

POLK COUNTY LEGAL NOTICES

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2022CP0026640000XX</b> <b>Division Probate</b> <b>IN RE: ESTATE OF</b> <b>WILLIAM J. CAPUANO</b> <b>Deceased.</b>	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 August 12, 2022. <b>Personal Representatives:</b> <b>Nicole R. Stephens</b> 70898 Chermont Road Colerain, Ohio 43916 <b>Amanda M. Capuano</b> 1104 Indiana Street Martins Ferry, Ohio 43935 Attorney for Personal Representatives: /s/ Leah A. Foertsch Leah A. Foertsch Florida Bar No. 836761 Pannone Lopes Devereaux & O'Gara LLC 2424 N. Federal Hwy, Suite 260 Boca Raton, Florida 33431 Telephone: (561) 362-2011 E-mail: lfoertsch@pdlolaw.com E-mail: bocaservice@pdlolaw.com August 12, 19, 2022      22-01235K

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 22-CP-2179</b> <b>IN RE: ESTATE OF</b> <b>HARRY EUGENE NORRIS,</b> <b>Deceased.</b>	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: August 12, 2022. <b>ROBERT D. HINES, ESQ.</b> <b>Personal Representative</b> 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 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: jriviera@hnh-law.com August 12, 19, 2022      22-01247K

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>Case Number: 22CP-2694</b> <b>IN RE: ESTATE OF</b> <b>Allan Charles Reed</b> <b>deceased.</b>	All other creditors of the decedent and other persons having claims or demands against the 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 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 August 12, 2022. <b>Lee Elen Reed</b> <b>Personal Representative</b> Address: 1880 Mahaffey Circle Lakeland, FL 33811 MICHAEL H. WILLISON, P.A. Michael H. Willison, Esquire 114 S. Lake Avenue Lakeland, Florida 33801 (863) 687-0567 mwillison@mwillison.com Attorney for Personal Representative August 12, 19, 2022      22-01257K

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2021CA001986000000</b> <b>THE BANK OF NEW YORK</b> <b>MELLON TRUST COMPANY,</b> <b>NATIONAL ASSOCIATION FKA</b> <b>THE BANK OF NEW YORK</b> <b>TRUST COMPANY, N.A. AS</b> <b>SUCCESSOR TO JPMORGAN</b> <b>CHASE BANK, N.A., AS TRUSTEE</b> <b>FOR RESIDENTIAL ASSET</b> <b>MORTGAGE PRODUCTS, INC.,</b> <b>MORTGAGE ASSET-BACKED</b> <b>PASS-THROUGH CERTIFICATES</b> <b>SERIES 2006-RP2,</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS,</b> <b>BENEFICIARIES, DEVISEES,</b>	GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FLORA MAE TAYLOR A/K/A FLORA TAYLOR A/K/A FLORA M. TAYLOR, DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated March 1, 2022, and entered in 2021CA001986000000 of the Circuit Court of the TENTH Judicial Cir- cuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON TRUST COMPANY, NA- TIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO
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FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY PROBATE AND GUARDIANSHIP DIVISION <b>CASE NO.: 2022-CP-002782</b> <b>IN RE: THE ESTATE OF</b> <b>DON EMMETT BRUNO</b> <b>Deceased.</b>	TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (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 demands against the decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AF- TER THE DATE OF THE FIRST PUB- LICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV- ER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DEATH IS BARRED. <b>Petitioner:</b> <b>Debra Lee Marker (Bruno)</b> P. O. Box 775 Polk City, FL 33868 Attorney for the Estate Maria D. Boudreaux, Esq. FBN: 1008371 The Sanoba Law Firm 422 S. Florida Avenue, Lakeland, FL 33801 Phone: (863) 683-5353 maria@sanoba.com August 12, 19, 2022      22-01237K

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2022-CP-002661000-XX</b> <b>Division Probate</b> <b>IN RE: ESTATE OF</b> <b>LEE TAMPLIN ZIEGLER,</b> <b>Deceased.</b>	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 August 12, 2022.. <b>Personal Representative:</b> <b>Mary Gene Ziegler</b> 800 N. Tamiami Trail, Unit 1117 Sarasota, FL 34236 Attorney for Personal Representative: Charla M. Burchett E-Mail Addresses: cburchett@shutts.com cmbcourt@shutts.com Florida Bar No. 0813230 Shutts & Bowen LLP 1858 Ringling Blvd., Suite 300 Sarasota, FL 34236 Telephone: (941) 552-3500 August 12, 19, 2022      22-01264K

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 532022CP00023270000XX</b> <b>IN RE: ESTATE OF</b> <b>MARK F. SCHREINER</b> <b>Deceased.</b>	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 August 12, 2022. <b>Personal Representative:</b> <b>GEORGE SCHREINER</b> 42 Derby Street Valley Stream, NY 11581 Attorney for Personal Representative: THOMAS R. WALSER, ESQ. Email Address: trwalser@floridaprobatefirm.com Florida Bar No. 116596 Florida Probate Law Firm, PLLC 4800 N. Federal Highway, Suite 106D Boca Raton, Florida 33431 August 12, 19, 2022      22-01246K

FIRST INSERTION	
JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-RP2 is the Plaintiff and THE UNKNOWN HEIRS, BENEFI- CIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDI- TORS, TRUSTEES AND ALL OTH- ERS WHO MAY CLAIM AN INTER- EST IN THE ESTATE OF FLORA MAE TAYLOR A/K/A FLORA TAY- LOR A/K/A FLORA M. TAYLOR, DECEASED; CURTIS JEROME TAYLOR; CITIMORTGAGE, INC. SUCCESSOR IN INTEREST TO CITIFINANCIAL MORTGAGE CO. INC. A/K/A CITIFINANCIAL MORT- GAGE 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 September 06, 2022, the following described property as set forth in said Final Judgment, to wit:  THE SOUTH 50 FEET OF THE EAST 125 FEET, LESS THE EAST 25 FEET FOR ROAD- WAY, OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 29 SOUTH, RANGE 23 EAST, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 5451 LILY

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNT, FLORIDA PROBATE DIVISION <b>File No. 2022CP-2719</b> <b>Division: Probate</b> <b>IN RE: ESTATE OF</b> <b>GLORIA F. ZUCKER</b> <b>Deceased.</b>	IN 3 MONTHS AFTER THE DATE OF THIS 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 August 12, 2022. <b>Personal Representative</b> <b>Melvyn Lewis Zucker</b> 14935 86th Rd. N. Loxahatchee, FL 33470 Attorney for Personal Representative: Daniel Medina, B.C.S. Attorney for Petitioner Florida Bar Number: 0027553 Mark J. Atwater, Esq. Florida Bar Number: 1030878 MEDINA LAW GROUP, P.A. 402 S. Kentucky Ave, Suite 660 Lakeland, FL 33801 Telephone: (863) 682-9730 Fax: (863) 616-9754 E-Mail: dan@medinapa.com; mark@medinapa.com Secondary E-Mail: sam@medinapa.com August 12, 19, 2022      22-01258K

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No.: 2022-CP-2704</b> <b>IN RE: ESTATE OF</b> <b>EDIBERTO MEDINA,</b> <b>Deceased.</b>	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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV- ER 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 August 12, 2022. <b>Personal Representative[s]:</b> <b>ANGELICA MEDINA</b> <b>c/o K. Wade Boyette, Jr., Esquire</b> Attorney for Personal Representative[s]: K. WADE BOYETTE, JR., Esquire Florida Bar No. 0977111 BOYETTE, CUMMINS & NAILOS, PLLC 1635 E. Highway 50, Suite 300 Clermont, FL 34711 Telephone: 352-394-2103 Fax: 352-394-2105 Email: wboyette@bcnlawfirm.com pwheeler@bcnlawfirm.com August 12, 19, 2022      22-01256K

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No.</b> <b>53-2022-CP-002581-0000-XX</b> <b>Division 14</b> <b>IN RE: ESTATE OF</b> <b>ALAN CALDWELL PLANTS</b> <b>Deceased.</b>	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 August 12, 2022. <b>Personal Representative:</b> <b>Barbara S. Alexander</b> 4204 Willow Oak Road Mulberry, Florida 33860 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com August 12, 19, 2022      22-01236K

RD, LAKELAND, FL 33811 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 accor- dance with Florida Statutes, Section 45.031. 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 Ave- nue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or im- mediately upon receiving this noti- fication if the time before the sched- uled appearance is less than 7 days;	if you are hearing or voice impaired, call 711. Dated this 2 day of August, 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 20-084157 - CaB August 12, 19, 2022      22-01228K
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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

