

POLK COUNTY LEGAL NOTICES

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-002417-0000XX
IN RE: ESTATE OF
AURELIA M. HESTERBERG,
DECEASED.
The administration of the estate of
Aurelia M. Hesterberg, deceased,
whose date of death was September 29,
2019, is pending in the Circuit Court for
Polk County, Florida, Probate Division,
the address of which is 255 N. Broad-
way, Bartow, Florida 33830. The name
and address of the personal representa-
tive and the personal representative's
attorney are set forth below.
All creditors of the decedent and
other persons having claims or de-
mands 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 DATE 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 de-
mands against decedent's estate, must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.
ALL CLAIMS NOT SO 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 July 15, 2022.
Personal Representative:
William D. Roth
1650 17th Street, NW
Winter Haven, Florida 33881
Attorney for Personal Representative:
Alan J. Mittelman, Esquire
Florida Bar No. 0619681
Spector Gadon Rosen Vinci P.C.
1635 Market Street, 7th Floor
Philadelphia, PA 19103
Telephone No. 215-241-8912
3575975-1
July 15, 22, 2022 22-01098K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-2272
IN RE: ESTATE OF
VERNAL DEPASS BECKFORD,
DECEASED.
The administration of the estate of
VERNAL DEPASS BECKFORD, de-
ceased, whose date of death was Octo-
ber 5, 2021, is pending in the Circuit
Court for Polk County, Florida, Probate
Division, the address of which is 255 N.
Broadway Avenue, Bartow, FL 33830.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.
All creditors of the decedent and oth-
er 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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 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 SEC-
TION 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: July 15, 2022.
LOIS BECKFORD
Personal Representative
PO Box 384
Fort Meade, FL 33841
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
July 15, 22, 2022 22-01081K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT OF
THE STATE OF FLORIDA IN AND
FOR POLK COUNTY,
FLORIDA
PROBATE DIVISION
2022-CP-002061
IN RE: ESTATE OF
LETTA J. BURDEN
DECEASED.
The administration of the estate of
LETTA J. BURDEN deceased, whose
date of death was April 13, 2019, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 North Broad-
way Avenue, Bartow, Florida 33830.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.
All creditors of the decedent and
other persons having claims or de-
mands 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 PUBLI-
CATION OF THIS NOTICE OR 30
DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE
ON THEM.
All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 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 SEC-
TION 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 July 15, 2022.
Personal Representative:
Robert D. King,
4430 Park Blvd.
Pinellas Park, Florida 33781
Attorney for Personal Representative:
Robert D. King, Esq.
Florida Bar No. 89104
The King Firm, PA
4430 Park Blvd.
Pinellas Park, Florida 33781
July 15, 22, 2022 22-01083K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No 2022-CP-002275-0000-XX
IN RE: ESTATE OF
NORMA CANELAS ROTH,
DECEASED.
The administration of the estate of
Norma Canelas Roth, deceased, whose
date of death was April 25, 2022, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 N. Broadway,
Bartow, Florida 33830. The name and
address of the personal representative
and the personal representative's attor-
ney are set forth below.
All creditors of the decedent and oth-
er persons having claims or de-
mands 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 DATE 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 de-
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file their claims with this court WITH-
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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 July 15, 2022.
Personal Representative:
William D. Roth
1650 17th Street NW
Winter Haven, FL 33881
Attorney for Personal Representative:
Alan J. Mittelman, Esquire
Florida Bar No. 0619681
Spector Gadon Rosen Vinci P.C.
1635 Market Street, 7th Floor
Philadelphia, PA 19103
Telephone No. 215-241-8912
3567554-1
July 15, 22, 2022 22-01080K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-2144
IN RE: ESTATE OF
PEDRO LUIS DULANTO ARBULU,
DECEASED.
The administration of the estate of
PEDRO LUIS DULANTO ARBULU,
deceased, whose date of death was
September 23, 2021, is pending in the
Circuit Court for Polk County, Florida,
Probate Division, the address of which
is 255 N. Broadway Avenue, Bartow,
FL 33830. The names and addresses
of the personal representative and the
personal representative's attorney are
set forth below.
All creditors of the decedent and oth-
er 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
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MORE AFTER THE DECEDENT'S
DATE OF DEATH IS BARRED.
The date of first publication of this
notice is July 15, 2022.
Personal Representative
Pedro Reynaldo Dulanto
720 South Saddle Creek Road
Lakeland, FL 33801
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
July 15, 22, 2022 22-01079K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022CP0023630000XX
IN RE: ESTATE OF
RICHARD FARKAS, A/K/A
RICHARD W. FARKAS, A/K/A
RICHARD W. FARKAS, SR.
DECEASED.
The administration of the estate of
Richard Farkas, A/K/A Richard W.
Farkas, A/K/A Richard W. Farkas, Sr.,
deceased, whose date of death was Feb-
ruary 8, 2022, is pending in the Circuit
Court for Polk County, Florida, Probate
Division, the address of which is P.O.
Box 9000, Drawer CC-4, Bartow, FL
33831. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.
All creditors of the decedent and oth-
er 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
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BARRED.
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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 July 15, 2022.
Personal Representative:
Richard Farkas, Jr.
435 Durango Loop
Davenport, Florida 33897
Attorney for Personal Representative:
Jim Loncarski, Attorney
Florida Bar Number: 528811
Law Offices of
Joseph F. Pippen, Jr. & Assoc., PL
1920 East Bay Drive
Largo, Florida 33771
Telephone: (727) 586-3306 x 116
Fax: (727) 585-4209
E-Mail: Jim@attypip.com
Secondary E-Mail: Suzie@attypip.com
July 15, 22, 2022 22-01078K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No. 532022CP0018960000XX
IN RE: ESTATE OF
ALMA REBA MESKNES
a/k/a ALMA R. MESKNES,
DECEASED.
The administration of the estate of
ALMA REBA MESKNES a/k/a ALMA
R. MESKNES, deceased, whose date of
death was May 10, 2022, is pending in
the Circuit Court for Polk County, Flor-
ida, Probate Division, the address of
which is 255 N. Broadway Ave., Bartow,
FL 33830. The names and addresses
of the personal representative and the
personal representative's attorney are
set forth below.
All creditors of the decedent and oth-
er 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
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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 July 15, 2022.
MELISSA ANN HAMMER
Personal Representative
512 Poppell Drive
Lakeland, FL 33813
James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
July 15, 22, 2022 22-01097K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 532022CP0018960000XX
IN RE: ESTATE OF
ALMA REBA MESKNES
a/k/a ALMA R. MESKNES,
DECEASED.
The administration of the estate of
ALMA REBA MESKNES a/k/a ALMA
R. MESKNES, deceased, whose date of
death was May 10, 2022, is pending in
the Circuit Court for Polk County, Flor-
ida, Probate Division, the address of
which is 255 N. Broadway Ave., Bartow,
FL 33830. The names and addresses
of the personal representative and the
personal representative's attorney are
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The date of first publication of this
notice is July 15, 2022.
MELISSA ANN HAMMER
Personal Representative
512 Poppell Drive
Lakeland, FL 33813
James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
July 15, 22, 2022 22-01097K

SAVE TIME - EMAIL YOUR LEGAL NOTICES
Sarasota County • Manatee County • Hillsborough County • Charlotte County
Pinellas County • Pasco County • Polk County • Lee County
Collier County • Orange County
legal@businessobserverfl.com
Wednesday 2pm Deadline for Friday Publication | Wednesday 10am for Thursday Publication in Orange County

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-002099
Division Probate
IN RE: ESTATE OF
ALVIN JOSEPH DALEY
DECEASED.
The administration of the estate of
Alvin Joseph Daley, deceased, whose
date of death was April 13, 2022, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 North Broad-
way Avenue, Bartow, Florida 33830-
3912. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.
All creditors of the decedent and
other persons having claims or de-
mands 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
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CATION OF THIS NOTICE OR 30
DAYS AFTER THE DATE OF SER-
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and other persons having claims or de-
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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: July 15, 2022.
PEDRO REYNALDO DULANTO
Personal Representative
720 South Saddle Creek Road
Lakeland, FL 33801
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
July 15, 22, 2022 22-01079K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022CP0023630000XX
IN RE: ESTATE OF
RICHARD FARKAS, A/K/A
RICHARD W. FARKAS, A/K/A
RICHARD W. FARKAS, SR.
DECEASED.
The administration of the estate of
Richard Farkas, A/K/A Richard W.
Farkas, A/K/A Richard W. Farkas, Sr.,
deceased, whose date of death was Feb-
ruary 8, 2022, is pending in the Circuit
Court for Polk County, Florida, Probate
Division, the address of which is P.O.
Box 9000, Drawer CC-4, Bartow, FL
33831. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.
All creditors of the decedent and oth-
er 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
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OF 3 MONTHS AFTER THE TIME
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DATE OF DEATH IS BARRED.
The date of first publication of this
notice is July 15, 2022.
Personal Representative:
Richard Farkas, Jr.
435 Durango Loop
Davenport, Florida 33897
Attorney for Personal Representative:
Jim Loncarski, Attorney
Florida Bar Number: 528811
Law Offices of
Joseph F. Pippen, Jr. & Assoc., PL
1920 East Bay Drive
Largo, Florida 33771
Telephone: (727) 586-3306 x 116
Fax: (727) 585-4209
E-Mail: Jim@attypip.com
Secondary E-Mail: Suzie@attypip.com
July 15, 22, 2022 22-01078K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No. 532022CP0018960000XX
IN RE: ESTATE OF
ALMA REBA MESKNES
a/k/a ALMA R. MESKNES,
DECEASED.
The administration of the estate of
ALMA REBA MESKNES a/k/a ALMA
R. MESKNES, deceased, whose date of
death was May 10, 2022, is pending in
the Circuit Court for Polk County, Flor-
ida, Probate Division, the address of
which is 255 N. Broadway Ave., Bartow,
FL 33830. The names and addresses
of the personal representative and the
personal representative's attorney are
set forth below.
All creditors of the decedent and oth-
er persons having claims or demands
against decedent's estate, on whom
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notice is July 15, 2022.
MELISSA ANN HAMMER
Personal Representative
512 Poppell Drive
Lakeland, FL 33813
James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
July 15, 22, 2022 22-01097K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-002099
Division Probate
IN RE: ESTATE OF
ALVIN JOSEPH DALEY
DECEASED.
The administration of the estate of
Alvin Joseph Daley, deceased, whose
date of death was April 13, 2022, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 North Broad-
way Avenue, Bartow, Florida 33830-
3912. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.
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The date of first publication of this
notice is: July 15, 2022.
PEDRO REYNALDO DULANTO
Personal Representative
720 South Saddle Creek Road
Lakeland, FL 33801
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
July 15, 22, 2022 22-01079K

