

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 SaraTravel located at 11115 Sand Pine Ln, in the County of Manatee, in the City of Parrish, Florida 34219 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Parrish, Florida, this 14th day of September, 2022.

SARATRAVEL AGENCY LLC
September 16, 2022

22-01375M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-2866
IN RE: ESTATE OF NINA R. POWELL, Deceased.

The administration of the estate of NINA R. POWELL, deceased, whose date of death was June 29, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO BOX 25400, BRADENTON, FL 34206. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 16, 2022

SUSAN LYNN POWELL Personal Representative
6320 Venture Drive, Suite 104 Lakewood Ranch, FL 34202
Joseph L. Najmy Attorney for Personal Representative
Florida Bar No. 0847283
Najmy Thompson, P.L.
6320 Venture Drive, Suite 104 Lakewood Ranch, FL 34202
Telephone: 941-907-3999
Email: jnajmy@najmythompson.com
Secondary Email: kwest@najmythompson.com
September 16, 23, 2022 22-01366M

FIRSN INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
File No. 2022CP002392AX
Division PROBATE
IN RE: ESTATE OF LAWRENCE HEAGNEY, Deceased

The administration of the estate of LAWRENCE HEAGNEY, deceased, whose date of death was May 27, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. 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 September 16, 2022.

Personal Representative: THOMAS HEAGNEY
8602 Brer Rabbit Cove Cordova, Tennessee 38018
Attorney for Personal Representative: JONATHAN T. ANDERSON
Attorney
Florida Bar Number: 188530
WOOD SEITL & ANDERSON, P.A.
3665 Bee Ridge Rd., Suite 300 Sarasota, FL 34233
Telephone: (941) 954-5772
Fax: (941) 925-9164
E-Mail: jonathan@wsa-law.com
September 16, 23, 2022 22-01370M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022 CP 002743
IN RE: ESTATE OF FRANKLIN BELL, Deceased.

The administration of the estate of FRANKLIN BELL, deceased, whose date of death was May 15, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West Bradenton, Florida 34205. 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 September 16, 2022.

Personal Representative: Joan Swickard
403 Hooper Street Ludlow, Kentucky 41016
Attorney for Personal Representative: Mark A. Hanson, Esquire
Florida Bar Number: 0472182
Lobeck & Hanson, P.A.
2033 Main Street, Suite 403 Sarasota, FL 34237
Telephone: (941) 955-5622
Fax: (941) 951-1469
E-Mail: mhanson@lobeckhanson.com
Secondary E-Mail: enicholson@lobeckhanson.com
September 16, 23, 2022 22-01369M

FIRST INSERTION

BOARD OF SUPERVISORS MEETING DATES
AVIARY AT RUTLAND RANCH COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2022-2023

The Board of Supervisors of the Aviary at Rutland Ranch Community Development District will hold their regular meetings for Fiscal Year 2022-2023 at 6102 162nd Ave. E, Parrish, Florida 34219, at 5 p.m. unless otherwise indicated as follows:

- October 11th, 2022
November 14th, 2022
December 12th, 2022
January 9th, 2023
February 13th, 2023
March 13th, 2023
April 10th, 2023
May 8th, 2023
June 12th, 2023
July 10th, 2023
August 14th, 2023
September 11th, 2023

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts.

The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from 250 International Parkway, Suite 208, Lake Mary, Florida 32746 or by calling (321) 263-0132.

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (877) 276-0889 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
District Manager
September 16, 2022 22-01363M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-2680
IN RE: ESTATE OF: DAVID A. JONES, Deceased.

The administration of the estate of DAVID A. JONES, deceased, whose date of death was July 19, 2022; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 16, 2022.

/s/ Tara Jones TARA M. JONES Personal Representative
1110 31st Street West Bradenton, Florida 34205
/s/ Thomas A. Moseley Thomas A. Moseley Attorney for Personal Representative
Email: tom@bradentonattorneyatlaw.com
Secondary Email: liz@bradentonattorneyatlaw.com
Florida Bar No. 0333689
Thomas A. Moseley, Chartered
1724 Manatee Avenue West Bradenton, Florida 34205
Telephone: 941-747-8185
September 16, 23, 2022 22-01367M

FIRST INSERTION

NOTICE TO CREDITORS for PUBLICATION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-2856
IN RE: ESTATE OF MARIA DEL CARMEN PANIAGUA MIGOYA, Deceased. also known as MARIA C. MIGOYA,

The administration of the estate of MARIA DEL CARMEN PANIAGUA MIGOYA, also known as MARIA C. MIGOYA, deceased, whose date of death was January 31, 2021, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 16, 2022.

Luz M. McQuiston Personal Representative
1010 1/2 Casabella Drive Bradenton, Florida 34209
Kevin M. Collver Attorney for Personal Representative
Florida Bar No. 0104450
3119 Manatee Avenue West Bradenton, FL 34205
Telephone: (941) 741-8224
Email: kcollver@barneswalker.com
September 16, 23, 2022 22-01353M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No.: 2022 CP 2523 AX
Division: Probate
IN RE: ESTATE OF BERNARD F. O'BRIEN, Deceased.

The administration of the Estate of Bernard F. O'Brien deceased, whose date of death was July 4, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. 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 September 9, 2022.