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Business  
Observer

LV10183

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2013CA006219000000</b> <b>WELLS FARGO BANK, N.A.,</b> <b>Plaintiff, VS.</b> <b>JAMES B. CLEARY A/K/A</b> <b>JAMES CLEARY; BRENDA</b> <b>M. CLEARY A/K/A BRENDA</b> <b>CLEARY; UNITED STATES OF</b> <b>AMERICA DEPARTMENT OF THE</b> <b>TREASURY INTERNAL REVENUE</b> <b>SERVICE;</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to a Final Judgment. Final Judgment was awarded on May 25, 2022 in Civil Case No. 2013CA006219000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, N.A. is the Plaintiff, and JAMES B. CLEARY A/K/A JAMES CLEARY; BRENDA M. CLEARY A/K/A BRENDA CLEARY; UNITED STATES OF AMERICA DEPARTMENT OF THE TREASURY INTERNAL REVENUE SERVICE are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at <a href="#">www.polk.realforeclose.com</a> on September 22, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 5 OF UNRECORDED DUBOIS ROAD SUBDIVISION, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 29 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA, AND RUN THENCE NORTH 89 ° 38' 37" WEST, 391.43 FEET TO THE POINT OF BEGINNING; RUN THENCE NORTH 00° 27'16" WEST, 854.34 FEET; THENCE NORTH 89° 39'44" EAST, 388.33 FEET TO A POINT ON THE EAST BOUNDARY OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4; RUN THENCE NORTH 00° 39'30" WEST, ALONG SAID SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, A DISTANCE OF 475.48 FEET TO THE NORTHEAST CORNER OF SAID SOUTHEAST 1/4 OF THE SOUTHWEST 1/4; RUN THENCE SOUTH 89° 38' 37" EAST, ALONG SAID SOUTHERLY EXTENSION THEREOF, 1329.31 FEET TO A POINT ON THE SOUTH BOUNDARY OF SAID SOUTHEAST 1/4 OF THE SOUTHWEST 1/4; RUN THENCE SOUTH 89° 38' 37" EAST, ALONG SAID SOUTH BOUNDARY OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4, A DISTANCE OF 75.00 FEET TO THE POINT OF BEGINNING. LESS MAINTAINED RIGHT-OF-WAY FOR EWEELL ROAD. 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 8 day of August, 2022. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue, Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2022-08-08 08:10:29 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1113-747826B August 12, 19, 202222-01245K		

FIRST INSERTION		
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.</b> <b>532022CA001058000000</b> <b>REGIONS BANK D/B/A</b> <b>REGIONS MORTGAGE</b> <b>Plaintiff, v.</b> <b>RITA F STRIPE; JEFFREY L</b> <b>STRIPE; UNKNOWN TENANT 1;</b> <b>UNKNOWN TENANT 2;</b> <b>Defendants.</b> Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on August 03, 2022, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as: LOT 20, BLOCK 23, LENA VISTA ADDITION TO AUBURNDALE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGES 42 AND 42A, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. a/k/a 832 BERKLEY RD, AUBURNDALE, FL 33823-3870 at public sale, to the highest and best bidder, for cash, online at <a href="#">www.polk.realforeclose.com</a> , on September 07, 2022 beginning at 10:00 AM. OF AS RECORDED IN PLAT BOOK 83, PAGE(S) 34, 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. 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 at St. Petersburg, Florida this 9 day of August, 2022. eXL Legal, PLLC Designated Email Address: <a href="#">efiling@exlegal.com</a> 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff Isabel López Rivera FL Bar: 1015906 1000007693 August 12, 19, 202222-01255K		

FIRST 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. 2019-CA-004819</b> <b>PENNYMAC LOAN</b> <b>SERVICES, LLC,</b> <b>Plaintiff, vs.</b> <b>DAISY MOLINA A/K/A</b> <b>DAISY HERNANDEZ, et al.,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered June 13, 2022 in Civil Case No. 2019-CA-004819 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and DAISY MOLINA A/K/A DAISY HERNANDEZ, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at <a href="#">www.polk.realforeclose.com</a> in accordance with Chapter 45, Florida Statutes on the 13th day of September, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: LOT 28, BLOCK B OF SUNNY GLEN PHASE III, ACCORDING TO THE PLAT THERE-		

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2019-CA-001518</b> <b>FBC MORTGAGE, LLC,</b> <b>Plaintiff, v.</b> <b>SCHERLEY LAGUERRE, 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 September 16, 2022, at 10:00 a.m. ET, via the online auction site at <a href="#">www.polk.realforeclose.com</a> in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit: Lot 118, Aldea Reserve, according to the map or plat thereof, as recorded in Plat Book 135, Page(s) 23, of the Public Records of Polk County, Florida. Property Address: 438 Vitoria Road, Davenport, FL, 33837 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 entitled 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 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. SUBMITTED on this 10th day of August, 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 August 12, 19, 202222-01262K		

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2020CA002792000000</b> <b>WILMINGTON SAVINGS FUND</b> <b>SOCIETY, FSB AS TRUSTEE OF</b> <b>WV 2017-1 GRANTOR TRUST,</b> <b>Plaintiff, VS.</b> <b>UNKNOWN HEIRS,</b> <b>BENEFICIARIES, DEVISEES,</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 RICKY LEVON</b> <b>BLANDIN A/K/A RICKY BLANDIN,</b> <b>DECEASED; LATRAVIA BLANDIN;</b> <b>LAQUINDA BLANDIN; TRAIL</b> <b>BLANDIN; TAIWAN BLANDIN;</b> <b>TYLER BLANDIN; RICKY</b> <b>BLANDIN; KEVIS BLANDIN;</b> <b>SANDRIDGE ESTATES, SUNRISE</b> <b>MEADOWS, AND LAUREL ACRES</b> <b>HOMEOWNERS' ASSOCIATION,</b> <b>INC.; UNKNOWN TENANT #1;</b> <b>UNKNOWN TENANT #2;</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to a Final Judgment. Final Judgment was awarded on July 28, 2022 in Civil Case No. 2020CA002792000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WILMINGTON SAVINGS FUND SOCIETY, FSB AS TRUSTEE OF WV 2017-1 GRANTOR TRUST is the Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF RICKY LEVON BLANDIN A/K/A RICKY BLANDIN, DECEASED; LATRAVIA BLANDIN; LAQUINDA BLANDIN; TRAIL BLANDIN; TAIWAN BLANDIN; TYLER BLANDIN; RICKY BLANDIN; KEVIS BLANDIN; SANDRIDGE ESTATES, SUNRISE MEADOWS, AND LAUREL ACRES HOMEOWNERS' ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2; are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at <a href="#">www.polk.realforeclose.com</a> on September 1, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 34, SAND RIDGE ESTATES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 77, PAGE 39 OF THE PUBLIC RECORDS, 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 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 4 day of August, 2022. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue, Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2022-08-04 13:42:49 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1133-2475B August 12, 19, 202222-01229K		

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2021CA001425000000</b> <b>DEUTSCHE BANK NATIONAL</b> <b>TRUST COMPANY AS TRUSTEE</b> <b>FOR NOVASTAR MORTGAGE</b> <b>FUNDING TRUST, SERIES 2006-5</b> <b>NOVASTAR HOME EQUITY LOAN</b> <b>ASSET-BACKED CERTIFICATES,</b> <b>SERIES 2006-5,</b> <b>Plaintiff, VS.</b> <b>BLANCA H. MORALES A/K/A</b> <b>BLANCA MORALES; UNKNOWN</b> <b>SPOUSE OF BLANCA H.</b> <b>MORALES A/K/A BLANCA</b> <b>MORALES; POLK COUNTY,</b> <b>FLORIDA; UNKNOWN TENANT</b> <b>#1; UNKNOWN TENANT #2;</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 26, 2022 in Civil Case No. 2021CA001425000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-5 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-5 is the Plaintiff, and BLANCA H. MORALES A/K/A BLANCA MORALES; POLK COUNTY, FLORIDA; UNKNOWN TENANT #1 N/K/A MANUEL MORALES; UNKNOWN TENANT #2 N/K/A ROBERTO MORALES are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at <a href="#">www.polk.realforeclose.com</a> on August 30, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 11 OF ROSEWOOD MANOR, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 37, PAGE 3 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. 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 3 day of August, 2022. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue, Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2022-08-03 10:36:03 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1221-5524B August 12, 19, 202222-01227K		



FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 532022CA002232000000 MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF DAVID J MONIZ, DECEASED, ET AL. Defendants. TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF DAVID J MONIZ, DECEASED, Current Residence Unknown, but whose last known address was: 5030 PINEAPPLE ST, LAKE WALES, FL 33898-7233 YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow- ing property in Polk County, Florida, to-wit: THE NORTH ONE HALF (N1/2) OF THE FOLLOW- ING DESCRIBED PROPERTY: PARCEL #43 OF WEST INDI- AN LAKE HEIGHTS SUBDIVI- SION, MORE PARTICULARLY DESCRIBED AS: BEGINNING AT THE NORTHWEST COR- NER OF U.S. GOVERNMENT LOT #3 AND THE CENTER OF SECTION 5, TOWNSHIP 31 SOUTH, RANGE 29 EAST, POLK COUNTY, FLORI- DA; THENCE DUE SOUTH ALONG THE HALF SECTION LINE 66 FEET; THENCE SOUTH 89°34`30` EAST 345 FEET TO A POINT IN THE SOUTH LINE OF A COUNTY ROAD, SAID POINT BEING ALSO IN THE CENTER LINE OF 50 FOOT STREET RUN- NING SOUTH; THENCE DUE SOUTH 358.74 FEET TO THE POINT OF BEGINNING; THENCE DUE SOUTH 120 FEET; THENCE DUE WEST 170 FEET; THENCE DUE NORTH 120 FEET; THENCE

DUE EAST 170 FEET TO THE  
POINT OF BEGINNING;  
LESS AND EXCEPT A STRIP  
OF GROUND 25 FEET WIDE  
OFF THE EAST SIDE OF THE  
ABOVE DESCRIBED PARCEL  
FOR ROADWAY PURPOSE  
AND A STRIP OF GROUND 25  
FEET WIDE OFF THE WEST  
SIDE OF THE ABOVE DE-  
SCRIBED PARCEL FOR WA-  
TERWAY PURPOSES.

has been filed against you and you are  
required to serve a copy of your writ-  
ten defenses, if any, to it on eXL Legal,  
PLLC, Plaintiff's attorney, whose  
address is 12425 28th Street North,  
Suite 200, St. Petersburg, FL 33716,  
on or before September 8, 2022 or  
within thirty (30) days after the first  
publication 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 demanded in the complaint  
petition.

