Plaintiff, vs.
UNKNOWN SPOUSE, HEIRS,
BENEFICIARIES, DEVISEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES, AND
ALL OTHERS WHO MAY CLAIM
AN INTEREST IN THE ESTATE
OF DAVID W. CULVERWELL,
DECEASED; AND UNKNOWN
TENANT(S),
Defendants.
NOTICE IS HEREBY GIVEN that,
pursuant to the Final Judgment en-
tered in this cause, in the County Court
of Pasco County, Florida, Nikki Alvarez-
Sowles, Clerk of Court, will sell all the
property situated in Pasco County, Flor-
ida described as:
Lot 68, TIMBER OAKS UNIT
8, according to the Plat thereof
as recorded in Plat Book 17, Page
100 - 103, of the Public Records of
Pasco County, Florida, and any
subsequent amendments to the
aforesaid.
A/K/A 8105 Merrimac Drive,
Port Richey, FL 34668
at public sale, to the highest and best
bidder, for cash, via the Internet at
www.pasco.realforeclose.com at 11:00
A.M. on July 8, 2022
IF THIS PROPERTY IS SOLD AT
PUBLIC AUCTION, THERE MAY BE
ADDITIONAL MONEY FROM THE
SALE AFTER PAYMENT OF PERSONS

WHO ARE ENTITLED TO BE PAID
FROM THE SALE PROCEEDS PURSU-
ANT TO THIS FINAL JUDGMENT.
IF YOU ARE A SUBORDINATE
LIENHOLDER CLAIMING A
RIGHT TO FUNDS REMAINING
AFTER THE SALE, YOU MUST
FILE A CLAIM WITH THE CLERK
NO LATER THAN 60 DAYS AFTER
THE SALE. IF YOU FAIL TO FILE A
CLAIM, YOU WILL NOT BE ENTI-
TLED TO ANY REMAINING FUNDS.
If you are a person with a disability
who needs an accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact the Public Information Dept.,
Pasco County Government Center, 7530
Little Rd., New Port Richey, FL 34654;
(727) 847-8110 (V) in New Port Richey;
(352) 521-4274, ext 8110 (V) in Dade
City, at least 7 days before your sched-
uled court appearance, or immediately
upon receiving this notification if the
time before the scheduled appearance is
less than 7 days; if you are hearing im-
paired call 711. The court does not pro-
vide transportation and cannot accom-
modate for this service. Persons with
disabilities needing transportation to
court should contact their local public
transportation providers for informa-
tion regarding transportation services.
MANKIN LAW GROUP
By: BRANDON K. MULLIS, ESQ.
Attorney for Plaintiff
E-Mail:
Service@MankinLawGroup.com
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
(727) 725-0559
June 17, 24, 2022 22-01019P

SECOND INSERTION

NOTICE OF RESCHEDULED SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF
THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.:
51-2010-CA-001973-CAAX-WS
U.S. BANK, NATIONAL
ASSOCIATION, AS SUCCESSOR
TRUSTEE TO BANK OF AMERICA,
N.A., AS SUCCESSOR TO LASALLE
BANK, N.A., AS TRUSTEE FOR
THE MERRILL LYNCH FIRST
FRANKLIN MORTGAGE LOAN
TRUST, MORTGAGE LOAN
ASSET-BACKED CERTIFICATES,
SERIES 2007-4,
Plaintiff, vs.
FRISCIA, CHARLES, et al,
Defendant(s).
NOTICE IS HEREBY GIVEN Pursuant
to an Order Rescheduling Foreclosure
Sale dated March 8, 2022, and entered
in Case No. 51-2010-CA-001973-
CAAX-WS of the Circuit Court of the
Sixth Judicial Circuit in and for Pasco
County, Florida in which U.S. Bank, Na-
tional Association, As Successor Trustee
To Bank Of America, N.A., As Successor
To Lasalle Bank, N.A., As Trustee For
The Merrill Lynch First Franklin Mort-
gage Loan Trust, Mortgage Loan Asset-
backed Certificates, Series 2007-4, is
the Plaintiff and Charles Friscia, CACH,
LLC, Kelly Lee Hilton, are defendants,
the Pasco County Clerk of the Circuit
Court will sell to the highest and best
bidder for cash in/on online at www.pasco.realforeclose.com, Pasco County,
Florida at 11:00 am on the July 7, 2022
the following described property as set
forth in said Final Judgment of Fore-
closure:
COMMENCING AT THE
SOUTHWEST CORNER OF THE
NORTHWEST ONE FOURTH
OF SECTION 28 TOWNSHIP
24 SOUTH RANGE 17 EAST
PASCO COUNTY FLORIDA GO
THENCE SOUTH 89 DEGREES
57 MINUTES 59 SECONDS
EAST ALONG THE SOUTH
LINE OF SAID NORTHWEST
ONE FOURTH A DISTANCE OF
1676.01 FEET TO THE POINT
OF BEGINNING CONTINUE