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-002099
Division Probate
IN RE: ESTATE OF
ALVIN JOSEPH DALEY
DECEASED.
The administration of the estate of
Alvin Joseph Daley, deceased, whose
date of death was April 13, 2022, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 North Broad-
way Avenue, Bartow, Florida 33830-
3912. The names and addresses of the
personal representative and the per-
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The date of first publication of this
notice is: July 15, 2022.
PEDRO REYNALDO DULANTO
Personal Representative
720 South Saddle Creek Road
Lakeland, FL 33801
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
July 15, 22, 2022 22-01079K

FIRST INSERTION
RAINBOW TITLE & LIEN, INC.
3389 Sheridan Street, PMB 221
Hollywood, FL 33021
(954) 920-6020
NOTICE OF SALE
Rainbow Title & Lien, Inc. will sell
at Public Sale at Auction the follow-
ing vehicles to satisfy lien pursuant to
Chapter 713.78 of the Florida Statutes
on August 11, 2022 at 10 A.M.
\* AUCTION WILL OCCUR WHERE
EACH VEHICLE IS LOCATED \*
2002 BMW,
VIN# WBABS53422JU93818
Located at: 4824 US HIGHWAY 92
EAST, LAKELAND, FL 33805 Polk
Any person(s) claiming any
interest(s) in the above vehicles con-
tact: Rainbow Title & Lien, Inc., (954)
920-6020
\* ALL AUCTIONS ARE HELD
WITH RESERVE \*
Some of the vehicles may have
been released prior to auction
LIC # AB-0001256
July 15, 2022 22-01099K

FIRST INSERTION
Notice Under Fictitious Name Law
Pursuant to Section 865.09,
Florida Statutes
NOTICE IS HEREBY GIVEN that
the undersigned, desiring to engage in
business under the fictitious name of
ONE CALL AWAY LAWN CARE AND
LANDSCAPING : Located at 1193 Mat-
tie Pointe Blvd : Polk County in the City
of Auburndale : Florida, 33823-3751
intends to register the said name with
the Division of Corporations of the
Florida Department of State, Tallahas-
see, Florida.
Dated at Auburndale Florida, this
July day of 07, 2022
MCGOUGH JASON JAVONNE
July 15, 2022 22-01088K

FIRST INSERTION
Notice is hereby given that PUG RES-
CUE OF FLORIDA, INC., OWNER,
desiring to engage in business under
the fictitious name of PUG RESCUE
OF FLORIDA AND GEORGIA located
at 1852 CREEKS VISTA BLVD, LAKE-
LAND, FLORIDA 33810 intends to
register the said name in POLK county
with the Division of Corporations, Flor-
ida Department of State, pursuant to
section 865.09 of the Florida Statutes.
July 15, 2022 22-01089K

OFFICIAL
COURT HOUSE
WEBSITES:
MANATEE COUNTY:
manateeclerk.com
SARASOTA COUNTY:
sarasotaclerk.com
CHARLOTTE COUNTY:
charlotte.realforeclose.com
LEE COUNTY:
leeclerk.org
COLLIER COUNTY:
collierclerk.com
HILLSBOROUGH COUNTY:
hillsclerk.com
PASCO COUNTY:
pasco.realforeclose.com
PINELLAS COUNTY:
pinellasclerk.org
POLK COUNTY:
polkcountyclerk.net
ORANGE COUNTY:
orangeclerk.com
Check out your notices on:
floridapublicnotices.com
Business Observer
LV10245

FIRST INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-002099
Division Probate
IN RE: ESTATE OF
ALVIN JOSEPH DALEY
DECEASED.
The administration of the estate of
Alvin Joseph Daley, deceased, whose
date of death was April 13, 2022, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 North Broad-
way Avenue, Bartow, Florida 33830-
3912. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.
All creditors of the decedent and
other persons having claims or de-
mands 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 PUBLI-
CATION OF THIS NOTICE OR 30
DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE
ON THEM.
All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court WITH-
IN 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 SEC-
TION 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 July 15, 2022.
Personal Representative:
Lorna C. Daley
5908 Baroncrest Drive
Arlington, Texas 76018
Attorney for Personal Representative:
Kristine L. Tucker
E-mail Addresses:
Kristine@Coughlanslaw.com
Florida Bar No. 115378
Coughlan's Law, PLLC
5104 North Orange Blossom Trail,
Suite 224
Orlando, Florida 32810
Telephone: (407) 440-1911
July 15, 22, 2022 22-01082K

FIRST INSERTION
Notice Under Fictitious Name Law
Pursuant to Section 865.09,
Florida Statutes
NOTICE IS HEREBY GIVEN that the
undersigned, desiring to engage in busi-
ness under the fictitious name of The
Golden Brush Painting located at 2732
Cleveland Heights Blvd, in the County
of Polk, in the City of Lakeland, Florida
33803 intends to register the said name
with the Division of Corporations of the
Florida Department of State, Tallahas-
see, Florida.
Dated at Lakeland, Florida, this 12th
day of July, 2022 .
THE TREJO ORGANIZATION CORP.
July 15, 2022 22-01104K

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
Mermaids & Magical Dreams Vacation
Villa located at 618 Brunello Drive in
the City of Davenport, Polk County, FL
33897 intends to register the said name
with the Division of Corporations of
the Department of State, Tallahassee,
Florida.
Dated this 7th day of July, 2022.
Angela McDaniel
July 15, 2022 22-01090K

FIRST INSERTION
Notice is hereby given that TERESA K
TRICE, OWNER, desiring to engage
in business under the fictitious name
of CUSTOM CARE INSURANCE
PRO'S located at 304 E PINE ST,
#1098, LAKELAND, FLORIDA 33810
intends to register the said name in
POLK county with the Division of
Corporations, Florida Department of
State, pursuant to section 865.09 of the
Florida Statutes.
July 15, 2022 22-01105K

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
LV10261



OFFICIAL  
COURTHOUSE  
WEBSITES:

- MANATEE COUNTY:  
manateeclerk.com
- SARASOTA COUNTY:  
sarasotaclerk.com
- CHARLOTTE COUNTY:  
charlotte.realforeclose.com
- LEE COUNTY:  
leeclerk.org
- COLLIER COUNTY:  
collierclerk.com
- HILLSBOROUGH COUNTY:  
hillsclerk.com
- PASCO COUNTY:  
pasco.realforeclose.com
- PINELLAS COUNTY:  
pinellasclerk.org
- POLK COUNTY:  
polkcountyclerk.net
- ORANGE COUNTY:  
myorangeclerk.com

Check out your notices on: [floridapublicnotices.com](http://floridapublicnotices.com)

Business  
Observer

LV10253

FIRST INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TENTH JUDICIAL CIRCUIT IN AND  
FOR POLK COUNTY, FLORIDA.  
CIVIL DIVISION  
CASE NO.  
532021CA002890000000

LAKEVIEW LOAN  
SERVICING, LLC,  
Plaintiff, vs.  
WILLIE J. MILES, JR.; CITY OF  
POLK CITY, FLORIDA; KENNETH  
LAMAR SMITH; FREDERICK  
GENE SMITH; UNKNOWN  
SPOUSE OF FREDERICK GENE  
SMITH; CHARLENE MARIA  
MILES; 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 pursu-  
ant to an Order or Summary Final  
Judgment of foreclosure dated June  
24, 2022, and entered in Case No.  
532021CA002890000000 of the  
Circuit Court in and for Polk County,  
Florida, wherein LAKEVIEW LOAN  
SERVICING, LLC is Plaintiff and WIL-  
LIE J. MILES, JR.; CITY OF POLK  
CITY, FLORIDA; KENNETH LAMAR  
SMITH; FREDERICK GENE SMITH;  
UNKNOWN SPOUSE OF FRED-  
ERICK GENE SMITH; CHARLENE  
MARIA MILES; UNKNOWN TEN-  
ANT NO. 1; UNKNOWN TENANT  
NO. 2; and ALL UNKNOWN PAR-  
TIES CLAIMING INTERESTS BY,  
THROUGH, UNDER OR AGAINST A  
NAMED DEFENDANT TO THIS AC-  
TION, OR HAVING OR CLAIMING  
TO HAVE ANY RIGHT, TITLE OR IN-  
TEREST IN THE PROPERTY HERE-  
IN DESCRIBED, are Defendants,  
STACY M. BUTTERFIELD, Clerk of  
the Circuit Court, will sell to the highest  
and best bidder for cash online at [www.  
polk.realforeclose.com](http://www.polk.realforeclose.com), 10:00 a.m., on  
July 29, 2022, the following described  
property as set forth in said Order or Fi-  
nal Judgment, to-wit:

LOT 20 AND A PORTION OF  
LOT 21, BLOCK 91, AMEND-  
ED MAP OF POLK CITY, AC-  
CORDING TO THE MAP OR

PLAT THEREOF AS RECORD-  
ED IN PLAT BOOK 24, PAGE 1,  
PUBLIC RECORDS OF POLK  
COUNTY, FLORIDA; SAID  
PORTION OF LOT 21 BEING  
MORE PARTICULARLY DE-  
SCRIBED AS: BEGINNING AT  
THE NORTHEAST CORNER  
OF SAID LOT 20 AND RUN-  
NING NORTH ALONG THE  
EAST LINE OF SAID LOT 21,  
A DISTANCE OF 25.0 FEET;  
THENCE WESTERLY 151.87  
FEET TO THE NORTHWEST  
CORNER OF SAID LOT 20,  
THENCE EASTERLY ALONG  
THE NORTHERLY LOT LINE  
OF SAID LOT 20 TO THE  
POINT OF BEGINNING.