If you are a person with a disabili-  
ty who needs any accommodation in  
order to participate in this proceed-  
ing, 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 Ave-  
nue, Bartow, Florida 33830, (863) 534-  
4686, at least 7 days before your sched-  
uled court appearance, or immediately  
upon receiving this notification if the  
time before the scheduled appearance  
is less than 7 days; if you are hearing or  
voice impaired, call 711.

WITNESS my hand and seal of the  
Court on this 2nd day of August, 2022.  
Stacy M. Butterfield  
Clerk of the Circuit Court  
(SEAL) By: /s/ Asuncion Nieves  
Deputy Clerk

eXL Legal, PLLC,  
Plaintiff's attorney,  
12425 28th Street North, Suite 200,  
St. Petersburg, FL 33716  
1000007981  
August 12, 19, 2022 22-01231K

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA. CASE No. 2022CA001415000000 REVERSE MORTGAGE FUNDING LLC, Plaintiff vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARJORIE J. HERRON, DECEASED, et al., Defendants TO: UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGN- EES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PAR- TIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARJORIE J. HER- RON, DECEASED 522 TIVOLI PARK DR DAVENPORT, FL 34769 UNKNOWN SPOUSE, HEIRS, DE- VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIM- ING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF KENNETH WILLIAM HERRON, DECEASED 522 TIVOLI PARK DR DAVENPORT, FL 34769 CHRISTOPHER JAMES HERRON and UNKNOWN SPOUSE OF CHRIS- TOPHER JAMES HERRON 13 ORANGE TREE CIRCLE WINTER GARDEN, FL 34787 CHRISTOPHER JAMES HERRON and UNKNOWN SPOUSE OF CHRIS- TOPHER JAMES HERRON 668 MURSET AVE SE PALM BAY, FL 32909 CHRISTOPHER JAMES HERRON and UNKNOWN SPOUSE OF CHRIS- TOPHER JAMES HERRON 1980 MICHELS DR NE PALM BAY, FL 32905 CHRISTOPHER JAMES HERRON and UNKNOWN SPOUSE OF CHRIS- TOPHER JAMES HERRON 6713 ALASKA CT CAMP LEJEUNE, NC 28547 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

following described property located in  
Polk County, Florida:

LOT 10, BLOCK 15, POLO  
PARK PHASE TWO, ACCORD-  
ING TO THE PLAT THEREOF,  
RECORDED IN PLAT BOOK  
83, PAGES 36 THROUGH 39,  
OF THE PUBLIC RECORDS  
OF POLK COUNTY, FLORIDA.  
TOGETHER WITH A 1994  
CLASSIC TRAILER MANU-  
FACTURED HOME; BEAR-  
ING SERIAL#'S: JACFL14984A  
AND JACFL14984B; TITLE #'S:  
65429922 AND 65429921

has been filed against you, and you  
are required to serve a copy of your  
written defenses, if any, to this action,  
on Greenspoon Marder, LLP, Default  
Department, Attorneys for Plaintiff,  
whose address is Trade Centre South,  
Suite 700, 100 West Cypress Creek  
Road, Fort Lauderdale, FL 33309,  
and file the original with the Clerk  
within 30 days after the first pub-  
lication of this notice in BUSINESS  
OBSERVER, on or before 8/31/2022;  
otherwise a default and 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 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 Ave-  
nue, 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 SEAL  
OF SAID COURT on this 25 day of July  
2022.

STACEY M. BUTTERFIELD  
As Clerk of said Court  
By:/s/ Asuncion Nieves  
As Deputy Clerk

Greenspoon Marder, LLP,  
Default Department,  
Attorneys for Plaintiff,  
Trade Centre South, Suite 700,  
100 West Cypress Creek Road,  
Fort Lauderdale, FL 33309  
(58341.1376)  
August 12, 19, 2022 22-01234K

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 Killer Bee Strategies located at 17209 Quail Circle in the City of Lake Wales, Polk County, FL 33859 intends to reg- ister the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 8th day of August, 2022. Killer Bee Marketing LLC August 12, 2022 22-01253K

FIRST INSERTION
Notice is hereby given that PAUL CLIFFORD FUHRMEISTER, OWNER, desiring to engage in business under the fictitious name of CLIFFORD ACCOUNTING located at 8 CAPTAIN KIDD LANE, WINTER HAVEN, FLORIDA 33880 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. August 12, 2022 22-01242K

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Special Things, located at 5562 Deer Tracks Ct, in the City of Lakeland, County of Polk, State of FL, 33811, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 4 of August, 2022. Carol Denise Muhieddine 5562 Deer Tracks Ct Lakeland, FL 33811 August 12, 2022 22-01243K

FIRST INSERTION
Notice is hereby given that MARIO J CANO, OWNER, desiring to engage in business under the fictitious name of MJCPRODUCTS located at 625 S ANDREA CIR, HAINES CITY, FLORIDA 33844 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. August 12, 2022 22-01244K

FIRST INSERTION
NOTICE OF SALE Affordable Self Storage of Bartow 1515 Centennial Blvd. Bartow, FL 33830 (863)533-5597 Personal property consisting of sofas, TV's, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Stat- utes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Credit cards only for all purchases & tax resale certificates required, if applicable. B03 C. Clay C33 P. Maddox E.32 L. A. Lerma F26 N. Jones H04 T. Coleman J11 T. Tucker Units will be listed on www. storageauctions.com Auction ends on August 29,2022 @11:00 AM or after August 12, 19, 2022 22-01248K

STACY M. BUTTERFIELD Clerk of the Court Deputy Clerk Gregory A. Sanoba, Esquire, 422 South Florida Avenue, Lakeland, Florida 33801 August 12, 19, 2022 22-01263K
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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 DIAMOND DUSTERS : Located at 900 Old Combe Rd Lot 120 : Polk County in the City of Lakeland : Florida, 33805-9508 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Lakeland Florida, this Au- gust day of 03, 2022 SANCHEZ JACQUELINE August 12, 2022 22-01239K

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 ISLANDCLAIR CLEANING SERVICE : Located at 438 Jaybee Ave : Polk County in the City of Davenport : Florida, 33897-5452 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Davenport Florida, this Au- gust day of 03, 2022 TIA & WALLACE ENTERPRISES INC August 12, 2022 22-01240K

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 MCLENDONS AFFORDABLE DETAILING : Located at 1904 west elliott st : Polk County in the City of Lakeland : Florida, 33805 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Lakeland Florida, this Au- gust day of 03, 2022 MCLENDON TYRONE August 12, 2022 22-01241K

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORDIA THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION fka THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORTGAN CHASE BANK, AS TRUSTEE FOR RESIDENTIAL ASSET SECURITIES CORPORATION HOME EQUITY MORTGAGE ASSET-BACKED PASS THROUGH CERTIFICATES SERIES 2004-K27, Plaintiff, vs. GARY C. WILLIS a/k/a GARY WILLIS; JENNIFER WILLIS a/k/a JENNIFER S. WILLIS; UNKNOWN TENANT #1; UNKNOWN TENANTS #2; SOUTHSTAR FUNDING LLC and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS NOMINATED FOR SOUTHSTAR FUNDING, LLC. Defendants. TO: SOUTHSTAR FUNDING LLC YOU ARE HEREBY NOTIFIED that an action to foreclose on the following real property in Polk County, Florida: LOT 6, BLOCK D of HIGH- LAND HEIGHT, UNIT TWO, re- corded in Plat Book 55, Page(s) 25, of the Public Records of Polk County, Florida. Property Address: 5903 July Street, Lakeland, FL 33813. has been filed against you in the Circuit Court of the Tenth Judicial Circuit, Polk County, Florida, and you are required to serve a copy of your written defenses to the Complaint, if any, to Gregory A. Sanoba, Esquire, 422 South Florida Avenue, Lakeland, Florida 33801, on or before September 5, 2022, and file the original with the Clerk of this Court either before service on Plaintiff's at- torney or immediately thereafter; oth- erwise, a default will be entered against you for the relief demanded in the Com- plaint.

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 532022-002046-0000-00 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE, FOR THE HOLDERS OF THE CIM TRUST 2021-R2, MORTGAGE-BACKED NOTES, SERIES 2021-R2, Plaintiff, vs. JOHN S. BRABSON, et al., Defendants. TO: UNKNOWN SPOUSE OF JOHN S. BRABSON Last Known Address: 6511 RED GRANGE BOULEVARD, INDIAN LAKES, FL 33855 Current Residence Unknown YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol- lowing described property: LOT 19, BLOCK 326, INDIAN LAKE ESTATES UNIT NO. 10, ACCORDING TO THE MAP OR PLAT THEREOF AS RE- CORDED IN PLAT BOOK 40, PAGE 14, 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 De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is P.O. BOX 771270, CORAL SPRINGS, FL 33077 on or be- fore September 5, 2022, a date at least thirty (30) days after the first publica- tion of this Notice in the (Please publish in THE BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plain- tiff's attorney or immediately thereaf- ter; otherwise a default will be entered against you for the relief demanded in the complaint.