Personal Representative: Gary S. O'Brien c/o Knowles, Bouziane & Shaffer PLLC
Attorney for Personal Representative: William Shaffer, Esq
Florida Bar Number: 65952
Knowles, Bouziane & Shaffer PLLC
2812 Manatee Ave. W. Bradenton, Florida 34205
Telephone: (941) 404-4940
E-Mail: will@bandslaw.com
September 9, 16, 2022 22-01345M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-2808
IN RE: ESTATE OF WILLIAM JAMES CONOLY, also known as JAMES CONOLY, Deceased.

The administration of the estate of WILLIAM JAMES CONOLY, also known as JAMES CONOLY, deceased, whose date of death was July 18, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 9, 2022.

Laura Marie Conoly Caldwell Personal Representative
1736 Muirfield Dr. Green Cove Springs, FL 32043
Jeffrey S. Goethe Attorney for Personal Representative
Florida Bar No. 0861420
3119 Manatee Avenue West Bradenton, FL 34205
Telephone: (941) 741-8224
Email: jgoethe@barneswalker.com
Secondary Email: rbattle@barneswalker.com
September 9, 16, 2022 22-01323M

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-2653
IN RE: ESTATE OF FRED YANCEY STEINGRABER, Deceased.

The administration of the estate of FRED YANCEY STEINGRABER, deceased, whose date of death was March 31, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. 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 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 September 9, 2022.

Personal Representative: YANCEY STEINGRABER
4510 NW 19th Avenue Gainesville, Florida 32605
Attorney for Personal Representative: Sam W. Boone, Jr., Esq. Florida Bar Number: 278963
Sam W. Boone, Jr., P.A. Post Office Box 358327 Gainesville, FL 32635
Telephone: (352) 374-8308
E-Mail: sboone@boonelaw.com
September 9, 16, 2022 22-01333M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022 CP 002801 CP
Division PROBATE
IN RE: ESTATE OF LAWRENCE TECKLER, Deceased.

The administration of the estate of Lawrence Teckler, deceased, whose date of death was July 16, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 9, 2022.

Personal Representative Maryann Lillis c/o Todd D. Kaplan, Esq.
E-Mail Addresses: tkaplan@icardmerrill.com cburke@icardmerrill.com Florida Bar No. 0613371
Icard Merrill Cullis Timm Furen & Ginsburg PA
8470 Enterprise Cir., Ste. 201 Lakewood Ranch, FL 34202 Telephone: (941) 907-0006
Attorney for Personal Representative Todd D. Kaplan, Esq.
E-Mail Addresses: tkaplan@icardmerrill.com cburke@icardmerrill.com Florida Bar No. 0613371
Icard Merrill Cullis Timm Furen & Ginsburg PA
8470 Enterprise Cir., Ste. 201 Lakewood Ranch, FL 34202 Telephone: (941) 907-0006
September 9, 16, 2022 22-01344M

THIRD INSERTION

NOTICE OF ACTION FOR Petition for Temporary Custody by Extended Family IN THE CIRCUIT COURT OF THE Twelfth JUDICIAL CIRCUIT, IN AND FOR Manatee County COUNTY, FLORIDA

Case No.: 2022-DR-2131

Aaron and Stefanie Larsen, Petitioner and Katherine Larsen, Respondent.
TO: Katherine Larsen
10313 Beneva Dr Tampa FL 33647

YOU ARE NOTIFIED that an action for Temporary Custody has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Aaron and Stefanie Larsen, whose address is 4419 Windy Hammock Way Palmetto FL 34221, on or before 9/22/2022, and file the original with the clerk of this Court at 1115 Manatee Ave W Bradenton, FL 34205, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated: 8/24/2022
CLERK OF THE CIRCUIT COURT (SEAL) By: {Deputy Clerk}
Sept. 2, 9, 16, 23, 2022 22-01283M

SECOND INSERTION

NOTICE TO CREDITORS (ancillary summary administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-002724
IN RE: ESTATE OF DEBORAH A. ANDERSEN, Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE: You are hereby notified that an Order of Summary Administration (non-resident decedent) has been entered in the estate of DEBORAH A. ANDERSEN, deceased, File Number 2022-CP-002724, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206; that the decedent's date of death was January 24, 2022; that the total value of the estate is Miscellaneous personality of \$1,000 and that the names and addresses of those to whom it has been assigned by such order are:

- Name Address
CANDACE A. FROST
4833 SE 44th Ave., Portland, OR 97206
THOMAS R. ANDERSEN
81 College St., Buffalo, NY 14201
KELLEY E. AUER
74 Center St., Bemus Point, NY 14712

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, 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 September 9, 2022.