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 PUBLISHED AS PRO-  
VIDED HEREIN.

If you are a person with a disability  
who needs any accommodation in or-  
der 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  
Administrator, 255 N. Broadway Av-  
enue, Bartow, Florida 33830, (863)  
534-4686, at least 7 days before your  
scheduled court appearance, or im-  
mediately upon receiving this notifi-  
cation if the time before the sched-  
uled appearance is less than 7 days;  
if you are hearing or voice impaired,  
call 711.

DATED July 7, 2022.  
By: /s/ Ian Dolan  
Ian C. Dolan  
Florida Bar No.: 757071  
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](mailto:answers@dallegal.com)  
1463-180400 / VMR  
July 15, 22, 2022 22-01074K

FIRST INSERTION

NOTICE OF SALE  
IN THE CIRCUIT COURT OF THE  
TENTH JUDICIAL CIRCUIT IN AND  
FOR POLK COUNTY, FLORIDA  
CIVIL DIVISION

Case #: 2018-CA-004712  
DIVISION: 11

U.S. Bank National Association  
as trustee for Lehman XS Trust  
Mortgage Pass-Through Certificates,  
Series 2007-15N  
Plaintiff, -vs.-

Marc John Cox; Angela P.  
Cox; Watersong Homeowners  
Association, Inc.; Unknown Parties  
in Possession #1, if living, and all  
Unknown Parties claiming by,  
through, under and against the  
above named Defendant(s) who  
are not known to be dead or alive,  
whether said Unknown Parties  
may claim an interest as Spouse,  
Heirs, Devisees, Grantees, or Other  
Claimants; Unknown Parties in  
Possession #2, if living, and all  
Unknown Parties claiming by,  
through, under and against the  
above named Defendant(s) who  
are not known to be dead or alive,  
whether said Unknown Parties  
may claim an interest as Spouse,  
Heirs, Devisees, Grantees, or Other  
Claimants  
Defendant(s).

NOTICE IS HEREBY GIVEN pursu-  
ant to order rescheduling foreclosure  
sale or Final Judgment, entered in  
Civil Case No. 2018-CA-004712 of  
the Circuit Court of the 10th Judi-  
cial Circuit in and for Polk County,  
Florida, wherein U.S. Bank National  
Association as trustee for Lehman  
XS Trust Mortgage Pass-Through  
Certificates, Series 2007-15N, Plaintiff  
and Marc John Cox are defendant(s),  
I, Clerk of Court, Stacy M. Butter-  
field, will sell to the highest and

best bidder for cash at [www.polk.  
realforeclose.com](http://www.polk.<br/>realforeclose.com) at 10:00 A.M. on  
August 19, 2022, the following de-  
scribed property as set forth in said  
Final Judgment, to-wit:

LOT 61, OF WATERSONG  
PHASE ONE, ACCORDING TO  
THE PLAT THEREOF, AS RE-  
CORDED IN PLAT BOOK 135,  
AT PAGE(S) 45 THROUGH 52,  
INCLUSIVE, OF THE PUBLIC  
RECORDS OF POLK COUNTY,  
FLORIDA.

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 NO LATER  
THAN THE DATE THAT THE  
CLERK REPORTS THE FUNDS AS  
UNCLAIMED.

If you are a person with a disability  
who needs any accommodation in or-  
der 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  
Administrator, 255 N. Broadway Av-  
enue, Bartow, Florida 33830, (863)  
534-4686, at least 7 days before your  
scheduled court appearance, or im-  
mediately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than 7 days; if you  
are hearing or voice impaired, call  
711.

Submitted By:  
ATTORNEY FOR PLAINTIFF:  
LOGS LEGAL GROUP LLP  
2424 North Federal Highway,  
Suite 360  
Boca Raton, Florida 33431  
(561) 998-6700  
(561) 998-6707  
18-316517 FC01 CXE  
July 15, 22, 2022 22-01091K



SAVE  
TIME

E-mail your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

LV10177



FIRST INSERTION

Notice of Public Hearing and Board of Supervisors Meeting  
of the City Center Community Development District

The Board of Supervisors (the “**Board**”) of the City Center Community Development District (the “**District**”) will hold a public hearing and a meeting on Tuesday August 9, 2022, at 1:00 p.m. at the Ramada Inn, 43824 Highway 27, Davenport, Florida 33837.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District’s fiscal year 2022-2023 proposed budget and the proposed levy of its annually recurring non-ad valorem special assessments for operation and maintenance to fund the items described in the proposed budget (the “**O&M Assessments**”).

At the conclusion of the public hearing, the Board will, by resolution, adopt a final budget, provide for the levy, collection, and enforcement of the O&M Assessments, and certify an assessment roll. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it.

A copy of the proposed budget, preliminary assessment roll, and the agenda may be viewed on the District’s website at least 2 days before the meeting <https://www.citycentercdd.org/>, or may be obtained by contacting the District Manager’s office via phone at (321) 263-0132 extension 193.

The table below presents the proposed schedule of the O&M Assessments. Amounts are preliminary and subject to change at the meeting and in any future year.

NET O&M BUDGET	\$415,551.00
COLLECTION COSTS	\$13,404.87
EARLY PAYMENT DISCOUNT	\$17,873.16
GROSS O&M ASSESSMENT	\$446,829.03

CDD USE	O&M ASSESSMENT
RETAIL (per sq.ft.)	\$0.51
MULTI-FAMILY (per unit)	\$174.89

The O&M Assessments (in addition to debt assessments, if any) will appear on November 2022 Polk County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

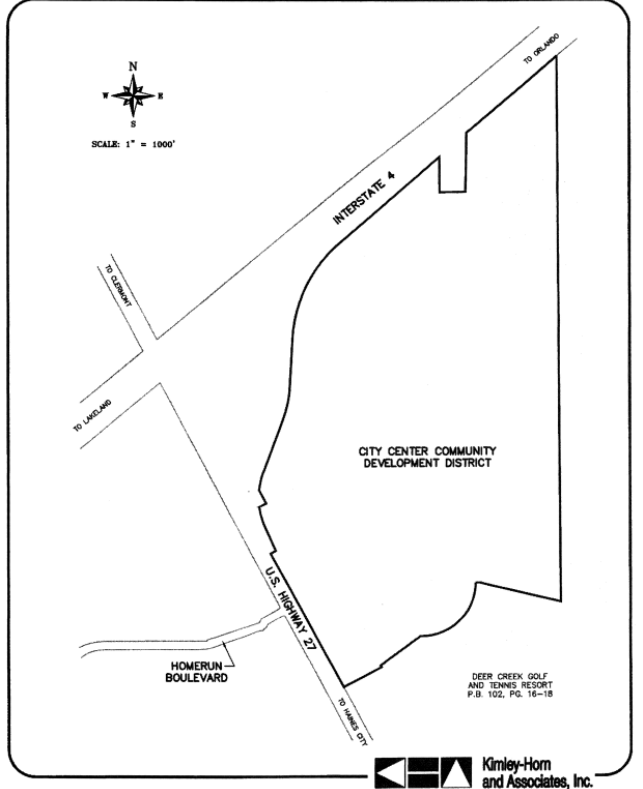
The County Tax Collector will collect the assessments for all lots and parcels within the District. Alternatively, the District may elect to directly collect its assessments in accordance with Chapter 190, Florida Statutes. Failure to pay the District’s assessments will cause a tax certificate to be issued against the property which may result in a loss of title or a foreclosure action to be filed against the property. All affected property owners have the right to appear at the public hearing and to file written objections with the District within 20 days of publication of this notice.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone. The public may attend the meeting at the Ramada Inn or by conference line. Please check the District’s website at <https://parishplantationcdd.com/> <https://www.citycentercdd.org/> prior to the public hearing/meeting date for the call in number in order to attend via the conference line.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager’s office at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager’s office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or 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.

David McInnes  
District Manager



July 15, 2022 22-01085K

FIRST INSERTION	FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes	Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ViewFromHere located at 2123 Calabria Avenue, in the County of Polk, in the City of Davenport, Florida 33897 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.	NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of MARCO'S PIZZA : Located at PO Box 588 : Polk County in the City of Needham Heights : Florida, 10/31/94 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Davenport, Florida, this 8th day of July, 2022. ViewFromHere LLC	Dated at Needham Heights Florida, this July day of 07, 2022 MPZ TARPON LLC
July 15, 2022 22-01086K	July 15, 2022 22-01087K