De Cubas & Lewis, P.A., Attorney for Plaintiff, P.O. BOX 771270, CORAL SPRINGS, FL 33077 22-00192 August 12, 19, 2022 22-01233K
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FIRST INSERTION
Notice is hereby given that SUNSHINE STATE LEARNING SOLUTIONS, LLC, OWNER, desiring to engage in business under the fictitious name of TUTOR DOCTOR OF LAKELAND AND PLANT CITY located at 122 E. MAIN ST., #114, LAKELAND, FLORIDA 33801 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. August 12, 2022 22-01252K

De Cubas & Lewis, P.A., Attorney for Plaintiff, P.O. BOX 771270, CORAL SPRINGS, FL 33077 22-00192 August 12, 19, 2022 22-01233K
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FIRST INSERTION
Notice is hereby given that XINYA HAO, OWNER, desiring to engage in business under the fictitious name of NAIL N SHINE located at 3874 WHITE IBIS RD, LAKELAND, FLORI- DA 33811 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. August 12, 2022 22-01254K

FIRST INSERTION
Notice is hereby given that AUTOSAUCE LLC, OWNER, desiring to engage in business under the fictitious name of AUTOSAUCE PERFORMANCE located at 820 CREATIVE DR., SUITE 1, LAKELAND, FLORIDA 33813 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. August 12, 2022 22-01251K

FIRST INSERTION
Notice is hereby given that ANN M RI- VERA, OWNER, desiring to engage in business under the fictitious name of MIMI'S ITALIAN ICE OF FLORIDA located at 3120 S. FLORIDA AVE., UNIT 109, LAKELAND, FLORIDA 33803 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. August 12, 2022 22-01261K

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 532022CA001706000000 MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ROBERT B. DANA, DECEASED, ET AL. Defendants. TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ROBERT B. DANA, DECEASED Current Residence Unknown, but whose last known address was: 201 6TH JPV STREET, WINTER HA- VEN, FL 33880-1216 YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow- ing property in Polk County, Florida, to-wit: LOT 26, OF REPLAT OF UNIT NO. 3, JAN PHYL VILLAGE, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 41, PAGE 21, 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 eXL Legal,  
PLLC, Plaintiff's attorney, whose ad-  
dress is 12425 28th Street North, Suite  
200, St. Petersburg, FL 33716, on or be-  
fore 9/8/2022 or within thirty (30) days  
after the first publication 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 at-  
torney or immediately thereafter; oth-  
erwise, a default will be entered against  
you for the relief demanded in the com-  
plaint petition.

If you are a person with a disabili-  
ty who needs any accommodation in  
order to participate in this proceed-  
ing, 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 Ave-  
nue, Bartow, Florida 33830, (863) 534-  
4686, at least 7 days before your sched-  
uled court appearance, or immediately  
upon receiving this notification if the  
time before the scheduled appearance  
is less than 7 days; if you are hearing or  
voice impaired, call 711.

WITNESS my hand and seal of the  
Court on this 2nd day of August, 2022.  
Stacy M. Butterfield  
Clerk of the Circuit Court  
(SEAL) By: /s/ Asuncion Nieves  
Deputy Clerk

eXL Legal, PLLC,  
Plaintiff's attorney,  
12425 28th Street North,  
Suite 200,  
St. Petersburg, FL 33716  
1000007812  
August 12, 19, 2022 22-01232K

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 ANNE KEATING COUNSELOR : Located at 331 W Central Ave Ste 223 : Polk Coun- ty in the City of Winter Haven : Florida, 33880-2977 intends to register the said name with the Division of Corporations of the Florida Department of State, Tal- lahassee, Florida. Dated at Winter Haven Florida, this August day of 03, 2022 KEATING ANNE August 12, 2022 22-01238K

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 ANNE KEATING COUNSELOR : Located at 331 W Central Ave Ste 223 : Polk Coun- ty in the City of Winter Haven : Florida, 33880-2977 intends to register the said name with the Division of Corporations of the Florida Department of State, Tal- lahassee, Florida. Dated at Winter Haven Florida, this August day of 03, 2022 KEATING ANNE August 12, 2022 22-01238K

HOW TO  
PUBLISH YOUR

LEGAL  
NOTICE  
IN THE BUSINESS OBSERVER

CALL  
941-906-9386  
and select the  
appropriate  
County name  
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RV10161



SUBSEQUENT INSERTIONS

SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
<p>NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. <b>53-2021-CP-003638-0000-XX</b> <b>Division 14 - HILL II</b> <b>IN RE: ESTATE OF</b> <b>HUGUES HENDRICK</b> <b>Deceased.</b></p> <p>The administration of the estate of Hugues Hendrick, deceased, whose date of death was January 14, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830-3912. The names and addresses of the personal representative and the personal rep- resentative's attorney are set forth below.</p> <p>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.</p> <p>All other creditors of the decedent</p>	<p>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.</p> <p>ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC- TION 733.702 WILL BE FOREVER BARRED.</p> <p>NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.</p> <p>The date of first publication of this notice is August 5, 2022.</p> <p><b>Personal Representative:</b> <b>Rick Hardy Hendrick</b> 59 Brown Street Valley Stream, New York 11580 Attorney for Personal Representative: Scott Wallace, Esq., Attorney Florida Bar Number: 0190969 Wallace &amp; Packer, PL 14201 W. Sunrise Blvd., Suite 203 Sunrise, FL 33323 Telephone: (954) 236-0492 Fax: (954) 236-5437 E-Mail: swallace@floridaelderlaw.com Secondary E-Mail: pvibal@floridaelderlaw.com August 5, 12, 2022 22-01197K</p>	<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION CASE NO. <b>2018CA-004190-0000-00</b> <b>FBC MORTGAGE, LLC,</b> <b>Plaintiff, vs.</b> <b>XIOMARA GAVILAN, et al.,</b> <b>Defendants.</b></p> <p>NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Fore- closure entered December 20, 2021 in Civil Case No. 2018CA-004190-0000- 00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein FBC MORT- GAGE, LLC is Plaintiff and XIOMARA GAVILAN, et al., are Defendants, the Clerk of Court, STACY BUTTER- FIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in ac- cordance with Chapter 45, Florida Statutes on the 2nd day of September, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:</p> <p>LOT 18, PATTERSON GROVES, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 138, PAGES 4 THROUGH 10,</p>
	<p>OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.</p> <p>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.</p> <p>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. /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: MRSservice@mccalla.com Fla. Bar No.: 0146803 7015028 18-02129-2 August 5, 12, 2022 22-01214K</p>	<p>NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT, TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: <b>2021-CC-005373</b> <b>ASSOCIATION OF POINCIANA</b> <b>VILLAGES, INC., a Florida</b> <b>not-for-profit corporation,</b> <b>Plaintiff, v.</b> <b>FRENCH BOLEN, KNOWN</b> <b>HEIR OF COYET BOLEN,</b> <b>DECEASED, et al.,</b> <b>Defendant.</b></p> <p>NOTICE IS HEREBY given pursu- ant to a Final Summary Judgment of Foreclosure dated July 22, 2022 and entered in Case No. 2021-CC-005373, in the County Court in and for Polk County, Florida wherein ASSOCIA- TION OF POINCIANA VILLAGES, INC., is the Plaintiff and FRENCH BOLEN, KNOWN HEIR OF COYET BOLEN, DECEASED, THE UN- KNOWN HEIRS, GRANTEES, DE- VISEES, LIENERS, TRUSTEES, AND CREDITORS OF COYET BOLEN, DECEASED are the Defendants, I will sell to the highest bidder online at www.polk.realforeclose.com , at 10:00 A.M. on the 25th day of August, 2022, the following described property as set forth in said Final Judgment, to wit:</p> <p>LOT 2, BLOCK 414, VILLAGE 7, NEIGHBORHOOD 2 WEST, POINCIANA SUBDIVISION,</p> <p>according to the map or plat thereof, recorded in Plat Book 58, Page 2, of the Public Records of Polk County, FL. Parcel Identification Num- ber:28-27-33-934460-414020.</p> <p>Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, must file a claim within 60 days after the sale.</p> <p>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.</p> <p>Dated this 1st day of August, 2022.</p> <p>/s/ Michael J. McCabe Michael J. McCabe, Esq. Florida Bar No. 0021108 McCabe &amp; Ronsman 110 Solana Road, Suite 102 Ponte Vedra Beach, Florida 32082 service@flclegal.com August 5, 12, 2022 22-01201K</p>

SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
<p>NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO. <b>2022CA001787</b> <b>U.S. BANK TRUST NATIONAL</b> <b>ASSOCIATION, NOT IN ITS</b> <b>INDIVIDUAL CAPACITY BUT</b> <b>SOLELY AS OWNER TRUSTEE</b> <b>FOR LEGACY MORTGAGE ASSET</b> <b>TRUST 2017-RPL2,</b> <b>Plaintiff, vs.</b> <b>UNKNOWN HEIRS, DEVISEES,</b> <b>BENEFICIARIES, GRANTEES,</b> <b>ASSIGNEES, LIENORS,</b> <b>CREDITORS, TRUSTEES</b> <b>AND ALL OTHER UNKNOWN</b> <b>PERSONS OR SPOUSES</b> <b>CLAIMING BY, THROUGH,</b> <b>UNDER, OR AGAINST THE</b> <b>ESTATE OF JAMES E. DAVIS,</b> <b>JR. a/k/a JAMES DAVIS, JR.,</b> <b>DECEASED; UNKNOWN</b> <b>TENANT #1; UNKNOWN TENANT</b> <b>#2; ALL OTHER UNKNOWN</b> <b>PARTIES CLAIMING INTERESTS</b> <b>BY, THROUGH, UNDER, AND</b> <b>AGAINST THE HEREIN NAMED</b> <b>DEFENDANT(S) WHO ARE NOT</b> <b>KNOWN TO BE DEAD OR ALIVE,</b> <b>WHETHER SAME UNKNOWN</b> <b>PARTIES MAY CLAIM AN</b> <b>INTEREST AS SPOUSES,</b> <b>HEIRS, DEVISEES,</b> <b>GRANTEES, OR OTHER</b> <b>CLAIMANTS</b> <b>Defendant(s).</b></p> <p>TO: UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, AS- SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UN- KNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UN- DER, OR AGAINST THE ESTATE OF</p>	<p>JAMES E. DAVIS, JR. a/k/a JAMES DAVIS, JR., DECEASED Last Known Address: UNKNOWN TO: ALL OTHER UNKNOWN PAR- TIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PAR- TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM- ANTS 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 de- scribed in the mortgage being fore- closed herein</p> <p>YOU ARE NOTIFIED that an action to foreclose a mortgage has been filed against you, in regard to the following property in POLK County, Florida, le- gally described as:</p> <p>LOT 32 OF THE REPEAT OF PINE TERRACE SUBDIVI- SION, AS SHOWN BY MAP OR PLAT THEREOF RE- CORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 35, PAGE 22.</p> <p>This property is located at the street ad- dress of: 1015 Inman Terrace, Winter- haven, FL 33881</p> <p>YOU ARE REQUIRED to serve</p>	<p>a copy of your written defenses on or before a date which is within 30 days after the first publication, if any, on McMichael Taylor Gray, LLC, Plaintiff's Attorney, whose ad- dress is 3275 W. Hillsboro Blvd., Suite 312, Deerfield Beach, Florida 33442, and file the original with this Court either before service on Plaintiff's Attorney, or immediately thereafter; otherwise, a default will be entered against you for the re- lief demanded in the Complaint or Petition.</p> <p>If you are a person with a dis- ability who needs any accommoda- tion 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 ap- pearance is less than 7 days; if you are hearing or voice impaired, call 711.</p> <p>STACY M. BUTTERFIELD CLERK OF THE CIRCUIT COURT (COURT SEAL)</p> <p>Attorney for Plaintiff: Annalise Hayes DeLuca, Esq. Audrey J. Dixon, Esq. Ashley Elmore Drew, Esq. MCMICHAEL TAYLOR GRAY, LLC Attorney for Plaintiff 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: 404.474.7149 Email: ServiceFL@mtglaw.com August 5, 12, 2022 22-01192K</p>

SECOND INSERTION	SECOND INSERTION	SECOND INSERTION
<p>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. <b>532020CA000541000000</b> <b>LAKEVIEW LOAN</b> <b>SERVICING, LLC,</b> <b>Plaintiff, vs.</b> <b>JUNIOR R. BAMBERG;</b> <b>ELIZABETH C. BAMBERG; CACH,</b> <b>LLC; UNKNOWN TENANT NO.</b> <b>1; UNKNOWN TENANT NO. 2;</b> <b>and ALL UNKNOWN PARTIES</b> <b>CLAIMING INTERESTS BY,</b> <b>THROUGH, UNDER OR AGAINST</b> <b>A NAMED DEFENDANT TO</b> <b>THIS ACTION, OR HAVING OR</b> <b>CLAIMING TO HAVE ANY RIGHT,</b> <b>TITLE OR INTEREST IN THE</b> <b>PROPERTY HEREIN DESCRIBED,</b> <b>Defendant(s).</b></p> <p>NOTICE IS HEREBY GIVEN pursu-</p>	<p>ant to an Order or Summary Final Judgment of foreclosure dated July 29, 2022, and entered in Case No. 532020CA000541000000 of the Circuit Court in and for Polk County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and JU- NIOR R. BAMBERG; ELIZABETH C. BAMBERG; CACH, LLC; UNKNOWN TENANT NO. 1; UNKNOWN TEN- ANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTER- ESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROP- ERTY HEREIN DESCRIBED, are De- fendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com, 10:00 a.m., on September 27, 2022 , the following described property as set forth in said Order or Final Judgment,</p>	<p>THE POINT OF BEGINNING FOR THIS DESCRIPTION, RUN THENCE NORTH 66° 52' 51" WEST A DISTANCE OF 882.24 FEET, RUN THENCE NORTH 65° 20' 19" EAST A DISTANCE OF 1500.0 FEET, RUN THENCE SOUTH 22° 17' 35" WEST A DISTANCE OF 876.16 FEET, RUN THENCE SOUTH 53° 37' 29" WEST A DISTANCE OF 272.52 FEET TO THE POINT OF BEGIN- NING; SUBJECT TO AN IN- GRESS-EGRESS EASE- MENT ACROSS THE ENTIRE SOUTHEASTERLY 25.0 FEET THEREOF.</p> <p>TOGETHER WITH AN EASE- MENT FOR INGRESS-EGRESS AS DESCRIBED IN O.R. BOOK 1730, PAGE 1098, PUBLIC RE- CORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN DOUBLE</p>
	<p>WIDE 2001 REDM MOBILE HOME, VIN#FLA146C6020A, TITLE #83438262 AND VIN#FLA146C6020B, TITLE #83438102 SITUATED ON PROPERTY.</p> <p>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 PROVID- ED HEREIN.</p> <p>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</p>	<p>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.</p> <p>DATED 8/2/2022.</p> <p>By: /s/ Sheena M. Diaz Sheena M. Diaz Florida Bar No.: 97907 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo &amp; 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 1463-175932 / VMR August 5, 12, 2022 22-01212K</p>

# SAVE TIME

## E-mail your Legal Notice

## legal@businessobserverfl.com



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 8/22/2022 at 11:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Desirae Padgett unit #3361; Pablo Varando unit #705. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. August 5, 12, 2022	
22-01198K	

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION PROBATE FILE NO. <b>53-2022-CP-001919-0000-XX</b> <b>IN RE: Estate of</b> <b>NORMAN EARL JONES, JR.,</b> <b>Deceased.</b>  The administration of the estate of Norman Earl Jones, Jr., deceased, whose date of death was March 19, 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. 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 August 5, 2022. <b>Personal Representative:</b> <b>/s/ Chad Jones</b> <b>Chad Jones</b> 116 Brandy Chase Blvd Winter Haven, Florida 33880 Attorney for Personal Representative: AMY L. PHILLIPS Attorney for Petitioner Florida Bar No. 91682 P.O. Box 4397 Winter Haven, FL 33885 (863) 268-8292 amy@amyphillipspllc.com August 5, 12, 2022	
22-01196K	

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. 2015CA002378000000</b> <b>The Bank of New York Mellon Trust</b> <b>Company, N.A. as successor in</b> <b>interest to all permitted successors</b> <b>and assigns of The JPMorgan Chase</b> <b>Bank, National Association as</b> <b>Trustee for Specialty Underwriting</b> <b>and Residential Finance Trust</b> <b>Mortgage Loan Asset- Backed</b> <b>Certificates, Series 2004-BC4,</b> <b>Plaintiff, vs.</b> <b>Ruth Mae Fields-Barnes, et al.,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2015CA002378000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein The Bank of New York Mellon Trust Company, N.A. as successor in interest to all permitted successors and assigns of The JPMorgan Chase Bank, National Association as Trustee for Specialty Underwriting and Residential Finance Trust Mortgage Loan Asset- Backed Certificates, Series 2004-BC4 is the Plaintiff and Ruth Mae Fields-Barnes; Michelle R. Barnes; Unknown Tenant in Possession No. 1 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 8th day of September, 2022, the following	
described property as set forth in said Final Judgment, to wit:  LOT 1 HEATH'S ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 63, PAGE 10, 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 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 1st day of August, 2022. <b>BROCK &amp; SCOTT, PLLC</b> Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDoes@brockandscott.com By /s/ Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 Case No. 2015CA002378000000 File # 17-F00558 August 5, 12, 2022	
22-01210K	