Personal Giving Notice: THOMAS R. ANDERSEN
81 College St. Buffalo, NY 14201
KELLEY E. AUER
74 Center St. Bemus Point, NY 14712
Attorney for Person Giving Notice: ROSE-ANNE B. FRANO Florida Bar No. 0592218
Williams Parker Harrison Dietz & Getzen
200 S. Orange Ave. Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service: Primary: rfrano@williamsparker.com Secondary: mbussiere@williamsparker.com
September 9, 16, 2022 22-01336M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA
CASE NO. 2017CA003381AX
PENNYMAC LOAN SERVICES, LLC;
Plaintiff, vs.
DORINE HAGER, DECEASED, KRIS HAGER, KRIS HAGER, WENDY SUE HAGER, WENDY SUE HAGER, ET.AL;
Defendants
NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Reschedule Foreclosure Sale dated August 16, 2022, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 11:00 AM at <https://www.manatee.realforeclose.com>, on October 6, 2022, the following described property:
LOT 97, GAMBLE CREEK ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE(S) 1, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
Property Address: 12635 50TH CT E, PARRISH, FL 34219
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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
Andrew Arias, Esq. FBN: 89501
Attorneys for Plaintiff
Marinosci Law Group, P.C.
100 West Cypress Creek Road,
Suite 1045
Fort Lauderdale, FL 33309
Phone: (954) 644-8704;
Fax (954) 772-9601
ServiceFL@mlg-defaultlaw.com
17-08982
September 9, 16, 2022 22-01351M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-001115
IN RE: ESTATE OF DENNIS ALDEN THROCKMORTON A/K/A DENNIS A. THROCKMORTON Deceased.
The administration of the estate of Dennis Alden Throckmorton a/k/a Dennis A. Throckmorton, deceased, whose date of death was September 26, 2021, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W, Bradenton, Florida 34205 .
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 September 9, 2022.
Personal Representative:
Kevin Patrick Throckmorton
689 E. Lakefront Circle
Galloway, New Jersey 08205
Attorney for Personal Representative: Cyrus Malhotra, Esq.
Florida Bar No. 00227751
The Malhotra Law Firm
3903 Northdale Boulevard,
Suite 100E
Tampa, Florida 33624
Phone (813) 902-2119
Fax (727) 290-4044
E-Mail: filings@flprobatesolutions.com
Secondary E-Mail: barrett@flprobatesolutions.com
September 9, 16, 2022 22-01335M

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION
Case #: 2021CA004282AX
DIVISION: D
Nationstar Mortgage LLC d/b/a Mr. Cooper
Plaintiff, -vs.-
Unknown Heirs, Devises, Grantees, Assignees, Creditors, Lienors, and Trustees of Hubert Stevenson, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Unknown Heirs, Devises, Grantees, Assignees, Creditors, Lienors, and Trustees of Verona Lee Dixon a/k/a Verona L. Dixon, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Unknown Heirs, Devises, Grantees, Assignees, Creditors, Lienors, and Trustees of Wanda Denise McClam a/k/a Wanda Denise Robinson; Johnny Loyd Dixon, Sr.; Unknown Spouse of Cecilia Delray Brumfield; Wanda Denise McClam a/k/a Wanda Denise Robinson; Unknown Spouse of Johnny Loyd Dixon, Sr.; Clerk of Circuit Court of Manatee County, Florida; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2021CA004282AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff and Unknown Heirs, Devises, Grantees, Assignees, Creditors, Lienors, and Trustees of Hubert Stevenson, Deceased, and All Other Persons Claiming by and

Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Angelina Colonnese, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on September 29, 2022, the following described property as set forth in said Final Judgment, to-wit:
LOT 14, BLOCK E, SYLVAN OAKS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 21, PAGES 85 THROUGH 90, INCLUSIVE, PUBLIC RECORDS OF MANATEE 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.
*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FleService@logs.com
Pursuant to the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
LOGS LEGAL GROUP LLP
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, Florida 33431
Telephone: (813) 880-8888 Ext. 66821
Fax: (813) 880-8800
For Email Service Only: FleService@logs.com
For all other inquiries: jhooper@logs.com
By: Jessica A. Hooper, Esq.
FL Bar # 1018064
21-325305 FCO1 CXE
September 9, 16, 2022 22-01341M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2022-CP-002203
IN RE: ESTATE OF WILLIAM R. CHEESMAN Deceased.
The administration of the estate of WILLIAM R. CHEESMAN, deceased, whose date of death was November 23, 2021, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, FL 34205. 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 September 9, 2022.
Petitioner:
ELLENE SANTILLI
C/O TIMOTHY W. GENSNER, P.A.
2831 RINGLING BLVD. STE 202A
SARASOTA, FL 34237
Attorney for Petitioner:
TIMOTHY W. GENSNER, ESQ.
TIMOTHY W. GENSNER, P.A.
2831 RINGLING BLVD, STE 202A
SARASOTA, FL 34237
Telephone: 941-952-9377
Florida Bar No.586242
September 9, 16, 2022 22-01324M

SECOND INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 41-2022-CA-000538
HOMEBRIDGE FINANCIAL SERVICES, INC., Plaintiff, vs. BRIAN GEORGE PSCHAR AKA BRIAN G. PSCHAR, et al, Defendant(s).
NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated August 12, 2022, and entered in Case No. 41-2022-CA-000538 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which Homebridge Financial Services, Inc., is the Plaintiff and Brian George Pschar aka Brian G. Pschar, Brandy A. Morgan, Shadow Brook Condominium Owners Association, Inc, Unknown Party #1 N/K/A John Doe, Unknown Party #2 N/K/A Jane Doe, are defendants, the Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.manatee.realforeclose.com, Manatee County, Florida at 11:00AM on the November 18, 2022 the following described property as set forth in said Final Judgment of Foreclosure:
UNIT 132, SHADOW BROOK MOBILE HOME SUBDIVISION, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 808, PAGE 546, AND ALL SUBSEQUENT AMENDMENTS THERETO, AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM BOOK 7, PAGE 1, AND AMENDMENTS THERETO,

OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS.
TOGETHER WITH DOUBLE WIDE MOBILE HOME DESCRIBED AS: 1984 PALM, VIN NUMBER: 25651030AT, TITLE NUMBER: 40048137 AND 1984 PALM, VIN NUMBER: 25651030BT, TITLE NUMBER: 40048138.
A/K/A 6710 36TH AVE E LOT 132 PALMETTO FL 34221
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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
Dated this 02 day of September, 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 Ritchie
Florida Bar #106621
Justin Ritchie, Esq.
CT - 22-000083
September 9, 16, 2022 22-01329M