FIRST INSERTION	FIRST INSERTION	FIRST INSERTION
Notice of Foreclosure Sale IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.: 2021CC002711 JUDGE: KEVIN M. KOHL BE A MAN BUY LAND, LLC, a Florida limited liability company Plaintiff, v. URLICH GRUDE, UNKNOWN SPOUSE OF URLICH GRUDE AND UNKNOWN TENANT(S) IN POSSESSION, IF ANY, Defendants.	NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2021-CA-003178-0000-00 WILMINGTON SAVINGS FUND SOCIETY FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VII-A, Plaintiff, vs. MABEL FUENTES; et al., Defendants.	RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO. 2017CA003496000000 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. JANIE KOVACS A/K/A JANIE KOVAC; HUNTINGTON HILLS PROPERTY OWNERS 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 a Final Judgment of Foreclosure dated June 27, 2022 and entered in Case No. 2021CC002711 of the County Court of the Tenth Judicial Circuit in and for Polk County, Florida, whereby BE A MAN BUY LAND, LLC, a Florida limited liability company, is the Plaintiff and URLICH GRUDE, UNKNOWN SPOUSE OF URLICH GRUDE, AND UNKNOWN TENANT(S) IN POSSESSION are the Defendants. Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 a.m. on August 1, 2022, the following described property as set forth in the Final Judgment of Foreclosure, to wit: Parcel ID: 28-28-31-000000-013320 BEG SE COR OF SW ¼ OF NE ¼ RUN N 870.90 FT W 400 FT TO POB RUN W 125 FT N 766 FT E 25 FT S 436 FT E 100 FT S 330 FT TO POB BEING LOT 9 OF UNREC SURVEY TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated on July 1, 2022. /s/ Rene S. Griffith RENE S. GRIFFITH Florida Bar No. 0041208 Attorney for Plaintiff BE A MAN BUY LAND 4260 S.E. Federal Highway Stuart, Florida 34997 Telephone (772) 546-4101 reneg@beamanbuyland.com July 15, 22, 2022 22-01092K	NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 30, 2022 entered in Civil Case No. of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VII-A, is Plaintiff and MABEL FUENTES; et al., are Defendant(s). The Clerk, Stacey M. Butterfield, will sell to the highest bidder for cash, by electronic sale beginning at 10:00 A.M. on the prescribed date at www.polk.realforeclose.com on August 15, 2022 on the following described property as set forth in said Final Judgment, to wit: Lot 7, Block 764, POINCIANA NEIGHBORHOOD 5 NORTH VILLAGE 3, according to the Plat thereof, as recorded in Plat Book 54, Page 27 through 42, inclusive Public Records of Polk County, Florida. Property address: 445 Cardinal Court, Kissimmee, Florida 34759 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. DATED this 8th day of July, 2022. LAW OFFICES OF MANDEL, MANGANELLI & LEIDER, P.A. Attorneys for Plaintiff 1900 N.W. Corporate Blvd., Ste. 305W Boca Raton, FL 33431 Telephone: (561) 826-1740 Facsimile: (561) 826-1741 dmandel@dsmandellaw.com BY: /s/ Christian Savio CHRISTIAN SAVIO, ESQ. FLORIDA BAR NO. 84649 July 15, 22, 2022 22-01075K	NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 02, 2022, and entered in 2021CA002757000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, vs. JOHN L. WALTER, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 02, 2022, and entered in 2021CA002757000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN L. WALTER, DECEASED; SALLI-ANN CARTER; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; and POINCIANA VILLAGE SEVEN ASSOCIATION, INC.; ASSOCIATION OF POINCIANA VILLAGES, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on August 02, 2022, the following described property as set forth in said Final Judgment, to wit: ALL THAT CERTAIN LAND SITUATE IN ORANGE COUNTY, STATE OF FLORIDA,

FIRST INSERTION	FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2020CA003642000000 FREEDOM MORTGAGE CORPORATION Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JASON RAMIREZ COMAS; UNKNOWN SPOUSE OF JASON RAMIREZ COMAS; ANDREA P. RAMIREZ; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ASSOCIATION OF POINCIANA VILLAGES, INC., et al., Defendants.	terfield as the Clerk of the Circuit Court shall sell to the highest and best bidder electronically for cash at www.polkrealforeclose.com at 10:00 a.m. on the 30th day of August 2022, the following described property as set forth in said Final Judgment, to wit: LOT 1, BLOCK 826, POINCIANA NEIGHBORHOOD 2, VILLAGE 8, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 53, AT PAGES 29 THROUGH 43, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK 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 THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, 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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated this 8th day of July, 2022. By: /s/Migdalia Jordan Migdalia Jordan Bar No. 125410 Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 2200 W. Commercial Blvd, Suite 103 Ft. Lauderdale, FL 33309 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM 22FL373-0036 July 15, 22, 2022 22-01076K

FIRST INSERTION	FIRST INSERTION
RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO. 2017CA003496000000 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. JANIE KOVACS A/K/A JANIE KOVAC; HUNTINGTON HILLS PROPERTY OWNERS 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).	following described property as set forth in said Order or Final Judgment, to-wit: LOT 59, HUNTINGTON HILLS - PHASE I, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 94, PAGE 44, OF THE PUBLIC RECORDS OF POLK 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. DATED 7/12/22. 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 1446-165121/ VMR July 15, 22, 2022 22-01102K

FIRST INSERTION	FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2021CA002757000000 BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, vs. JOHN L. WALTER, et al. Defendant(s).	VIZ: LOT 46, BLOCK 1133, POINCIANA NEIGHBORHOOD 5, VILLAGE 7, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 53, PAGE 19 THROUGH 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1947 MANATEE DRIVE, KISSIMMEE, FL 34759 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated this 12 day of July, 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 By: /S/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-079830 - CaB July 15, 22, 2022 22-01103K

FIRST INSERTION	FIRST INSERTION
SOLTERRA RESORT COMMUNITY DEVELOPMENT DISTRICT NOTICE OF WORKSHOP	participate by speaker telephone. Any person requiring special accommodations at this public workshop because of a disability or physical impairment should contact the District Manager’s Office at least forty-eight (48) hours prior to the public workshop. 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. No Board decisions shall be made at the public workshops. However, please be advised that any person who decides to appeal any decision made by the Board with respect to any matter is advised that this same person will need a record of the 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. District Manager
The Board of Supervisors of the Solterra Resort Community Development District (the “District”) will hold a public workshop on July 28, 2022, at 9:30 a.m., at the Solterra Resort Amenity Center, 5200 Solterra Boulevard, Davenport, Florida 33837. The purpose of the public workshop is to discuss the District’s FY 2022-2023 budget. The public workshop is open to the public and will be conducted in accordance with provisions of Florida law. Copies of the agenda may be obtained at the office of the District Manager, located at 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Phone: (321) 263-0132 (the “District Manager’s Office”), during normal business hours. The public workshop may be continued to a date, time, and place to be specified on the record at the workshop. There may be occasions when staff or board members may participate by speaker telephone. Any person requiring special accommodations at this public workshop because of a disability or physical impairment should contact the District Manager’s Office at least forty-eight (48) hours prior to the public workshop. 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. No Board decisions shall be made at the public workshops. However, please be advised that any person who decides to appeal any decision made by the Board with respect to any matter is advised that this same person will need a record of the 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. District Manager	July 15, 2022 22-01084K

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Business Observer

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FIRST INSERTION			
NOTICE OF ACTION Count X IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA. <b>CASE NO.:</b> <b>53-2021-CA-003469-000000</b> <b>HOLIDAY INN CLUB VACATIONS INCORPORATED</b> <b>Plaintiff, vs.</b> <b>HUSICK ET.AL.,</b> <b>Defendant(s).</b> To: JANET LOVELADY AND ANY AND ALL UNKNOWN HEIRS, DEVI- SEES AND OTHER CLAIMANTS OF JANET LOVELADY And all parties claiming interest by, through, under or against Defendant(s) JANET LOVELADY AND ANY AND ALL UNKNOWN HEIRS, DEWISEES AND OTHER CLAIMANTS OF JA- NET LOVELADY and all parties having or claiming to have any right, title or in- terest in the property herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County, Florida: An undivided interest as tenant- in-common in and to the below Unit No. and Building No. of Or- lando Breeze Resort, with the ex- clusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, coven- nants, conditions and provisions in the Declaration of Restrict- ions, Covenantants and Conditions recorded in Volume 06046, Page 0473 and amended by the Sup- plemental Declarations recorded			
in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 14/0014, Build- ing B , has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 2505 Metrocentre Blvd., Suite 301, West Palm Beach, Florida, 33407, with- in thirty (30) days after the first publi- cation of this Notice, and file the origi- nal with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a de- fault 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 or- der 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 Administrator, 255 N. Broadway Av- enue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled ap- pearance is less than 7 days; if you are hearing or voice impaired, call 711. Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA Jerry E. Aron, Plaintiff's attorney, 2505 Metrocentre Blvd., Suite 301, West Palm Beach, Florida, 33407 July 15, 22, 202222-01094K			
FIRST INSERTION			

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIRCUIT CIVIL DIVISION <b>CASE NO.:</b> <b>2022CA001448000000</b> <b>THE MONEY SOURCE INC.</b> <b>Plaintiff(s), vs.</b> <b>WILLIAM E. BRIGGS, IF LIVING,</b> <b>BUT IF DECEASED, THE</b> <b>UNKNOWN HEIRS, DEWISEES,</b> <b>BENEFICIARIES, GRANTEES,</b> <b>ASSIGNS, CREDITORS, LIENORS,</b> <b>AND TRUSTEES OF WILLIAM E.</b> <b>BRIGGS, DECEASED, AND ALL</b> <b>OTHER PERSONS CLAIMING</b> <b>BY, THROUGH, UNDER,</b> <b>AND AGAINST THE NAMED</b> <b>DEFENDANTS;</b> <b>THE UNKNOWN SPOUSE OF</b> <b>WILLIAM E. BRIGGS;THE</b> <b>UNKNOWN TENANT IN</b> <b>POSSESSION OF 6610</b> <b>CHIPPENDALE ROAD,</b> <b>LAKE LAND, FL, 33809,</b> <b>Defendant(s).</b> TO: WILLIAM E. BRIGGS, IF LIV- ING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEWISEES, BENEFICIARIES, GRANTEES, AS- SIGNS, CREDITORS, LIENORS, AND TRUSTEES OF WILLIAM E. BRIGGS, DECEASED, AND ALL OTHER PER- SONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS LAST KNOWN ADDRESS: UN- KNOWN CURRENT ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Polk County, Florida, to foreclose certain real prop- erty described as follows: Lot 12, Block B, Phase One Lost Lake Park, according to the plat thereof, recorded in Book 58,			
Page(s) 41, of the Public Records of Polk County, Florida. Property address: 6610 Chippen- dale Road, Lakeland, FL 33809 You are required to file a written re- sponse with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first pub- lication, 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 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 Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 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. Default Date: August 12, 2022 DATED this the 6th day of July, 2022. CLERK OF THE CIRCUIT COURT Stacy M. Butterfield As Clerk of the Court (SEAL) BY: Asuncion Nieves Deputy Clerk Plaintiff Atty: Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com THE MONEY SOURCE INC. vs. WILLIAM E BRIGGS TDP File No. 22-001997-1 July 15, 22, 202222-01095K			
FIRST INSERTION			