SECOND INSERTION	
AMENDED NOTICE OF SALE IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>Case No. 2020 CA 003280</b> <b>Wilmington Savings Fund Society,</b> <b>FSB, not in its individual capacity,</b> <b>but solely as trustee of CSMC</b> <b>2019-SPL1 Trust</b> <b>Plaintiff vs.</b> <b>LUIS VELEZ A/K/A LUIS A. VELEZ</b> <b>and all unknown parties claiming</b> <b>by, through, under and against</b> <b>the above named Defendant who</b> <b>are unknown to be dead or alive</b> <b>whether said unknown are persons,</b> <b>heirs, devisees, grantees, or other</b> <b>claimants; UNKNOWN SPOUSE</b> <b>OF LUIS VELEZ A/K/A LUIS A.</b> <b>VELEZ; THE ESTATE OF JOSE A.</b> <b>VELEZ; THE ESTATE OF IRAIDA</b> <b>VELEZ A/K/A IRAIDA V. VELEZ;</b> <b>UNKNOWN SPOUSE OF IRAIDA</b> <b>VELEZ A/K/A IRAIDA V. VELEZ;</b> <b>ASSOCIATION OF POINCIANA</b> <b>VILLAGES INC.; POINCIANA</b> <b>VILLAGE 5 ASSOCIATION INC.;</b> <b>POLK COUNTY CLERK OF</b> <b>COURT; MIDLAND FUNDING</b> <b>LLC; IRAIDA BARBOSA; WANDA</b> <b>BARBOSA; TENANT I/UNKNOWN</b> <b>TENANT; TENANT II/UNKNOWN</b> <b>TENANT; TENANT III/UNKNOWN</b> <b>TENANT and TENANT IV/</b> <b>UNKNOWN TENANT; in possession</b> <b>of the subject real property,</b> <b>Defendants</b> Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Polk County, Florida will sell the following property situated in Polk County, Florida described as: LOT 28, BLOCK 747, POINCIANA NEIGHBORHOOD 5 NORTH, VILLAGE 3, ACCORDING TO THE PLAT	
THEREOF, AS RECORDED IN PLAT BOOK 54, PAGES 27 THROUGH 42, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.  at public sale, to the highest and best bidder for cash, at www.polk.realforeclose.com , at 10:00 a.m. on SEPTEMBER 9, 2022. The highest bidder shall immediately post with the Clerk, a deposit equal to five percent (5%) of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Court. Final payment must be made on or before 12:00 P.M. (Noon) the day following the sale by cash or cashier's check.  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. <b>LAW OFFICE OF GARY GASSEL, P.A.</b> 2191 Ringling Boulevard Sarasota, Florida 34237 (941) 952-9322 Attorney for Plaintiff By WILLIAM NUSSBAUM, III, ESQUIRE Florida Bar No. 66479 August 5, 12, 2022	
22-01224K	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO.: 2022CA000388000000</b> <b>DIVISION: Civil Dv. 4</b> <b>DELLA ESCOBIO,</b> <b>Plaintiff, v.</b> <b>A.J. MARTINO AS SUCCESSOR</b> <b>TRUSTEE OF THE FLORIDA</b> <b>LAND TRUST NO. 127 LAND</b> <b>TRUST AGREEMENT UTD</b> <b>NOVEMBER 2, 2009;</b> <b>UNKNOWN TENANT #1 AND</b> <b>UNKNOWN TENANT #2</b> <b>representing tenants in possession,</b> <b>Defendants.</b> TO Defendant Andrew "A.J." Martino as Successor Trustee of The Florida Land Trust No. 127 Land Trust Agreement UTD November 2, 2009, 1602 N. Florida Ave., Suite 102, Tampa, Florida 33602. YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property: Lot 134, of Unrecorded Clearwater Lake Estates, described as follows: The East 205.00 feet of the North 90.00 feet of the South 900.00 feet of the NE ¼ of the SW ¼ of Section 32, Township 26 South, Range 25 East, in 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 the plaintiff's attorney Sean P. Cronin, Esq., Stanton Cronin Law Group, PL, 6944 W. Linebaugh Ave., Suite 102, Tampa, Florida 33625, on or before 9-6-22, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint of 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.  WITNESS my hand and the seal of said Court on 7/29/22.  Clerk of Circuit Court (SEAL) By: Keylea Olivier Deputy Clerk  Sean P. Cronin, Esq., Stanton Cronin Law Group, PL, 6944 W. Linebaugh Ave., Suite 102, Tampa, Florida 33625 August 5, 12, 2022	
22-01213K	

SECOND INSERTION	
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2018CA002402000000</b> <b>U.S. BANK NATIONAL</b> <b>ASSOCIATION, AS TRUSTEE</b> <b>FOR GREENPOINT MORTGAGE</b> <b>FUNDING TRUST MORTGAGE</b> <b>PASS-THROUGH CERTIFICATES,</b> <b>SERIES 2006-AR6,</b> <b>Plaintiff, vs.</b> <b>ELIZABETH SONE A/K/A</b> <b>ANA ELIZABETH SONE, et al.</b> <b>Defendants</b> NOTICE IS HEREBY GIVEN that pursuant to an Order Rescheduling Foreclosure Sale entered July 19, 2022 in Case No. 2018CA002402000000 in the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR6 ("Plaintiff") and ELIZABETH SONE A/K/A ANA ELIZABETH SONE; WIDES A. MARTE A/K/A WIDES MARTE, AS AN ACCOMMODATION PARTY; ASSOCIATION OF POINCIANA VILLAGES, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR GREENPOINT MORTGAGE FUNDING, INC.; REAL TIME RESOLUTIONS, INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF THE CIRCUIT COURT, POLK COUNTY, FLORIDA ("Defendants"). Stacy M. Butterfield, Clerk of Circuit Court for POLK, County Florida will sell to the highest and best bidder for cash via the Internet at www.polk.realforeclose.com, at 10:00	
a.m., on the 2ND day of SEPTEMBER, 2022, the following described property as set forth in said Final Judgment, to wit:  LOT 7, BLOCK 1002, POINCIANA, NEIGHBORHOOD 4, VILLAGE 7, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGES 4 THROUGH 18, INCLUSIVE, 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.  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 28th day of July, 2022. <b>VAN NESS LAW FIRM, PLC</b> 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ J. Anthony Van Ness J. Anthony Van Ness, Esq. Florida Bar #: 391832 Email: TVanness@vanlawfl.com PHH11417-18/sap August 5, 12, 2022	
22-01189K	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION <b>Case No. 2021CA003316</b> <b>Division 15</b> <b>THE BANK OF NEW YORK</b> <b>MELLON FKA THE BANK OF</b> <b>NEW YORK, AS TRUSTEE FOR</b> <b>THE CERTIFICATEHOLDERS OF</b> <b>THE CWABS, INC.,</b> <b>ASSET-BACKED CERTIFICATES,</b> <b>SERIES 2006-18</b> <b>Plaintiff, vs.</b> <b>LAWRENCE E. LUCAS AND</b> <b>CRYSTAL A. LUCAS, et al.</b> <b>Defendants.</b> TO: UNKNOWN SPOUSE OF CRYSTAL A. LUCAS LAST KNOWN ADDRESS: 4936 SW 30TH TERRACE FORT LAUDERDALE, FL 33312 CRYSTAL A. LUCAS BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF: 4936 SW 30TH TERRACE FORT LAUDERDALE, FL 33312  You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida: CONDOMINIUM UNIT 104, BUILDING 4295, SUNSET LAKES, CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORD BOOK 6846, PAGE 101, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.	
commonly known as 4295 SUMMER LANDING DR APT 104, LAKELAND, FL 33810 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ryan Sutton of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before 8/18/2022, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.  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: July 12, 2022.  CLERK OF THE COURT Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000 (COURT SEAL)  By: /s/ Asuncion Nieves Deputy Clerk  Ryan Sutton Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 298100/2117163/wlp August 5, 12, 2022	
22-01191K	

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.</b> <b>2022-CP-0025100000-XX</b> <b>IN RE: ESTATE OF</b> <b>JOHN CHARLES HARRISON,</b> <b>Deceased.</b>  The administration of the Estate of John Charles Harrison, deceased, whose date of death was August 19, 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 August 5, 2022. <b>Personal Representative:</b> <b>Angela Marie Harrison</b> 896 Eagle Rock Terrace Winter Haven, FL 33880  Attorney for P ersonal Representative: Seth S. Diamond, Esquire Florida Bar Number: 55714 Sloto & Diamond, PLLC 9100 S. Dadeland Boulevard, Suite 1607 Miami, Florida 33156 Telephone: (305) 379-1792 Fax: (305) 379-2328 E-Mail: eservice@slotolaw.com August 5, 12, 2022	
22-01225K	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO.:</b> <b>2022CA-001499-0000-00</b> <b>U.S. BANK NATIONAL</b> <b>ASSOCIATION,</b> <b>Plaintiff, vs.</b> <b>ROHN D. GARDIN, et al.,</b> <b>Defendants.</b> TO: ROHN D. GARDIN Last Known Address: 8141 BRISTOL BAY AVE, LAKELAND, FL 33810 Current Residence Unknown UNKNOWN TENANT Current Residence: 8141 BRISTOL BAY AVE, LAKELAND, FL 33810 UNKNOWN SPOUSE OF ROHN D. GARDIN Last Known Address: 8141 BRISTOL BAY AVE, LAKELAND, FL 33810 Current Residence Unknown YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 113, DEVONSHIRE MANOR, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 122, PAGE 25, 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 De Cubas & Lewis, P.A., Attorney for Plaintiff,	
whose address is P.O. BOX 771270, CORAL SPRINGS, FL 33077 on or before August 26, 2022, a date at least thirty (30) days after the first publication of this Notice in the (Please publish 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.  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 20th day of July, 2022. <b>STACY M. BUTTERFIELD, CPA</b> As Clerk of the Court (SEAL) By Lori Armijo As Deputy Clerk  De Cubas & Lewis, P.A., Attorney for Plaintiff, P.O. BOX 771270, CORAL SPRINGS, FL 33077 22-00574 August 5, 12, 2022	
22-01204K	

SECOND INSERTION	
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION: <b>CASE NO.:</b> <b>2019CA-003569-0000-00</b> <b>PINGORA LOAN SERVICING, LLC,</b> <b>Plaintiff, vs.</b> <b>CHARLES V. WALL; KEATHEL</b> <b>CHAUNCEY ESQ., AS</b> <b>TRUSTEE, UNDER THE POLK</b> <b>3 LAND TRUST; ESTATES OF</b> <b>AUBERNDALE HOMEOWNERS</b> <b>ASSOCIATION, INC, A FLORIDA</b> <b>NONPROFIT CORPORATION;</b> <b>UNKNOWN TENANT #1 IN</b> <b>POSSESSION OF THE SUBJECT</b> <b>PROPERTY; UNKNOWN TENANT</b> <b>#2 IN POSSESSION OF THE</b> <b>SUBJECT PROPERTY</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Cancel and Reschedule Foreclosure Sale Date dated the 22nd day of July 2022, and entered in Case No. 2019CA-003569-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein PINGORA LOAN SERVICING, LLC is the Plaintiff and ESTATES OF AUBURNDALE HOMEOWNERS ASSOCIATION, INC., A FLORIDA NONPROFIT CORPORATION C/O ARTEMIS LIFESTYLES SERVICES, INC. KEATHEL CHAUNCEY ESQ., AS TRUSTEE, UNDER THE POLK 3 LAND TRUST UNKNOWN TENANT # 1 N/K/A THOMAS GRABOWSKI UNKNOWN TENANT # 2 N/K/A MICHELLE GRABOWSKI; and CHARLES V. WALL IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on the 20th day of September 2022, the following described property as set forth in said Final Judgment, to wit: LOT(S) 264 ESTATES OF AU-	
BURNDALE PHASE 2, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 136, PAGES 6 THROUGH 11, OF THE PUBLIC RECORDS POLK COUNTY, FLORIDA. Property Address: 428 PALASTRO AVE AUBURNDALE, FL 33823  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 2nd day of August 2022. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 20-01582 August 5, 12, 2022	
22-01216K	