SECOND INSERTION

NOTICE OF PUBLIC SALE
To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on September 27, 2022, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:00 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.
PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531 Time: 10:00 AM
Sale to be held at www.storagetreasures.com.
A22 - Watson, Pamulin; B03CC - Haymond, Devin; B37 - Ramirez, Roberto; C03 - Adkins, Kenneth; C20 - Moreland, Zackary S.; C41C42 - Clearezia, Jimeterious; C47 - Roe, Rhiannon; D05CC - Griner, Emily; D07CC - Curry, Cynde; D11 - Garcia, Luis; E03 - Beckett, Hope; E05CC - Blackmon, Jonathan Harris; E09 - Farroukh, Erica; E17CC - Wilson, Samantha; E25CC - Hoppe, Constance; E35CC - Plaisir, Nehissa; G08G09 - Davila, Omayra; G12 - Kenny, James; G34 - Davidson, Blake; H07 - Jones-Cole, Diane; H18 - Robinson, Tameashia; I01 - Brown, Sequoya; K33 - Scott, Brea
PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473 Time: 10:15 AM
Sale to be held at www.storagetreasures.com.
A011 - Hawthorne, Sara; A016 - Williams, Justice; A022 - Ellis, Eric; A049 - Taylor, Jantania; A058 - Brinson, Teresa; B003 - Latham, Rhonda; B009 - Bowsens-Ballard, Venetia; B016 - Green, Mamie; B019 - Pettit, Melissa; C010 - Reagan, Pat; C018 - Armstrong, Dawn; C023 - Bell, Jajuan; C029 - Graham, Shenica; C037 - Yniguez, Alex; C083 - Roberts, Elizabeth; C084 - ROBINSON, DAVID; C090 - Davis, Christina; C093 - Montgomery, Teresa; C101 - Ables, Robert; C136 - Denave, Valerie; D002 - Lockhart, Greg; D024 - Sanders, Isiah; D029 - ortiz, jennifer; D031 - Morgan, Gillian; D048 - Nolasco, Elliott; D051 - BREWER, DESIREE; D055 - Diseker, Jaime Sue; D068 - Trevino, Adrian; D075 - Belvine, Dursilla; E012 - Loisel, Chandra; E017 - Chambers, Rosalia; E027 - smith, Amber; E036 - Vasquez, Harrieth; E038 - Lazaro, Heriberto; E040 - williams, Yolanda; E042 - Baptiste, Lorson; E043 - Vega, Christally; E045 - Turner, Myra; E050 - Behn, Lela; F021 - Jackson, Jamica; F022 - Gavin, Nicole; F027 - Duche, Lori; F047 - Potts, George; F049 - Johnson, Racquelle; G014 - Novotny, Michael; G016 - Lavila, Marc; G029 - murkerson, Idus; G040 - Schaefer, Charlie; G041 - Regis, Kinley; G052 - FOWLER, BRADLEY; H017 - Aschenbrenner, Ryan; J020 - wood, Amanda; J045 - Rodriguez, Wendy
PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078 Time: 10:30 AM
Sale to be held at www.storagetreasures.com.
0105 - whobrey, Roger; 0114 - Johnson, William; 0311 - Diaz, Terri; 0322 - Bell, Sue; 0412 - Armstrong, Lindsay; 0432 - Johnson, Dawn; 0433 - Gissendanner, Austonia; 0460 - Jackson, Latrese; 0475 - Watkins, Crystal; 0492 - Burls, Jazayah; 0529 - Axon, sherry; 0537 - Nichols, James; 0545 - Wright, Joseph; 0565 - Trask, Donna; 0600 - Waters, Rodney; 0601 - Mitchell-Vegas, Stacy; 0611 - Dorsey, Vonshekkia; 0614 - fraiser, albrina; 0621 - Miller, Beverly; 0644 - Talcott, Sarah; 0666 - Axelrod, Brian; 0718 - De la Cruz, Johana; 0804 - Tyson, Martha; 0824 - Averette, Tynesia; 0838 - Alexander, Terrika; 0847 - Mangual, Diana; 0849 - Yacin, Charlene; 2008 - Tegrootenhuis, Jack; 2034 - Lall, Randolph; 2046 - Gary, Crystal; 2055 - Hartwig, Heide; 2124 - Lowe, Brentress
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.
September 9, 16, 2022 22-01325M

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2021CA001147AX
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE CERTIFICATEHOLDERS OF NATIXIS REAL ESTATE CAPITAL TRUST 2007-HE2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE2,
Plaintiff, vs.
MICHAEL FULLERTON A/K/A MICHAEL H. FULLERTON AND C. JOY FULLERTON A/K/A CHRISTINE JOY FULLERTON, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 05, 2022, and entered in 2021CA001147AX of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE CERTIFICATEHOLDERS OF NATIXIS REAL ESTATE CAPITAL TRUST 2007-HE2, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE2 is the Plaintiff and MICHAEL FULLERTON A/K/A MICHAEL H. FULLERTON; C. JOY FULLERTON A/K/A CHRISTINE JOY FULLERTON; AQUA FINANCE, INC.; STATE OF FLORIDA DEPARTMENT OF REVENUE are the Defendant(s). Angelina Colonnese as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on October 06, 2022, the

following described property as set forth in said Final Judgment, to wit:
LOT 19, BLOCK 54, OF WHITEFIELD ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 33, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
Property Address: 7124 WILLOW ST, SARASOTA, FL 34243
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
Dated this 2 day of September, 2022.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
21-003513 - CaB
September 9, 16, 2022 22-01349M