NOTICE OF ACTION IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO.:</b> <b>2022-CC001411</b> <b>SOLANA HOMEOWNERS</b> <b>ASSOCIATION, INC.,</b> <b>Plaintiff, vs.</b> <b>JUAN GALVAN, UNKNOWN</b> <b>TENANT #1, AND UNKNOWN</b> <b>TENANT #2 AND ALL OTHER</b> <b>PERSONS IN POSSESSION</b> <b>OF THE SUBJECT REAL</b> <b>PROPERTY WHOSE NAMES ARE</b> <b>UNCERTAIN,</b> <b>Defendants.</b> TO: Juan Galvan 143 Cordova Avenue Davenport, FL 33897 YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners as- sessments lien recorded on August 31, 2021, in Official Records Instrument #: 2021227823, in the Public Records of Polk County, on the following property located in Polk County, Florida. ADDRESS: 143 Cordova Av- enue, Davenport, Florida 33897. LEGAL: Lot 104, Solana, ac- cording to map or plat thereof as recorded in Plat Book 129, Pages 13 through 18, inclusive, of the Public Records of Polk County, Florida. 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, BREN- TON J. ROSS, Esquire, 5550 W. Exec- utive Drive, Suite 250, Tampa, Florida 33609 on or before August 4, 2022 and file the original with the Clerk of this Court either before service upon the at- torney, or immediately thereafter; oth- erwise a default will be entered against you for the relief demanded in the com- plaint 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 Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 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. DATED this 28 day of June, 2022. Stacy M. Butterfield Clerk of the Court (SEAL) BY: Asuncion Nieves Plaintiff's attorney, BRENTON J. ROSS, Esquire, 5550 W. Executive Drive, Suite 250, Tampa, Florida 33609 July 15, 22, 202222-01096K			

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07/15/24

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.</b> <b>532022CA001646000000</b> <b>MIDFIRST BANK</b> <b>Plaintiff, v.</b> <b>TIMOTHY JOSHUA BRYANT</b> <b>A/K/A TIMOTHY J. BRYANT,</b> <b>ET.AL.</b> <b>Defendants.</b> TO: TIMOTHY JOSHUA BRYANT A/K/A TIMOTHY J. BRYANT, Current residence unknown, but whose last known address was: 401 FERN RD, WINTER HAVEN, FL 33880-1313			
FIRST INSERTION			

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2021CA002184000000</b> <b>SPECIALIZED LOAN</b> <b>SERVICING LLC,</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS,</b> <b>BENEFICIARIES, DEWISEES,</b> <b>GRANTEES, ASSIGNEES,</b> <b>LIENORS, CREDITORS,</b> <b>TRUSTEES AND ALL OTHERS</b> <b>WHO MAY CLAIM AN INTEREST</b> <b>IN THE ESTATE OF LOLA M.</b> <b>CRAMB, DECEASED, et. al.</b> <b>Defendant(s),</b> TO: MELISSA H. STIFFLER, and RICHARD R. PATTERSON, 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 fore- closed herein. TO: THE UNKNOWN HEIRS, BEN-			
EFICIARIES, DEWISEES, GRANT- EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN- TEREST IN THE ESTATE OF LOLA M. CRAMB, DECEASED, and THE UNKNOWN HEIRS, BENEFICIA- RIES, DEWISEES, GRANTEES, AS- SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BARRY L. STIFFLER, DECEASED, and THE UNKNOWN HEIRS, BENEFICIARIES, DEVI- SEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUST- EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES- TATE OF DIANTHA L. PATTERSON, DECEASED, whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grant- ees, assignees, lienors, creditors, trust- ees, and all parties claiming an interest by, through, under or against the De- fendants, who are not known to be dead or alive, and all parties having or claim-			

SECOND INSERTION			
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION <b>CASE NO. 53-2022-CA-000294</b> <b>HOMEBRIDGE FINANCIAL</b> <b>SERVICES, INC.,</b> <b>Plaintiff, vs.</b> <b>KRISTOPHER ADRIANO</b> <b>A/K/A K. ADRIANO, et. al.,</b> <b>Defendants.</b> To: CLARA RIVERA, 2634 TUMMEL LN, FUQUAY VARINA, NC 27526 UNKNOWN SPOUSE OF CLARA RI- VERA, S2634 TUMMEL LN, FUQUAY VARINA, NC 27526 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage cover- ing the following real and personal property described as follows, to-wit: LOT 10, BLOCK 357, POIN- CIANA NEIGHBORHOOD 2 WEST, VILLAGE 7, AC- CORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 55, PAGE 5 THROUGH 18, OF THE PUB- LIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins,			
McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before 8/4/2022 or 30 days from the first publication, otherwise a Judgment may 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. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 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. WITNESS my hand and seal of said Court on the 28 day of June, 2022. Stacy M. Butterfield CLERK OF THE CIRCUIT COURT As Clerk of the Court BY: /s/ Asuncion Nieves Deputy Clerk			
MCCALLA RAYMER LEIBERT PIERCE, LLC 225 E. Robinson St. Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 6987675 20-00140-1 July 8, 15, 202222-01047K			

SECOND INSERTION			
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.:</b> <b>2022CA001243000000</b> <b>FIFTH THIRD BANK,</b> <b>NATIONAL ASSOCIATION,</b> <b>Plaintiff, VS.</b> <b>UNKNOWN HEIRS,</b> <b>BENEFICIARIES, DEWISEES,</b> <b>SURVIVING SPOUSE, GRANTEES,</b> <b>ASSIGNEE, LIENORS,</b> <b>CREDITORS, TRUSTEES, AND</b> <b>ALL OTHER PARTIES CLAIMING</b> <b>AN INTEREST BY, THROUGH,</b> <b>UNDER, OR AGAINST THE</b> <b>ESTATE OF TAWANA CANADY</b> <b>A/K/A TAWANA T. CANADY,</b> <b>DECEASED; et al.,</b> <b>Defendant(s).</b> TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An In- terest By, Through, Under, Or Against The Estate Of Tawana Canady A/K/A Tawana T. Canady, Deceased Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in POLK County, Florida: LOT 40, LAKE RIDGE, AC- CORDING TO THE MAP OR PLAT THEREOF, AS RECORD- ED IN PLAT BOOK 122, PAGES 14 AND 15, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.			
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE   PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445, on or before 8/4/2022, 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 de- manded 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 Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 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. Dated on June 28, 2022. Stacy M. Butterfield As Clerk of the Court By: /s/ Asuncion Nieves As Deputy Clerk			
ALDRIDGE   PITE, LLP, Plaintiff's attorney, 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445 1599-376B Ref# 1303 July 8, 15, 202222-01045K			

FIRST INSERTION			
on or before August 11, 2022 or within thirty (30) days after the first publica- tion of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 9000, Drawer CC-2, Bartow, FL 33831-9000, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief de- manded in the complaint petition. If you are a person with a disability who needs any accommodation in or- der 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, 255 N. Broadway Avenue, Bar- tow, Florida 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. WITNESS my hand and seal of the Court on this 5th day of July, 2022. Stacy M. Butterfield Clerk of the Circuit Court (SEAL) BY: Asuncion Nieves Deputy Clerk			
eXL Legal, PLLC, Plaintiff's attorney, 12425 28th Street North, Suite 200, St. Petersburg, FL 33716 1000007903 July 15, 22, 202222-01077K			
FIRST INSERTION			

ing 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: LOT 1, BLOCK 270, INDIAN LAKE ESTATES, UNIT NO. 8, ACCORDING TO THE MAP OR PLAT THEREOF AS RE- CORDED IN PLAT BOOK 39, PAGE 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your writ- ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Ra- ton, Florida 33487 on or before 8-3- 2022 /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 or- der 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 Administrator, 255 N. Broadway Av- enue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled ap- pearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court at County, Florida, this day of 06/27/2022. STACY M. BUTTERFIELD CLERK OF THE CIRCUIT COURT (SEAL) BY: LORI ARMIGO DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 21-040433 July 15, 22, 202222-01093K			

SECOND INSERTION			
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION <b>CASE NO. 2018CA004006000000</b> <b>AMERIHOME MORTGAGE</b> <b>COMPANY, LLC,</b> <b>Plaintiff, vs.</b> <b>DON LAMASTER, et al.,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Fore- closure entered September 19, 2019 in Civil Case No. 2018CA004006000000 of the Circuit Court of the TENTH Ju- dicial Circuit in and for Polk County, Bartow, Florida, wherein AMERI- HOME MORTGAGE COMPANY, LLC is Plaintiff and DON LAMASTER, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 5th day of August, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 11, Block F, Crooked Lake Park Tract Number 2, according to the map or plat thereof, as re- corded in Plat Book 39, Page 42,			
Public Records of Polk 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 or- der 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 Administrator, 255 N. Broadway Av- enue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or im- mediately upon receiving this notifi- cation if the time before the sched- uled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /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 6956135 20-01163-1 July 8, 15, 202222-01065K			

SECOND INSERTION			
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.:</b> <b>2021-CA-003028</b> <b>MID AMERICA MORTGAGE, INC.,</b> <b>Plaintiff, v.</b> <b>THE UNKNOWN PERSONAL</b> <b>REPRESENTATIVE OF</b> <b>THE ESTATE OF</b> <b>LINDAL TILLERY, et al.,</b> <b>Defendants.</b> NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on August 4, 2022, at 10:00 a.m. ET, via the online auction site at www.polk.realforeclose. com in accordance with Chapter 45, F.S., offer for sale and sell to the high- est and best bidder for cash, the follow- ing described property situated in Polk County, Florida, to wit: Lot 27, Block C, Mount Olive Heights, according to the plat thereof recorded in Plat Book 64, Page 14, of the Public Records of Polk County, Florida. Together with a 1990 PARK Doublewide Mobile Home with Title No. 489900039 and 49001613 Property Address: 5356 Jericho Ave, Polk City, FL, 33868 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above. 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 the sale is set aside for any reason, the Purchaser at the sale shall be enti- tled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. 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 Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 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. SUBMITTED on this 29th day of June, 2022. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201 July 8, 15, 202222-01041K			