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

1/10184



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-001308</b> <b>LAKEVIEW LOAN</b> <b>SERVICING, LLC,</b> <b>Plaintiff, vs.</b> <b>JAIRO ESTEBAN</b> <b>BENAVIDES CASAS, et al.</b> <b>Defendants.</b> To: JAIRO ESTEBAN BENAVIDES CASAS 575 TORTUGAS STREET, HAINES CITY, FL 33844 LAURA ELIZABETH CASAS BOHORQUEZ 575 TORTUGAS STREET, HAINES CITY, FL 33844 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 101, ORCHID TERRACE PHASE 1, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 176, PAGES 1 THROUGH 7, OF THE PUBLIC 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 8/26/22 or 30 days from the first publication, otherwise a Judgment may 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. WITNESS my hand and seal of said Court on the 20 day of July, 2022. Stacy M. Butterfield CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: Kaylea Olivier Deputy Clerk  MCCALLA RAYMER LEIBERT PIERCE, LLC 225 E. Robinson St. Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 6998980 22-00290-1 August 5, 12, 2022			
22-01194K			

SECOND INSERTION			
AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2022CA-001911-0000-00</b> <b>AVAIL 1 LLC, a Delaware</b> <b>limited liability company,</b> <b>Plaintiff, vs.</b> <b>ESTATE OF KATHERINE S.</b> <b>MILLER, DECEASED THE</b> <b>HEIRS, DEVISEE, GRANTEES,</b> <b>ASSIGNEES, 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 KATHERINE S.</b> <b>MILLER, DECEASED, et al,</b> <b>Defendants.</b> TO: ESTATE OF KATHERINE S. MILLER, DECEASED THE HEIRS, DEVISEE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIM- ING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF KATHERINE S. MILLER, DE- CEASED. 409 Willow Run Lakeland, Florida 33813 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Polk County, Florida: Lot 28, WILLOW RUN, Accord- ing To The Plat Thereof, As Re- corded In Plat Book 68, Page 9, 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 the action, on Ritter, Zaretsky, Lieber & Jaime, LLP, Attorneys for Plaintiff, whose address is 2800 Biscayne Boulevard, Suite 500, Miami, Florida 33137, Attn. Vivian A. Jaime, Esq., and file the original with the Clerk within 30 days after the first publication of this notice in the BUSI- NESS OBSERVER, on or before 9-5-22, 2022; otherwise a default and a judg- ment 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 SAID ON 7/28/22. STACY M. BUTTERFIELD As Clerk of said Court (SEAL) By Kaylea Olivier Deputy Clerk  Ritter, Zaretsky, Lieber & Jaime, LLP, Attorneys for Plaintiff, 2800 Biscayne Boulevard, Suite 500, Miami, Florida 33137, Attn. Vivian A. Jaime, Esq. August 5, 12, 2022			
22-01195K			

SECOND INSERTION			
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2021CA002742000000</b> <b>BANK OF NEW YORK MELLON</b> <b>TRUST COMPANY, N.A. AS</b> <b>TRUSTEE FOR MORTGAGE</b> <b>ASSETS MANAGEMENT</b> <b>SERIES I TRUST,</b> <b>Plaintiff, vs.</b> <b>PATRICIA A. MASON, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated May 24, 2022, and entered in 2021CA002742000000 of the Cir- cuit Court of the TENTH Judicial Circuit in and for Polk County, Flor- ida, 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, BENEFICIA- RIES, DEVISEES, GRANTEES, AS- SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PATRICIA A. MASON, DECEASED; GEORGE L. MASON; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOP- MENT; JAMES E. KERSEY, JR.; LIN- DA KERSEY; DAWN MUEHLER LEI- VA; MELANIE RUTH MOSS; SCOTT LEWIS MASON; TROY ALLEN MA- SON; CLERK OF COURT OF POLK COUNTY, FLORIDA; STATE OF FLORIDA DEPARTMENT OF REV- ENUE; PUBLIX 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 Au- gust 25, 2022, the following described property as set forth in said Final Judg- ment, to wit: ALL THAT CERTAIN PAR- CEL OF LAND SITUATE IN THE CITY OF LAKELAND, COUNTY OF POLK AND STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS FOLLOWS:LOT 103 OF			
FORESTGREEN PHASE TWO, 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 67, PAGES 44 AND 45. BE- ING THE SAME PROPERTY DESCRIBED IN DEED BOOK 2819 PAGE 1002. DATED 01/26/1990 RECORDED 01/30/1990, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 3119 FOR- ESTGREEN DRIVE N, LAKE- LAND, FL 33811 Any person claiming an interest in the surplus from the sale, if any, oth- er than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Stat- utes, 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 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. Dated this 2 day of August, 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 20-080079 - CaB August 5, 12, 2022			
22-01217K			

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. 53-2019-CA-004652</b> <b>NAVY FEDERAL CREDIT UNION,</b> <b>Plaintiff, vs.</b> <b>ADAM J. ACREMAN, et al.,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursu- ant to a Summary Final Judgment of Foreclosure entered July 18, 2022 in Civil Case No. 53-2019-CA-004652 of the Circuit Court of the TENTH Ju- dicial Circuit in and for Polk County, Bartow, Florida, wherein NAVY FED- ERAL CREDIT UNION is Plaintiff and ADAM J. ACREMAN, et al., are Defen- dants, the Clerk of Court, STACY BUT- TERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in ac- cordance with Chapter 45, Florida Statutes on the 1st day of September, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 13, Block B, Montclair, ac- cording to the map or plat there- of as recorded in Plat Book 47, Page 2, 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. 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. /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: MRSservice@mccalla.com Fla. Bar No.: 0146803 7014987 20-00719-4 August 5, 12, 2022			
22-01215K			

SECOND INSERTION			
NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION <b>CASE NO.: 53-2021-CA-002923</b> <b>WELLS FARGO BANK, N.A.,</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS,</b> <b>DEVISEES, GRANTEES,</b> <b>ASSIGNEES, LIENORS,</b> <b>CREDITORS, TRUSTEES, OR</b> <b>OTHER CLAIMANTS CLAIMING</b> <b>BY, THROUGH, UNDER, OR</b> <b>AGAINST GILBERT S. BINSTED</b> <b>AKA GILBERT SALVATORE</b> <b>BINSTED, DECEASED, et al,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated July 6, 2022, and entered in Case No. 53-2021-CA-002923 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Bank, N.A. , is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against Gilbert S. Binsted aka Gilbert Salvatore Binsted, deceased, Monica Keenan, Marcia Nellos, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www. polk.realforeclose.com, Polk County, Florida at 10:00am EST on the August 23, 2022 the following described prop- erty as set forth in said Final Judgment of Foreclosure: LOT 7 OF UNRECORDED EN-			
CHANTED OAKS DESCRIBED AS: THE SOUTH 85 FEET OF THE NORTH 355 FEET OF THE EAST 140 FEET OF THE WEST 470 FEET OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 28 SOUTH, RANGE 24 EAST, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. A/K/A 1118 TRIMBLE DRIVE LAKELAND FL 33801 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 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 29 day of July, 2022. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Charline Calhoun Florida Bar #16141 CT - 21-006336 August 5, 12, 2022			
22-01202K			

SECOND INSERTION			
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2021CA002302000000</b> <b>DEUTSCHE BANK NATIONAL</b> <b>TRUST COMPANY, AS TRUSTEE</b> <b>FOR FREMONT HOME LOAN</b> <b>TRUST 2006-2, ASSET-BACKED</b> <b>CERTIFICATES, SERIES 2006-2,</b> <b>Plaintiff, vs.</b> <b>DESROY T. LEVY, ET AL.</b> <b>Defendants</b> To the following Defendant(s): DEONE SHAYNA CANADY (UNABLE TO SERVE AT ADDRESS) Last Known Address: 2228 RALEIGH ST, HOLLYWOOD, FL 33020 1632 Additional Address: 20830 NW 23RD AVE, MIAMI GARDENS, FL 33056 1680 Additional Address: POE CANADY & ASSOCIATES, LLC 1317 EDGEWATER DRIVE SUITE 2773, ORLANDO, FL 32804 YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 33, BLOCK A OF UN- RECORDED PORTION OF SECOND ADDITION TO WINSTON HEIGHTS, UNIT THREE: COMMENCE AT NORTHWEST CORNER OF LOT 24, BLOCK A, WIN- STON HEIGHTS, UNIT 3, A SUBDIVISION RECORDED IN PLAT BOOK 56, PAGE 17, PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND RUN SOUTH 89°58'20" WEST 327.72 FEET; THENCE NORTH 0°19'30" WEST, 135.00 FEET FOR POINT OF BE- GINNING; THENCE SOUTH 83°05'30" WEST 99.06 FEET TO A POINT ON EASTERLY RIGHT OF WAY LINE OF MILNER DRIVE; THENCE NORTHERLY ALONG SAID EASTERLY RIGHT OF WAY LINE FOLLOWING A CURVE CONCAVE WESTERLY HAV- ING A RADIUS OF 300 FEET THRU A CENTRAL ANGLE OF 12°24'51" AN ARC DIS- TANCE OF 65.00 FEET, SAID ARC HAVING A CHORD			
BEARING NORTH 12°51'39" WEST; THENCE NORTH 78°06'15" EAST 114.82 FEET; THENCE SOUTH 0°19'30" EAST 75.00 FEET TO POINT OF BEGINNING, AND BEING IN SECTION 9, TOWNSHIP 22 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA. A/K/A 1123 MILNER DRIVE WEST, LAKELAND FL 33810 has been filed against you and you are required to serve a copy of your writ- ten defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CEN- TER DRIVE, SUITE #110, DEER- FIELD BEACH, FL 33442 on or before June 20, 2022 a date which is within thirty (30) days after the first publication of this Notice in the 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 to Administrative Order No. 2065. 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 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. WITNESS my hand and the seal of this Court this 12th day of May, 2022 STACY M. BUTTERFIELD POLK COUNTY CLERK OF COURT (SEAL) By Lori Armijo As Deputy Clerk J. Anthony Van Ness, Esq. VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 PHH16788-21/ng August 5, 12, 2022			
22-01218K			