THIRD INSERTION

NOTICE OF ACTION FOR PARTITION
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2022CA000213
BOBBY MAYS,
Plaintiff, vs.
HERBERT ELLIS aka HERBERT ELLIS STANLEY,
and unknown descendants of SHIRLEY M. BERRY, GLENDA STANLEY, MARTY STANLEY,
Defendants.
TO DEFENDANTS AND ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED: HERBERT ELLIS aka HERBERT ELLIS STANLEY; and unknown descendants of SHIRLEY M. BERRY, GLENDA STANLEY, MARTY STANLEY
YOU ARE NOTIFIED that the Plaintiff has instituted this action against you seeking to Partition Heirs Property, and that you are required to serve a copy of your written defenses, if any, to the Plaintiff, Esq., attorney for Plaintiff, Bobby Mays, at 7300 Delainey Court, Sarasota, Florida 34240 on or before 10/5/2022 and file the original with the Manatee County Clerk of Court at 1115 Manatee Avenue West, Bradenton, Florida 34205, before service on Plaintiff or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the complaint.
The action is asking the court to decide how the following real property should be divided:
1913 Tallevast Road, Tallevast, Florida 34270, the legal description of which is: BEG AT SW COR OF SW1/4 SEC 30, RUN E ALG CENTER LINE OF TALLEVAST RD 1998.43 FT TO PT

IN CENTER LINE OF RD FOR POB, THEN TURN AN ANGLE OF 90 DEG 2 MIN TO LEFT & RUN IN NLY DIREC 1332 FT, E AT ANGLE OF 90 DEG 2 MIN 163.5 FT, THEN TURN AN ANGLE OF 89 DEG 58 MIN TO THE RIGHT & RUN IN SLY DIREC 1332 FT TO POINT IN CENTER OF RD THEN TURN AN ANGLE OF 90 DEG 2 MIN TO THE RIGHT & IN A WLY DIREC 163.5 FT TO POB, LESS RD R/W & LESS PARCEL IN SW COR DESC IN ORB 21, P 229 P-20 P1#19890.0000/3.
In and for Manatee County: If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may call an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
Dated: June 29 2022
ANGELINA "ANGEL" COLONNESO
CLERK OF THE CIRCUIT COURT
MANATEE COUNTY
(SEAL) By: K Gaffney
Deputy Clerk
Paul Blucher, Esq.,
attorney for Plaintiff, Bobby Mays,
7300 Delainey Court,
Sarasota, Florida 34240
Sept. 2, 9, 16, 23, 2022 22-01284M



What “governmental agencies” can run certain public notices on newspaper websites only?

Counties, cities, school boards, and other units of local government in the state are included.

VIEW NOTICES ONLINE AT **Legals.BusinessObserverFL.com**

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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
OF THE TWELFTH JUDICIAL
CIRCUIT IN AND FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2022-CP-2393
IN RE: ESTATE OF
DOROTHY ANN FERRARI,
also known as
DOROTHY A. FERRARI,
Deceased.

The administration of the estate of DOROTHY ANN FERRARI, also known as DOROTHY A. FERRARI, deceased, whose date of death was May 12, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the physical address of which is 1115 Manatee Avenue West, Bradenton, FL 34205, and the mailing address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is: September 9, 2022.

Lauren E. Ramirez
Personal Representative

P.O. Box 14987
Bradenton, FL 34208

M. Brandon Robinson, Esq.

Attorney for the Personal Representative
Florida Bar No. 0119364
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: 941-741-8224
Email: brobinson@barneswalker.com
September 9, 16, 2022 22-01332M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2022 CP 2777
Division PROBATE
IN RE: ESTATE OF
MARY ANNE SZCZUREK
Deceased.

The administration of the estate of Mary Anne Szczurek, deceased, whose date of death was July 25, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W., Bradenton, FL 34205. 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 September 9, 2022.

Personal Representative:
Carrie P. Davies

8625 Sandy Point Road
Bryan, Texas 77807

Attorney for

Personal Representative:
Elizabeth J. Barber, Esq.,
Attorney

Florida Bar Number: 0058183
P.O. Box 52470
Sarasota, FL 34232
Telephone: (941) 879-9980
Fax: (941) 263-8301
E-Mail: liz@ebarberlaw.com
Secondary E-Mail:
sandy@ebarberlaw.com

September 9, 16, 2022 22-01343M

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT IN AND
FOR MANATEE COUNTY, FLORIDA
CASE NO.:
2021CA004312CAAXMA
WILMINGTON TRUST,
NATIONAL ASSOCIATION,
NOT IN ITS INDIVIDUAL
CAPACITY, BUT SOLELY AS
TRUSTEE OF MFRA TRUST 2015-1,
Plaintiff, v.

ALL UNKNOWN HEIRS,
BENEFICIARIES, LEGATEES,
DEVEISEES, PERSONAL
REPRESENTATIVE, CREDITORS
AND ANY OTHER PERSON
CLAIMING BY, THROUGH,
UNDER OR AGAINST ARTHUR
SPINNER, DECEASED; ET AL,
Defendants.

To the following Defendant(s):
ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVEISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST ARTHUR SPINNER, DECEASED.
(Last Known Address: 6211 Cornell Rd, Bradenton, FL 34207)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

LOT 23, BLOCK L, BAYSHORE GARDENS, SECTION NO. 21, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGES 80 AND 81, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 6211 CORNELL RD, BRADENTON, FL 34207

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami

Beach Boulevard, North Miami Beach, FL 33162 within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 6 day of September, 2022.