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

07/15/24



SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No.: 53-2021-CP-004031-0000-XX Division: 14 IN RE: THE ESTATE OF ALICE ANN BOCKOVER Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA File No. 2022-CP-00950 Division: Probate IN RE: ESTATE OF SHARON KAY WOOD Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No.: 53-2022-CP-001422-0000-XX Division: PROBATE IN RE: THE ESTATE OF ELIZA DE LEON Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No.: 53-2022-CP-001393-0000-XX Div. Probate IN RE: THE ESTATE OF WANUISE ALCIDA Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-002145 IN RE: ESTATE OF PATRICK JOSEPH COOK, aka PATRICK J. COOK Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY FLORIDA, PROBATE DIVISION File No. 2022-CP-001181 Division PROBATE IN RE: ESTATE OF MARILYN MCCOY Deceased.
The administration of the estate of Alice Ann Bockover, deceased, whose date of death was September 27, 2021, is pending in the Tenth Circuit Court for Polk County, Florida, Probate Division, the address of which is Drawer CC-4, PO Box 9000, Bartow, FL 33831. 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 July 8, 2022.	The administration of the estate of Sharon Kay Wood, deceased, whose date of death was September 12, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is255 n. Broadway Avenue, Bartow, FL 33830. 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 July 8, 2022	The administration of the estate of Eliza De Leon, deceased, whose date of death was March 6, 2022, is pending in the Tenth Circuit Court for Polk County, Florida, Probate Division, the address of which is Drawer CC-4, PO Box 9000, Bartow, FL 33831. 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: July 8, 2022.	The administration of the estate of Wanquise Alcida, deceased, whose date of death was January 30, 2022, is pending in the Tenth Circuit Court for Polk County, Florida, Probate Division, the address of which is Drawer CC-4, PO Box 9000, Bartow, FL 33831. 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: July 8, 2022.	The administration of the estate of PATRICK JOSEPH COOK, also known as PATRICK J. COOK, deceased, whose date of death was January 29, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. 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: July 8, 2022.	The administration of the estate of Marilyn McCoy deceased, whose date of death was 18 January 2022 is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33803. 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 July 8, 2022
/s/ Skiles K. Jones Lesta Wilson, Petitioner	/s/ Lesta Wilson Lesta Wilson, Petitioner	/s/ Ivelis De Leon Ivelis De Leon, Petitioner	/s/ Cheristhene Alcida Cheristhene Alcida, Petitioner	DEBORAH A. COOK Personal Representative	Christine McCoy Personal Representative:
Skiles K. Jones, Esq. Attorney for John Bockover Florida Bar Number: 1000367 Patriot Legal Group 871 Outer Road Suite B Orlando, FL 32814 Telephone: (407) 737-7222 Fax: (407) 720-8350 E-Mail: skiles@patriotlegal.com Secondary E-Mail: service@patriotlegal.com July 8, 15, 2022	22-01049K	Crystal Marie Mercado-Denman Crystal Marie Mercado-Denman, Esq. Attorney for Ivelis De Leon Florida Bar Number: 1022446 Patriot Legal Group 871 Outer Road Suite B Orlando, FL 32814 Telephone: (407) 737-7222 Fax: (407) 720-8350 E-Mail: crystal@patriotlegal.com Secondary E-Mail: service@patriotlegal.com July 8, 15, 2022	22-01051K	1575 South Lake Howard Drive Winter Haven, FL 33880 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com July 8, 15, 2022	22-01054K

SECOND INSERTION
Notice of Self Storage Sale Please take notice A+ Storage - Winter Haven located at 2700 Eloise Loop Road, Winter Haven, FL 33884 intends to hold a sale to sell the property stored at the Facility by the below list of Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 7/25/2022 at 11:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Andrew Jackson unit #2230; Beulah Harvey Clark unit #3324. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. July 8, 15, 2022

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 532019CA003622000000 Freedom Mortgage Corporation, Plaintiff, vs. JOHN C. JONES, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 532019CA003622000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and JOHN C. JONES; WHITLEY J. JONES; Any and All Unknown Parties Claiming By, Through, Under, or Against the Herein Named Individual Defendant(s) Who Are Not Known to be Dead or Alive, Whether Said Unknown Parties May Claim an Interest as Spouses, Heirs, Devisees, Grantees, or Other Claimants; Unknown Tenant whose name is fictitious to account for parties in possession are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00 AM on the 10th day of August, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 63 OF UNRECORDED WHISPERWOOD SUBDIVISION, DESCRIBED AS: COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 28 SOUTH, RANGE 24 EAST, POLK COUNTY, FLORIDA, AND RUN SOUTH ALONG WEST BOUNDARY OF SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER 832.62 FEET THENCE SOUTH 89 DEGREES 19 MINUTES 00 SECONDS EAST, 1206.71 FEET ALONG THE CEN-
TERLINE OF CINDY LANE TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89 DEGREES 19 MINUTES 00 SECONDS EAST 120 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 06 SECONDS WEST, 165 FEET; THENCE NORTH 89 DEGREES 19 MINUTES 00 SECONDS WEST, 30 FEET; THENCE SOUTH 41 DEGREES 25 MINUTES 54 SECONDS WEST 161.79 FEET TO A POINT ON AN ARC, THENCE SOUTHEASTERLY ALONG SAID ARC TO THE RIGHT WHOSE CENTRAL ANGLE IS 45 DEGREES AND RADIUS 60 FEET A DISTANCE OF 47.1 FEET TO THE POINT OF BEGINNING. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated this 30th 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. 6061 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Justin Kelley Justin Kelley, Esq. Florida Bar No. 32106 Case No. 532019CA003622000000 File # 20-F01850 July 8, 15, 2022
22-01058K

SECOND INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No.: 2022-DR-005264 Division: 13 IN RE THE MARRIAGE OF: CAROL TULLOCH, Petitioner, and DEMAR JOHNSON, Respondent, To: Demar Johnson Last known address: Florida 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 Steven D. Miller, Esq., whose address is 950 S. Pine Island Road, A-150, Plantation, FL 33324 on or before July 26, 2022 and file the original with the Clerk of this Court at Polk County Courthouse, 255 N. Broadway Avenue, Bartow, Florida 33830, before service on the 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: N/A Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Courts office. You may review these documents upon request. You must keep the Clerk of the Circuit Courts 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 emailed 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: 06/24/2022 Stacy M. Butterfield Clerk of the Circuit Court (Seal) By: Lawanda Blake Deputy Clerk July 8, 15, 22, 29, 2022
22-01048K

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No.: 53-2022-CP-001750-0000-XX Division: PROBATE IN RE: THE ESTATE OF JOHN R. KEELING a/k/a JOHN ROBERT KEELING Deceased.
The administration of the estate of John R. Keeling, deceased, whose date of death was July 24, 2021, is pending in the Tenth Circuit Court for Polk County, Florida, Probate Division, the address of which is Drawer CC-4, PO Box 9000, Bartow, FL 33831. 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.
July 8, 15, 2022

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP001866 IN RE: ESTATE OF AMIN MUHAMMAD CHAUDRY a/k/a AMIN CHAUDRY Deceased.
The administration of the estate of Amin Muhammad Chaudry, deceased, whose date of death was April 18, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway St, Bartow, Florida 33830. 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.
July 8, 15, 2022

SECOND INSERTION
NOTICE OF ACTION IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2022-CC-002104 BRIDGECREST ACCEPTANCE CORP., Plaintiff, v. MARK WILLIAM TAYLOR, et al., Defendants. To the following Defendant(s): MARK WILLIAM TAYLOR (Last Known Address: 235 Montana Ave, Davenport, FL 33897) YOU ARE NOTIFIED that an action for breach of contract and to recover personal property, the: 2014 JEEP PATRIOT WITH VIN 1C4NJPF82ED564169 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti  Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 on or before 8/4/2022, a date which is within thirty to sixty 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 No. 2010-08. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. WITNESS my hand and the seal of this Court this 28 day of June, 2022. STACY M. BUTTERFIELD, CPA As Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk Ghidotti  Berger LLP, Attorney for Plaintiff, 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 July 8, 15, 2022
22-01072K



SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2021CA002473000000 BANK OF AMERICA, N.A., Plaintiff, vs. BETTY E. ALVERSON, et al. Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 24, 2022, and entered in 2021CA002473000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein BANK OF AMERICA, N.A. is the Plaintiff and BETTY E. ALVERSON; UNKNOWN SPOUSE OF BETTY E. ALVERSON; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on July 26, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 18 OF “OAK MANOR” AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 43, PAGE 7. Property Address: 133 OWEN		
CIRCLE NORTH, AUBURN-DALE, FL 33823 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated this 5 day of July, 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 By: /s/ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-045803 - CaB July 8, 15, 2022		22-01064K

FOURTH INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>Case Number: 53-2022CA-001428-0000-00 FIRST MORTGAGE CORPORATION OF WINTER HAVEN, a Florida corporation, Plaintiff, vs. UNKNOWN SPOUSE OF TERRY W. CAMP, JR, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF TERRY W. CAMP, JR., JESSICA W. CAMP, UNKNOWN TENANT 1 AND UNKNOWN TENANT 2, Defendants.</b> TO UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF TERRY W. CAMP, JR., UNKNOWN TENANT 1 and UNKNOWN TENANT 2, or whose exact legal status is unknown, claiming under any of the above-named or described defendants or parties or claiming to have any right, title, or interest in the real and personal property hereinafter described. YOU ARE NOTIFIED that an action for a declaratory judgment brought pursuant to Chapter 86 of the Florida Statutes on the following personal and real property in Polk County, Florida: Lots 958 and 959, INWOOD NO. 4, according to plat thereof recorded in Plat Book 9, Pages 35, public records of Polk County, Florida.		
TOGETHER WITH that certain 1994 Mobile Home, ID#101L23527, Title#65482629 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Krista Mahalak, plaintiff's attorney, whose address is P.O. Box 7608, Winter Haven, Florida 33883, within 30 days after the first publication of this Notice of Action, and file the original with the Clerk of the 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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Default - 7-25-22 Witness my hand and seal this 17th day of June, 2022. STACY M. BUTTERFIELD Clerk of the Court (SEAL) Lori Armijo As Deputy Clerk  Krista Mahalak, Attorney Peterson & Myers, P.A Florida Bar Number 078231 P.O. Box 7608 Winter Haven, FL 33883-7608 863-294-3360 Attorney for Plaintiffs June 24; July 1, 8, 15, 2022		22-00992K