SECOND INSERTION			
NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION <b>CASE NO.: 53-2019-CA-000873</b> <b>WELLS FARGO BANK, N.A.,</b> <b>Plaintiff, vs.</b> <b>GEORGE E. JENKINS A/K/A</b> <b>GEORGE JENKINS, et al,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated July 13, 2022, and entered in Case No. 53-2019-CA-000873 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and George E. Jenkins a/k/a George Jenkins, Judy Jenkins, Florida Housing Finance Corporation, are def- endants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the August 30, 2022 the following described property as set forth in said Final Judgment of Foreclosure: LOTS 19, 20, 21 AND 22, BLOCK 6, AVON VILLA, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RE- CORDED AT PLAT BOOK 18,			
PAGE 5, IN THE PUBLIC RE- CORDS OF POLK COUNTY, FLORIDA. A/K/A 4644 S. GARY AVE, LAKELAND, FL 33813 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 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 29 day of July, 2022. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Swosinski Florida Bar #96533 Justin Swosinski, Esq. CT - 19-003341 August 5, 12, 2022			
22-01203K			

SECOND INSERTION			
NOTICE OF ACTION Constructive Service of Process IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY <b>Case No. 2022-CA-001424</b> <b>Honorable Judge: Yancey</b> <b>PLANET HOME LENDING, LLC</b> <b>Plaintiff, vs.</b> <b>KENNETH ANTHONY;</b> <b>FELICIA ANTHONY;</b> <b>LONNIE B. ANTHONY, SR.; ET AL.</b> <b>Defendants,</b> TO: LONNIE B. ANTHONY, SR, and UNKNOWN SPOUSE OF LONNIE B. ANTHONY, SR Last Known Address: 147 Sunset View Dr., Davenport, FL 33837 YOU ARE NOTIFIED that an ac- tion to Foreclose a Mortgage on the following property commonly known as 147 Sunset View Dr., Davenport, FL 33837and more particularly described as follows: LOT 146, OF SUNSET RIDGE PHASE 2, ACCORDING TO THE PLAT THEREOF AS RE- CORDED IN PLAT BOOK 126, PAGE(S) 36, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA PARCEL ID: 27-26-18-704454-001460. has been filed against you and you are required to serve of a copy of your writ-			
ten defenses, if any, to it on Matthew T. Wasinger, Esquire, the Plaintiff's attor- ney, whose address is 605 E. Robinson Street, Suite 730, Orlando, FL 32801 on or before 9-2-2022, not less than 30 days from the first proof of publication of this Notice, and file the original with the clerk of this court either before ser- vice on the plaintiff's attorney or imme- diately 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 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 27th day of July, 2022 STACY M. BUTTERFIELD, CPA POLK County Clerk of Court (SEAL) Asuncion Nieves As Deputy Clerk Matthew T. Wasinger, Esquire, the Plaintiff's attorney, 605 E. Robinson Street, Suite 730, Orlando, FL 32801 August 5, 12, 2022			
22-01219K			

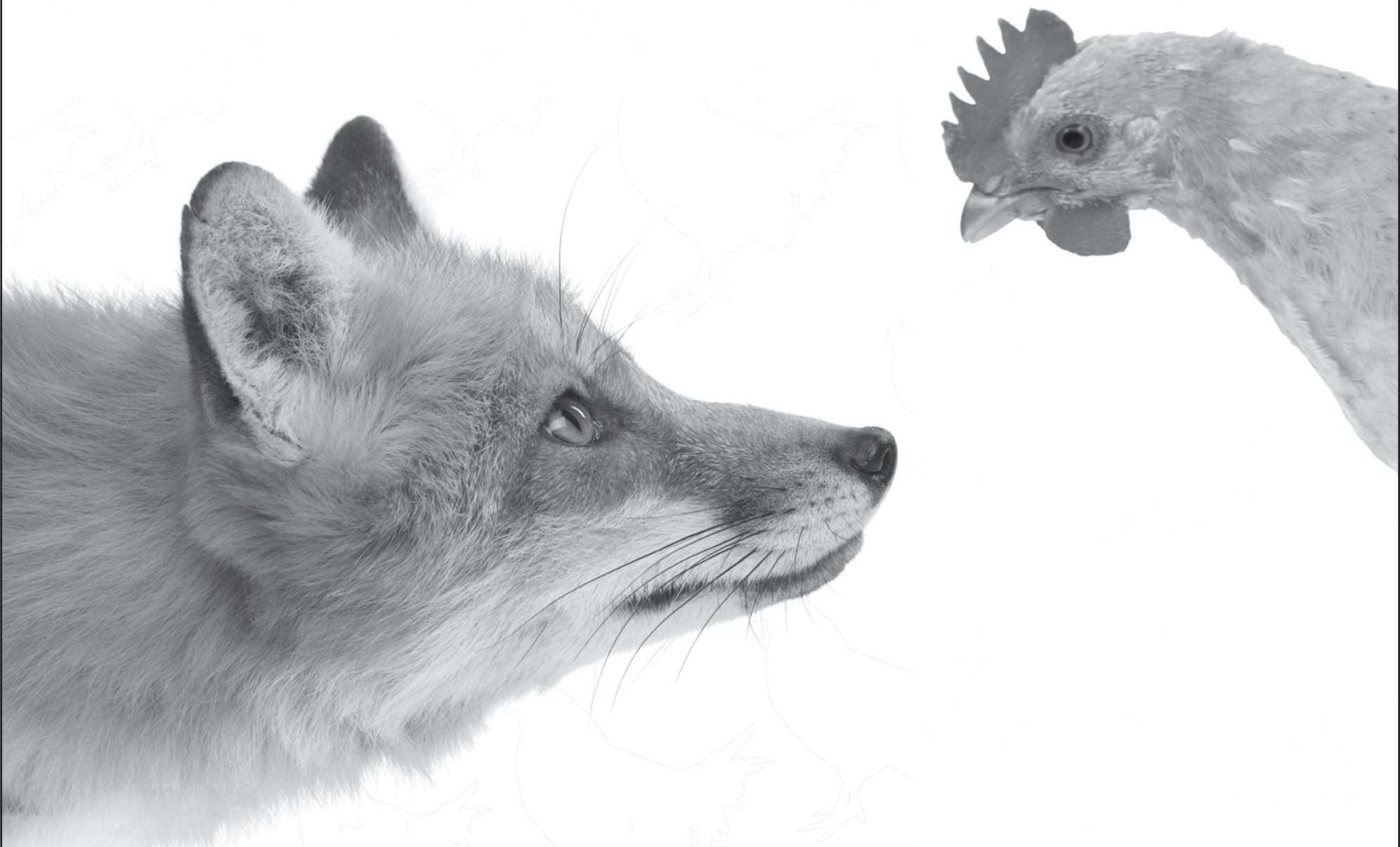
SECOND INSERTION			
RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA. CIVIL DIVISION <b>CASE NO.</b> <b>532021CA0028900000000</b> <b>LAKEVIEW LOAN</b> <b>SERVICING, LLC,</b> <b>Plaintiff, vs.</b> <b>WILLIE J. MILES, JR.; CITY OF</b> <b>POLK CITY, FLORIDA; KENNETH</b> <b>LAMAR SMITH; FREDERICK</b> <b>GENE SMITH; UNKNOWN</b> <b>SPOUSE OF FREDERICK GENE</b> <b>SMITH; CHARLENE MARIA</b> <b>MILES; UNKNOWN TENANT</b> <b>NO. 1; UNKNOWN TENANT NO.</b> <b>2; and ALL UNKNOWN PARTIES</b> <b>CLAIMING INTERESTS BY,</b> <b>THROUGH, UNDER OR AGAINST</b> <b>A NAMED DEFENDANT TO</b> <b>THIS ACTION, OR HAVING OR</b> <b>CLAIMING TO HAVE ANY RIGHT,</b> <b>TITLE OR INTEREST IN THE</b> <b>PROPERTY HEREIN DESCRIBED,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to an Order or Summary Final Judgment of foreclosure dated June 24, 2022 and an Order Resetting Sale dated July 21, 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 PART- 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, 10:00 a.m., on September 6, 2022 , the following de- scribed property as set forth in said Or- der or Final 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 PROVID- ED 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 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 7/27/22. 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 1463-180400 / SM2 August 5, 12, 2022			
22-01190K			



# 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.