THENCE SOUTH 89 DEGREES
57 MINUTES 59 SECONDS
EAST A DISTANCE OF 264.00
FEET THENCE NORTH 00 DE-
GREE 02 MINUTES 01 SECOND
EAST A DISTANCE OF 635.00
FEET THENCE NORTH 89 DE-
GREES 57 MINUTES 59 SEC-
ONDS WEST A DISTANCE OF
635.00 FEET TO THE POINT
OF BEGINNING ALSO KNOWN
AS TRACT 802 IN THE HIGH-
LANDS VI
A/K/A 12314 PHYLLIS LN, HUD-
SON, FL 34669
Any person claiming an interest in the
surplus from the sale, if any, other than
the property owner as of the date of the
Lis Pendens must file a claim before the
clerk reports the surplus as unclaimed.
If you are a person with a disability
who needs an accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact:
Public Information Dept., Pasco
County Government Center, 7530 Little
Rd., New Port Richey, FL 34654
Phone: 727.847.8110 (voice) in New
Port Richey or 352.521.4274, ext 8110
(voice) in Dade City or 711 for the hear-
ing impaired.
Contact should be initiated at least
seven days before the scheduled court
appearance, or immediately upon re-
ceiving this notification if the time be-
fore the scheduled appearance is less
than seven days.
The court does not provide trans-
portation and cannot accommodate
such requests. Persons with disabilities
needing transportation to court should
contact their local public transportation
providers for information regarding
transportation services.
Dated this 09 day of June, 2022.
ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
By: Is Justin Swosinski
Florida Bar #96533
Justin Swosinski, Esq.
CT - 14-147599
June 17, 24, 2022 22-01014P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
6TH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CASE NO.:
2019CA003977CAAXWS
BANKUNITED N.A.,
Plaintiff, v.
YRISLEYDI LAFFITA PELEGRIN;
UNKNOWN SPOUSE OF
YRISLEYDI LAFFITA PELEGRIN;
GULF COAST ACRES TOWNSHIP,
FLORIDA; ALL UNKNOWN
PARTIES CLAIMING INTERESTS
BY, THROUGH, UNDER OR
AGAINST A NAMED DEFENDANT
TO THIS ACTION, OR HAVING OR
CLAIMING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE
PROPERTY HEREIN DESCRIBED;
UNKNOWN TENANT #1;
UNKNOWN TENANT #2,
Defendants.
NOTICE IS HEREBY GIVEN pursuant
to an Order dated June 6, 2022 entered
in Civil Case No. 2019CA003977CAAX-
WS in the Circuit Court of the 6th Ju-
dicial Circuit in and for Pasco County,
Florida, wherein BANKUNITED N.A.,
Plaintiff and YRISLEYDI LAFFITA
PELEGRIN; UNKNOWN SPOUSE
OF YRISLEYDI LAFFITA PELEGRIN;
GULF COAST ACRES TOWNSHIP,
FLORIDA; UNKNOWN TENANT #1
N/K/A VICTOR GUTIERREZ; UN-
KNOWN TENANT #2 N/K/A MAR-
LESZ CASTILLO are defendants, Nikki
Alvarez-Sowles, Clerk of Court, will sell
the property at public sale at www.pasco.realforeclose.com beginning at 11:00
AM on July 6, 2022 the following de-
scribed property as set forth in said Final
Judgment, to-wit:

MORE FULLY DESCRIBED AS
FOLLOWS: COMMENCE AT
THE PLATTED SOUTHWEST
CORNER OF LOT 8, BLOCK 7,
GULF COAST ACRES, UNIT 2,
AS SHOWN ON A PLAT RE-
CORDED IN PLAT BOOK 5,
PAGE 85, OF THE PUBLIC RE-
CORDS OF PASCO COUNTY,
FLORIDA, AND RUN THENCE
NORTH 89 DEGREES 55' 20"
EAST, 41.59 FEET TO THE EX-
ISTING EASTERLY RIGHT-OF-
WAY OF U.S. HIGHWAY NO. 19
(S. R. NO. 55, SECTION 14030);
THENCE NORTH 39 DEGREES
37' 00" EAST, 89.62 FEET,
ALONG SAID RIGHT-OF-WAY,
TO A POINT OF BEGINNING
AND RUN THENCE NORTH 89
DEGREES 55' 20" EAST, 1277.88
FEET TO A POINT LYING 3
FEET WESTERLY OF THE
WESTERLY EDGE OF DIAGO-
NAL ROAD; THENCE NORTH
39 DEGREES 37' 00" EAST, 25.99
FEET PARALLEL WITH SAID
DIAGONAL ROAD; THENCE
SOUTH 89 DEGREES 55' 20"
WEST, 1277.88 FEET TO SAID
EASTERLY RIGHT-OF-WAY OF
U.S. HIGHWAY 19; THENCE
SOUTH 39 DEGREES 37' 00"
WEST, 25.99 FEET, ALONG
SAID U.S. HIGHWAY NO. 19, TO
THE POINT OF BEGINNING.
Property Address: 8419 Sunny-
dale Drive, Hudson, FL 34667
ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM BEFORE THE
CLERK REPORTS THE SURPLUS AS
UNCLAIMED.
THE COURT, IN ITS DISCRETION,
MAY ENLARGE THE TIME OF THE
SALE. NOTICE OF THE CHANGED
TIME OF SALE SHALL BE PUB-
LISHED AS PROVIDED HEREIN
If you are a person with a disability
who needs an accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact the Public Information Dept.,
Pasco County Government Center, 7530
Little Rd., New Port Richey, FL 34654;
(727) 847-8110 (V) in New Port Richey;
(352) 521-4274, ext 8110 (V) in Dade
City, at least 7 days before your sched-
uled court appearance, or immediately
upon receiving this notification if the
time before the scheduled appearance is
less than 7 days; if you are hearing im-
paired call 711. The court does not pro-
vide transportation and cannot accom-
modate for this service. Persons with
disabilities needing transportation to
court should contact their local public
transportation providers for informa-
tion regarding transportation services.
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
ltrealprop@kelleykronenberg.com
/s/ Jason M. Vanslette
Jason M Vanslette, Esq.
FBN: 92121
File No: CMF1901-JMV
June 17, 24, 2022 22-01018P