ANGELINA "ANGEL"

COLONNESO

As Clerk of the Court
(SEAL) By Kris Gaffney

As Deputy Clerk

Ghidotti Berger LLP
Attorney for Plaintiff
1031 North Miami Beach Boulevard
North Miami Beach, FL 33162
September 9, 16, 2022 22-01340M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2022 CP 002718
IN RE: ESTATE OF
JOHN A. NARDELLA
Deceased.

The administration of the Estate of JOHN A. NARDELLA, deceased, whose date of death was May 1, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Attn: Probate Division, P.O. Box 25400, Bradenton, FL 34206. 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 September 9, 2022.

VINCENT T. NARDELLA
PERSONAL REPRESENTATIVE
c/o Kraig H. Koach, Esq.
Bowman, George, Scheb,
Kimbrough, Koach & Chapman, PA
2750 Ringling Blvd., Suite 3

Sarasota, FL 34237

Kraig H. Koach, Esq.

Bowman, George, Scheb,
Kimbrrough, Koach & Chapman, PA
2750 Ringling Blvd., Suite 3
Sarasota, FL 34237

(941) 366-5510

Florida Bar No. 0510830

Email address:
kkoach@bowmangeorge.com
Attorney for Personal Representative
September 9, 16, 2022 22-01334M

SECOND INSERTION

NOTICE OF ACTION -
CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
CIVIL DIVISION
Case No.: 2022-CA-0001042
CITY OF BRADENTON,
Plaintiff, v.

MICHAEL W. OSCIACK, THE UNKNOWN HEIRS, PERSONAL REPRESENTATIVE, GRANTEES, BENEFICIARIES, DEVEISEES, AND CREDITORS OF GERALDINE WATRUS, DECEASED, DESIRE E. WATRUS, Defendant(s),
TO: MICHAEL W. OSCIACK
Whose residence is unknown, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed here.

You are hereby notified of the institution of this action by the Plaintiff against the Defendants, involving the following described property in Manatee County, Florida, to-wit:

Lot 20, Block 3, POINCIANA PARK, according to the plat there of recorded in Plat Book 8, Page 8, of the Public Records of Manatee County, Florida.
Address: 1514 30th St W, Bradenton, FL 34205
Parcel Number: 4180600001

has been filed against you and you are required to serve a copy of your written

defenses, if any, on plaintiff's attorney, to wit: MATTHEW D. WEIDNER, ESQUIRE, whose address is 250 Mirror Lake Drive North, St. Petersburg, Florida 33701, on or before 30 days from the first publication of this Notice, and to file the original of the defenses with the Clerk of this Court either be-

fore service on Plaintiff's attorney or immediately thereafter. IF A DEFENDANT FAILS TO DO SO, A DEFAULT WILL BE ENTERED AGAINST THAT DEFENDANT FOR THE RELIEF DEMANDED IN THE COMPLAINT OR PETITION

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

In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

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 Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court on Sept 2, 2022.

Angelina Colonneso

Manatee County

Clerk of The Circuit Court

Court Seal By: Kris Gaffney

As Deputy Clerk

MATTHEW D. WEIDNER, ESQUIRE,
250 Mirror Lake Drive North
St. Petersburg, Florida 33701

September 9, 16, 2022 22-01331M

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA CIVIL ACTION
CASE NO.: 22-CA-002216
NEW DAY FUNDING, LLC,
Plaintiff, v.

EDGAR R. RAMIREZ; et al.,
Defendants.

To: Chris Gonzalez A/K/A Chris Gonzales

Last Known Address: 10612 Cabbage Tree Loop, Orlando, FL 32825

Current Address: 10612 Cabbage Tree Loop, Orlando, FL 32825

To: Any and All Unknown Parties Claiming By, Through, Under, and

Against the Herein Named Individual Defendants Who Are Not Known to Be Dead or Alive, Whether Said Unknown Parties May Claim an Interest as Spouses, Heirs, Devises, Grantees, or Other Claimants

Last Known Address: Unknown

Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida: LOT 129, OF GREENBROOK VILLAGE, SUBPHASE GG UNIT 1 A/K/A GREENBROOK TERRACE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 44, PAGE(S) 46-53, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
A/K/A 6210 BLACKDRUM COURT, BRADENTON, FL 34202

has been filed against you and you are required to serve a copy of your written defenses, if any, within 30 days after the first publication on Plaintiff's attorney, Quinn Legal, P.A., whose address is 19321 U.S. Hwy 19 N, Suite 512, Clearwater, FL 33764; eservice@quinnlegal.com; kmiller@quinnlegal.com, 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 relief demanded in the Complaint or petition.

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

In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

**See the Americans with Disabilities Act

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

WITNESS my hand and the seal of this court on this 2 day of September, 2022.

Angelina Colonneso

Manatee County Clerk of (SEAL) The Circuit Court

By: Kris Gaffney Deputy Clerk

Quinn Legal, P.A.,
19321 U.S. Hwy 19 N, Suite 512
Clearwater, FL 33764
Phone: 727-474-9603
eservice@quinnlegal.com
JFW -FFL19000351

September 9, 16, 2022 22-01330M

CHARLOTTE
COUNTY LEGAL
NOTICES

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that ETOSIA RAINE MILMONT, OWNER, desiring to engage in business under the fictitious name of E. MILMONT IMAGES located at 8342 AUSTRIAN BLVD, PUNTA GORDA, FLORIDA 33982 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
September 16, 2022 22-01015T

FIRST INSERTION

Notice of Public sale:

That on 10/08/2022 at 7:00am this vehicle will be sold at public auction for monies owed on vehicle repairs & storage PtoFLSS713.585.Lienor's auction location: Melo Automotive, LLC, 23240 Harper Avenue, Punta Gorda, FL 33980, 2392652056. Parties claiming interest have right of hearing prior to sale with Clerk of Court as reflected in the notice. The owner has right to recover vehicle without judicial proceedings as PtoFL SS559.917. Any proceeds of vehicle sale over amount of lien will be deposited with Clerk of Court for disposition upon court.