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2019CA-003321-0000-00 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BRADFORD A. COLE, DECEASED, et al. Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 10, 2022, and entered in 2019CA-003321-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DLJ MORTGAGE CAPITAL, INC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BRADFORD A. COLE, DECEASED; DEBRA J SHEPARD are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on July 27, 2022, the following described property as set forth in said Final Judgment, to wit: LOTS 5 AND 6, BLOCK 1, TIER 4, TOWN OF KATHLEEN FLORIDA, ACCORDING TO		
THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 22, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 6022 POLK AVE NW, LAKE LAND, FL 33809 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated this 5 day of July, 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 By: /s/ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 19-284302 - CaB July 8, 15, 2022		22-01063K

SECOND INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2022CA000199000000 BANKUNITED N.A., Plaintiff, v. CHARLES BRYANT A/K/A CHARLES F. BRYANT, ET AL., Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to an Order dated June 29, 2022 entered in Civil Case No. 2022CA000199000000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein BANKUNITED N.A., Plaintiff and CHARLES BRYANT A/K/A CHARLES F. BRYANT; PAMELA BRYANT; MANDOLIN HOMEOWNERS ASSOCIATION, INC.; MANDOLIN II HOMEOWNERS ASSOCIATION, INC; UNIVERSITY OF ALASKA, are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public sale at www.polk.realforeclose.com beginning at 10:00 AM on August 4, 2022 the following described property as set forth in said Final Judgment, to-wit: LOT 110, MANDOLIN I, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 142, PAGE 10, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 234 Mandolin Drive, Winter Haven, FL 33884 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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: flrealprop@kelleykronenberg.com /s/ Jason M. Vanslette Jason M. Vanslette, Esq. FBN: 92121 File No: CRF21057-JMV Case No.: 2022CA000199000000 July 8, 15, 2022		22-01073K

SECOND INSERTION		
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 53-2022-CA-001661 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SALVATORE P LUCCHESI, DECEASED, et. al. Defendant(s).</b> TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SALVATORE P. LUCCHESI, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, 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: LOT 125, TRADITIONS PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN		
PLAT BOOK 131, PAGE 47, OF THE PUBLIC RECORDS POLK 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 Ave., Suite 100, Boca Raton, Florida 33487 on or before July 29, 2022/(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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. WITNESS my hand and the seal of this Court at County, Florida, this day of 06/22/2022. STACY M. BUTTERFIELD CLERK OF THE CIRCUIT COURT (SEAL) BY: Lori Armijo DEPUTY CLERK  ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-073464 July 8, 15, 2022		22-01044K

SECOND INSERTION		
LOT 66, TIMBERCREEK PHASE 2, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 79, PAGE 8, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A 1998 DOUBLEWIDE MOBILE HOME, TITLE NUMBERS 73455803 AND 73455804, VIN NUMBERS JACFL18646A AND JACFL18646B 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. DATED 28th 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 32875.2108 / JSchwartz July 8, 15, 2022		22-01043K

SECOND INSERTION		
NOTICE OF PUBLIC SALE The following personal property of KRISTINE DYAN GOODRICH, will, on July 20, 2022, at 10:00 a.m., at 83 Bern Drive, Lot #83, Winter Haven, Polk County, Florida 33881; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:  1983 GEO MOBILE HOME, VIN: N11790A, TITLE NO.: 0020820165 and VIN: N11790B, TITLE NO.: 0020812236 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 July 8, 15, 2022		22-01059K
SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 532022CP0012710000XX Division 14 IN RE: ESTATE OF JUAN EUGENIO RIVERA, Deceased.</b> The administration of the estate of Juan Eugenio Rivera, deceased, whose date of death was December 18, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830. 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 de-		

mands 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 July 8, 2022. <b>Personal Representative: Felecita Rivera Sanchez</b> 9 South Flag Court Kissimmee, Florida 34759 Attorney for Personal Representative: Rodolfo Suarez, Jr., Esq., Attorney Florida Bar Number: 013201 9100 S. Dadeland Blvd. Suite 1620 Miami, FL 33156 Telephone: (305) 448-4244 Fax: (305) 448-4211 E-Mail: rudy@suarezlawyers.com Secondary E-Mail: eca@suarezlawyers.com July 8, 15, 2022		22-01055K
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SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2022CP0014250000XX Division 14 IN RE: ESTATE OF MADELINE SANTANGELO, Deceased.</b> The administration of the estate of Madeline Santangelo, deceased, whose date of death was March 4, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830-3912. 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 de-		
mands 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 July 8, 2022. <b>Personal Representative: Mari A. Santangelo</b> 1508 Bayview Dr. Havre De Grace, Maryland 21078 Attorney for Personal Representative: MAUREEN A. ARAGO, Attorney Florida Bar Number: 835821 Arago Law Firm, PLLC 230 E. Monument Ave., Suite A Kissimmee, FL 34741 Telephone: (407) 344-1185 Fax: (407) 350-3985 E-Mail: maureenarago@aragolaw.com July 8, 15, 2022		22-01057K

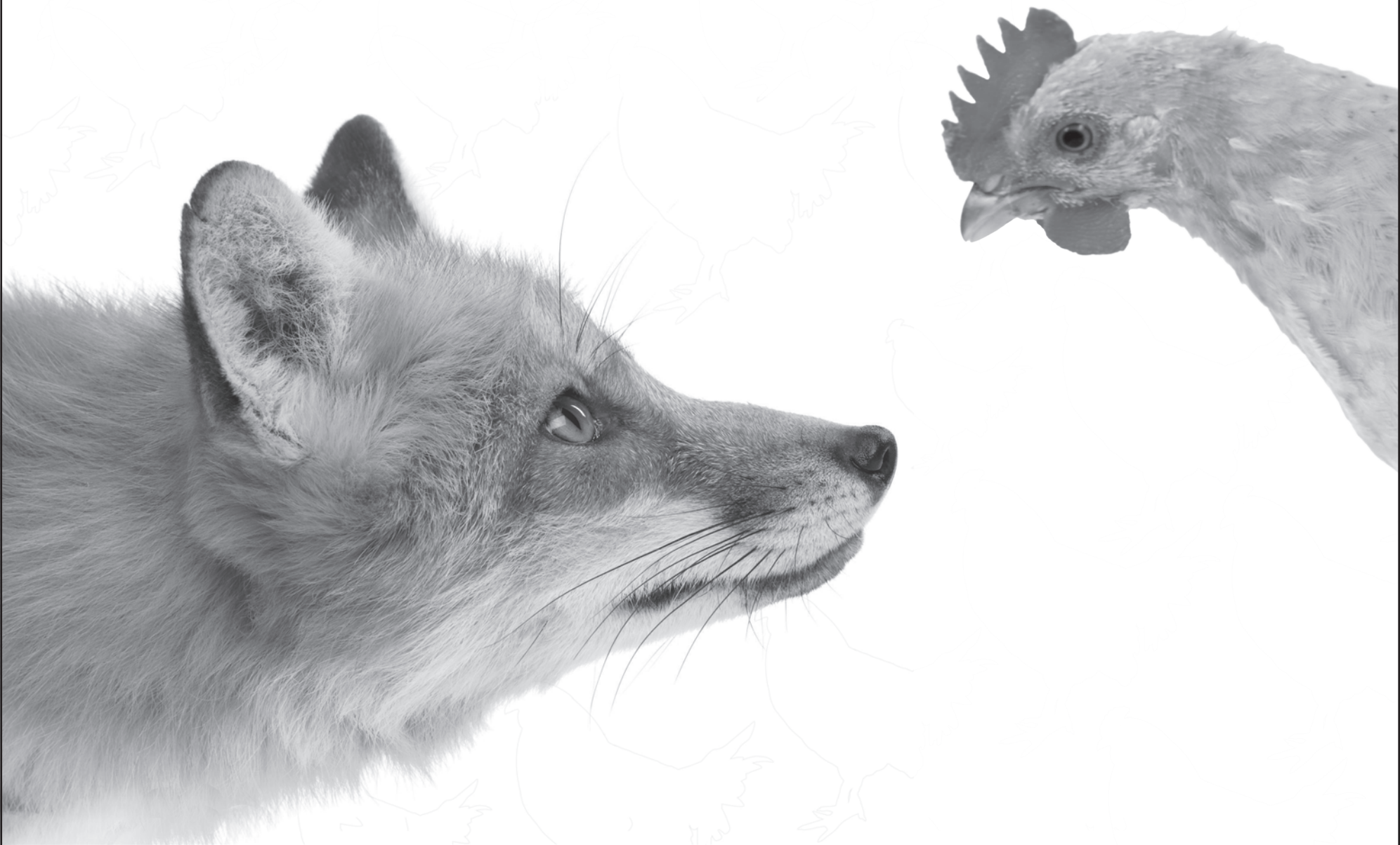
FOURTH INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2022-CA-000619000000 OSCAR OLIVA, AS TRUSTEE OF THE REVOCABLE LIVING TRUST OF OSCAR OLIVA DATED 07/09/2020, Plaintiff, v. THE ESTATE OF TWANIA DENEASE SURBER a/k/a TWANIA DENEASE HILL a/k/a/ TWANIA DENEASE ABBOTT, BUSTER SURBER, CRYSTAL LEIGH GRAY f/k/a CRYSTAL LEIGH ABBOTT, JOSHUA ABBOTT, JAMES J. ABBOTT, AND UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES OR OTHER PERSONS CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF TWANIA DENEASE SURBER a/k/a TWANIA DENEASE HILL a/k/a/ TWANIA DENEASE ABBOTT,</b> To the Defendants: BUSTER SURBER JOSHUA ABBOT JAMES J. ABBOTT YOU ARE HEREBY NOTIFIED that an action to quiet title on the following property in Polk County, Florida has been filed against you, to wit: Lying and being in Polk County, FL, and being further described as: Commence at the Southeast corner of the SE ¼ of the SW ¼ of Section 34, Township 26 South, Range 27 East, Polk County, Florida and run North 47°26'18" West, 62.56 feet; thence South 89°54'58" W., 188.00 feet to a point on the centerline of County Road 547 (Dixie Highway); thence North 17°00'00" East, along said centerline, 619.23 feet		
to the Point of Beginning; thence South 89°54'38" West, 165.70 feet; thence North 17°00'00" East, 50.00 Feet; thence North 89°54'38" East, 165.70 feet; thence South 17°00'00" West, 50.00 feet to the Point of Beginning. Less and except road right of way for County Road 547 (Dixie Highway). You are required to serve a copy of your written defenses, if any, to it on Mya M. Hatchette, Esquire, Maynard Cooper & Gale, 200 E. New England Ave., Suite 300, Winter Park, Florida 32769 on or before July 21, 2022, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 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. Dated: June 14, 2022 Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Asuncion Nieves As Deputy Clerk Mya M. Hatchette, Esquire, Maynard Cooper & Gale, 200 E. New England Ave., Suite 300, Winter Park, Florida 32769 June 24; July 1, 8, 15, 2022		22-00961K



# WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily found.

This is like putting the fox in charge of the hen house.