1G4HC5EMXBU112962 BUI 2011.

September 16, 2022

22-00996T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-0786 CP
IN RE: ESTATE OF
FLEM D. PETTYJOHN
Deceased.

The administration of the estate of Flem D. Pettyjohn, deceased, whose date of death was November 3, 2021, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue Punta Gorda, Florida 33950. 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 September 16, 2022.

Personal Representative:

Ellisa Denise Drexler
6922 Norlynn Drive
Louisville, Kentucky 40228
Attorney for Personal Representative:
Tamara Vaughn, Attorney
Florida Bar Number: 9033360
2775 NW 49th Avenue
Suite 205 PMB 310
Ocala, Florida 34482
Telephone: (941) 815-8551
E-Mail: tamaravaughn@aol.com
September 16, 23, 2022 22-01006T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22001047CP
Division: Probate
IN RE: ESTATE OF
BARBARA ANN ROGERS
Deceased.

The administration of the estate of Barbara Ann Rogers, deceased, whose date of death was March 29, 2022, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. 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 September 16, 2022.

Personal Representative:

Kimberly Hepp
2630 Rock Creek
Port Charlotte, Florida 33948
Attorney for Personal Representative:
s/ W. Kevin Russell
Attorney for Kimberly Hepp
Florida Bar Number: 398462
14295 S. Tamiami Trail
North Port, Florida 34287
Telephone: (941) 429-1871
Fax: (941) 429-8961
E-Mail: service@wkevinrussell.com
September 16, 23, 2022 22-01016T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22000987CP
IN RE: ESTATE OF
GEORGINA WEBSTER, a/k/a
GEORGINA A. TROISI WEBSTER
Deceased.

The administration of the estate of Georgina Webster, deceased, whose date of death was November 11, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 September 16, 2022.

Personal Representative:

Dawn Troisi, a/k/a Dawn Troisi Leo
6281 Wild Heron Way
College Grove, TN 37046
Attorney for Personal Representative:
Alicia K. Henry, Esq., Attorney
Florida Bar Number: 1016619
The Law Office of Alicia K. Henry, P.A.
19700 Cochran Boulevard, Unit B
Port Charlotte, FL 33948
Telephone: (941) 740-4842
E-Mail: Alicia@HenryLawOffice.net
September 16, 23, 2022 22-01000T

HOW TO PUBLISH YOUR LEGAL NOTICE
IN THE BUSINESS OBSERVER

CALL 941-906-9386

and select the appropriate County name from the menu option
or e-mail legal@businessobserverfl.com

Business Observer

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-1073 CP Division Probate IN RE: ESTATE OF VIRGINIA R. MUTH, a/k/a VIRGINIA H. MUTH, Deceased.

The administration of the estate of Virginia R. Muth, a/k/a Virginia H. Muth, deceased, whose date of death was May 5, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 16, 2022.

Personal Representative:
Robert Norton
309 Tamiami Trail, Ste. 2
Punta Gorda, FL 33950
Attorney for Personal Representative: Pamela D. Keller
Attorney for Personal Representative Florida Bar Number: 082627
Keller Law Office, P.A.
126 E. Olympia Avenue, Suite 200
Punta Gorda, Florida 33950
Telephone: (941) 505-2555
Fax: (941) 505-4355
Administrator@kellerlaw.biz
September 16, 23, 2022 22-01010T

FIRST INSERTION

NOTICE OF AGENCY ACTION SOUTH FLORIDA WATER MANAGEMENT DISTRICT

The South Florida Water Management District (District) has issued an Individual Environmental Resource Permit No. 08-107056-P to Babcock Property Holdings, L.L.C. authorizing the construction and operation of a stormwater management system serving 779.80 acres of residential development known as Tracts D & E - Charlotte County Bulk Fill. The permit includes the surface water management system, associated infrastructure and bulk fill for the proposed Tracts D & E. The proposed project will be served by existing lakes within basins D100, D200, D300, E100 and E500 with the addition of proposed lakes D200-10 through D200-25, D400-01, E100-05 through E100-07 and E200-01. All lakes will be connected via reinforced concrete pipe to the existing lakes inside their respective basins. The proposed project limits also include Basin 4. The project is served by both existing and proposed control structures. The project is under Application Number 220428-34222 and is located within Babcock Ranch Community, Charlotte County, Florida.

NOTICE OF RIGHTS

As required by Chapter 120, Florida Statutes, the following provides notice of the opportunities which may be available for administrative hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, or judicial review pursuant to Section 120.68, Florida Statutes, when the substantial interests of a party are determined by an agency. Please note that this Notice of Rights is not intended to provide legal advice. Some of the legal proceedings detailed below may not be applicable or appropriate for your situation. You may wish to consult an attorney regarding your legal rights.