Keep Public Notices  
in Newspapers





PUBLIC NOTICES

# An American Tradition

Public notice is an important tool in assuring an informed citizenry. Notices are mandated by legislatures to make sure there is a public window into the activities of governments, officers of the court and others holding a public trust. There are four key elements to a valid public notice. It should be executed by an entity outside the one mandated to provide notice, so proper checks and balances are in place.

A public notice informs citizens of government or government-related activities that affect citizens' everyday lives. A public notice typically has four elements:

- **Independent:** A public notice is published in a forum independent of the government, typically in a local newspaper.

- **Archivable:** A public notice is archived in a secure and publicly available format.

- **Accessible:** A public notice is capable of being accessed by all segments of society.

- **Verifiable:** The public and the source of the notice are able to verify that the notice was published, usually by an affidavit provided by the publisher.

*(Adapted from the Public Resource Notice Center)*

## THE RISKS OF NOTICES ONLY ON THE INTERNET

Although it has been part of American society for a quarter-century as a network for scholars and government agencies, the Internet has been widely used by citizens for about 15 years.

Because of its structure with computer clients and servers, information packets and open-network codes, the Internet remains vulnerable and sometimes unstable. Power surges, corrupted software and downed servers can disrupt access. Government agencies cannot ensure that information located on a server is secure.

Even a highly technological site like that of the Pentagon's has been affected. In June 2007, the Pentagon was forced to take about 1,500 computers off-line because of a cyber-attack. Then-Defense Department Secretary Robert Gates stated that the Pentagon sees hundreds of attacks every day.

Public notices guard our constitutional right to due process of law by informing citizens of government action and providing proof of publication via notarized affidavits of publication. Unlike the time-tested and trusted local newspapers that citizens have come to rely on for public notices, the Internet is an unstable medium for information. While it is valuable tool in disseminating information, it has not yet reached a level of sophistication and technological stability that would justify its supplanting newspapers as the primary venue for public notices.

It is still uncertain how a "Net" affidavit could show proof of a public notice publication when constant technological change makes any attempt at archiving and accessing such a document online for any significant time dubious.

No less problematic for the Internet is its reach. Those who live in rural areas where broadband does not exist and others who simply cannot afford the Internet cannot access web public notices. In situations where foreclosures are on the rise due, in part, to predatory mortgage lending, more, not less, access to public notices is needed to better inform citizens about their rights and their choices.

It is difficult to justify, then, moving public notices from newspapers only to public-notice Web sites administered either by already over-burdened state governments or by third-party vendors who lack the experience and long-term viability newspapers have proven in publishing notices.

So far in the Internet age, newspapers remain the most trusted and primary method for providing citizens access to public notices.

### Types of Public Notices

There are three standard types:

- **Citizen participation notices** inform the public about proposed government action and allow the public time to react to such proposals.

One such example is a public hearing notice.

- **Business and commerce notices**

relate to government contracts and purchases. Notices of contract bids allow citizens to ensure that the government is operating in accordance with principles of equal opportunity and is acting responsibly in spending taxpayer money.

- **Court notices** are required of many non-governmental entities that

use public powers or institutions in some way. Examples include notices of home mortgage foreclosures, which can provide a public alert of widespread credit problems, fraud in underwriting and a basis for analyses of housing trends.

This notice allows the public to object to an appointment based on any conflict of interest.

### The history of public notices

Public notices existed long before the emergence of newspapers. The concept itself began when early civilizations posted notices in public squares. This crude method was eventually refined with the publication of the first English language newspaper in 1665 — a court newspaper called the Oxford Gazette. After being renamed The London Gazette, this official newspaper carried notices from the King's Court, London

officials and outlying regions.

The American system is modeled after the British system. State governments published public notices before America's founding, and the newly-created federal government followed suit. In 1789, the Acts of the First Congress required the Secretary of State to publish all bills, orders, resolutions and congressional votes in at least three publicly available newspapers.

An important premise both in federal

and local governments of the United States, as well as in many republics around the world, is that information about government activities must be accessible for the electorate to make well-informed decisions.

Public notices in newspapers still provide this accessibility to citizens who want to know more about government activities. Public notice laws serve to outline the most effective method of reaching the public.

### Public notice supports due process

Public notices are integral to democratic governance and stem from the right to "due process of law" guaranteed by the federal and state constitutions. Due process of law protects Americans' rights from arbitrary or wrongful violations. This concept has two parts: substantive due process and procedural due process.

Substantive due process refers to the

types of rights that are protected. Procedural due process refers to the means of protecting those rights.

Substantive due process ensures that certain basic rights are not violated, while procedural due process may require suitable notice and a hearing before a government or court-appointed body can act in a way that may affect those basic rights.

Public notices play a vital role in

substantive and procedural due process because they provide a window into government actions and also afford notice to citizens of actions about to take place so they may exercise their constitutional right to be heard. Notification not only informs the individual or entity most directly affected, but it also informs the public, which has an interest in knowing how public powers are being used.

# WHY NEWSPAPERS?

### Newspapers are the primary source

Newspapers, founded on the constitutional right of free press, have been serving the public's right to know in America since pre-colonial times and on the European continent since the 17th century. Because of their traditional information role in society and their long-established independence, newspapers remain the primary source for publishing public notices.

Upholding the public's right to know is essential to our country's way of life. Our government governs with the consent of the people, and this consent must be informed. Local newspapers keep the public informed about the inner workings of their respective state and local governments, thereby allowing citizens to participate more fully in the democratic process. Without this participation, the potential for misguided policies increases.

### Newspaper tradition

Newspapers allow the government to notify the public of government actions. The government has a fundamental responsibility to ensure adequate notification to the public of its actions. Therefore, the government has a duty to make sure the methods used in satisfying this responsibility are the most effective.

Newspapers provide neutrality from government and credible distance from political pressures or partisan disagreements. Local and community newspapers serve as third-party reporters to the public, publishing information that can be beneficial or sometimes detrimental to the government's public image. They provide an environment for notices that the

public traditionally has regarded as neutral. Public notices in this print environment gain credibility because of the long history of trust in the local newspaper.

Placing notices on government Web sites undermines this neutral interest and removes a critical check and balance. While it may seem appealing on the surface in an age of ever-more sophisticated government Web sites, the potential for mishandling is great.

On the other hand, public notices in independent newspapers increase government transparency by opening up the decision-making process to the public's eyes. Without this oversight, local governments could enact controversial policies without input from the public.

Newspapers serve as effective monitors of governments and ensure that they publish information as required by law. Public notices are typically required by a statute or a regulation. The independent press can provide a valuable civic role by helping to monitor that the notices were published when required. If governments were responsible for publishing their own notices, no neutral and independent entity would have the incentive and the means to track public-notice publication.

### Newspapers: The best medium for public notices

Newspapers, for the most of the republic's history, have been the accepted medium for public notices. This is exactly where the public, even infrequent readers, expects to find them. In addition, specialized publications, such as legal newspapers, are well known for

providing public notices to the population through legal communities. Other general interest newspapers, such as county seat weeklies, are the forum where county citizens expect to locate notices of important public business. Furthermore, the vast majority of these notices arrive at citizens' homes in a context that compels readership (amid local news, sports features and other content).

Another reason for the effectiveness of newspapers is that newspapers provide valid evidence of readership.

Legislatures are rightly concerned about web-only notices, given the digital divide between rich and poor, rural and urban residents. The Internet is either too costly or simply geographically unavailable to large segments of society.

### Notices become historical records

The newspaper as paper of record is an important factor in the public policy of notices. Government Web sites cannot provide a secure archival history the way newspapers can. Electronic records lack permanence and can easily be intentionally or accidentally erased. Even the Library of Congress has recognized this shortcoming and has embarked upon a major project to attempt to archive digital records that are in danger of being "forever lost" due to Internet impermanence.

Despite these problems, the federal courts unwisely approved a rule change to the Federal Rules of Civil Procedure recently that would

move notices of federal asset forfeitures out of newspapers and onto a Web site administered by the Department of Justice. Yet, the courts have little research to show that the Justice Department's Web site will produce viable, accessible, archivable notices.

While Internet web pages pose serious archiving challenges, newspapers, on the other hand, become historical documents. They are oriented and published with a date on every page. They cannot be deceptively altered after printing as a web page could. Historians, judges, lawyers, genealogists and researchers, to name only a few, use newspapers and public notices in particular as sources for records.

### Newspaper notices protect due process

Procedural due process, as granted by the U.S. Constitution and interpreted

by courts, generally requires an individual to receive notice and a hearing before he or she is deprived of certain rights or property. For example, before a person's home is sold by a county sheriff at a foreclosure sale, he or she must receive notice of the foreclosure sale and an opportunity to save the house from foreclosure. If the owner does not receive the notice, he may challenge the sale in court. The court may then void the sale or prevent the sale from happening to protect due process.

Newspapers are generally paid to run public notices, which recognizes that their publication creates a cost in paper, ink and delivery.