RIGHT TO REQUEST ADMINISTRATIVE HEARING

A person whose substantial interests are or may be affected by the South Florida Water Management District's (District) action has the right to request an administrative hearing on that action pursuant to Sections 120.569 and 120.57, Fla. Stat. Persons seeking a hearing on a District decision which affects or may affect their substantial interests shall file a petition for hearing in accordance with the filing instructions set forth herein within 21 days of receipt of written notice of the decision, unless one of the following shorter time periods apply: (1) within 14 days of the notice of consolidated intent to grant or deny concurrently reviewed applications for environmental resource permits and use of sovereign submerged lands pursuant to Section 373.427, Fla. Stat.; or (2) within 14 days of service of an Administrative Order pursuant to Section 373.119(1), Fla. Stat. "Receipt of written notice of agency decision" means receipt of written notice through mail, electronic mail, posting or publication that the District has taken or intends to take final agency action. Any person who receives written notice of a District decision and fails to file a written request for hearing within the timeframe described above waives the right to request a hearing on that decision.

If the District takes final agency action that materially differs from the noticed intended agency decision, persons who may be substantially affected shall, unless otherwise provided by law, have an additional point of entry pursuant to Rule 28-106.111, Florida Administrative Code.

Any person to whom an emergency order is directed pursuant to Section 373.119(2), Fla. Stat., shall comply therewith immediately, but on petition to the board shall be afforded a hearing as soon as possible.

A person may file a request for an extension of time for filing a petition. The District may grant the request for good cause. Requests for extension of time must be filed with the District prior to the deadline for filing a petition for hearing. Such requests for extension shall contain a certificate that the moving party has consulted with all other parties concerning the extension and whether the District and any other parties agree to or oppose the extension. A timely request for an extension of time shall toll the running of the time period for filing a petition until the request is acted upon.

FILING INSTRUCTIONS

A petition for administrative hearing must be filed with the Office of the District Clerk. Filings with the Office of the District Clerk may be made by mail, hand-delivery, or e-mail. Filings by facsimile will not be accepted. A petition for administrative hearing or other document is deemed filed upon receipt during normal business hours by the Office of the District Clerk at the District's headquarters in West Palm Beach, Florida. The District's normal business hours are 8:00 a.m. - 5:00 p.m., excluding weekends and District holidays. Any document received by the Office of the District Clerk after 5:00 p.m. shall be deemed filed as of 8:00 a.m. on the next regular business day. Additional filing instructions are as follows:

- Filings by mail must be addressed to the Office of the District Clerk, 3301 Gun Club Road, West Palm Beach, Florida 33406.
- Filings by hand-delivery must be delivered to the Office of the District Clerk. Delivery of a petition to the District's security desk does not constitute filing. It will be necessary to request that the District's security officer contact the Office of the District Clerk. An employee of the District's Clerk's office will receive and process the petition.
- Filings by e-mail must be transmitted to the Office of the District Clerk at clerk@sfwmd.gov. The filing date for a document transmitted by electronic mail shall be the date the Office of the District Clerk receives the complete document.

INITIATION OF AN ADMINISTRATIVE HEARING

Pursuant to Sections 120.54(5)(b)4. and 120.569(2)(c), Fla. Stat., and Rules 28-106.201 and 28-106.301, Fla. Admin. Code, initiation of an administrative hearing shall be made by written petition to the District in legible form and on 8 1/2 by 11-inch white paper. All petitions shall contain:

1. Identification of the action being contested, including the permit number, application number, District file number or any other District identification number, if known.
2. The name, address, any email address, any facsimile number, and telephone number of the petitioner, petitioner's attorney or qualified representative, if any.
3. An explanation of how the petitioner's substantial interests will be affected by the agency determination.
4. A statement of when and how the petitioner received notice of the District's decision.
5. A statement of all disputed issues of material fact. If there are none, the petition must so indicate.
6. A concise statement of the ultimate facts alleged, including the specific facts the petitioner contends warrant reversal or modification of the District's proposed action.
7. A statement of the specific rules or statutes the petitioner contends require reversal or modification of the District's proposed action.
8. If disputed issues of material fact exist, the statement must also include an explanation of how the alleged facts relate to the specific rules or statutes.
9. A statement of the relief sought by the petitioner, stating precisely the action the petitioner wishes the District to take with respect to the District's proposed action.

MEDIATION

The procedures for pursuing mediation are set forth in Section 120.573, Fla. Stat., and Rules 28-106.111 and 28-106.401-405, Fla. Admin. Code. The District is not proposing mediation for this agency action under Section 120.573, Fla. Stat., at this time.

RIGHT TO SEEK JUDICIAL REVIEW

Pursuant to Section 120.68, Fla. Stat., and in accordance with Florida Rule of Appellate Procedure 9.110, a party who is adversely affected by final District action may seek judicial review of the District's final decision by filing a notice of appeal with the Office of the District Clerk in accordance with the filing instructions set forth herein within 30 days of rendition of the order to be reviewed, and by filing a copy of the notice with the appropriate district court of appeals via the Florida Courts E-Filing Portal. Rev. 1/16/20

September 16, 2022

22-01013T

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA. CIVIL DIVISION CASE NO.

082016CA000653XXXXXX VENTURES TRUST 2013-I-H-R BY MCM CAPITAL PARTNERS, LLC, ITS TRUSTEE,

Plaintiff, vs DOLORES J. ROGELL A/K/A DOLORES J. ROGELL A/K/A DOLORES ROGALLIS ROGELL; UNKNOWN SPOUSE OF DOLORES J. ROGELL A/K/A DOLORES J. ROGELL A/K/A DOLORES ROGALLIS ROGELL; FLORIDA HOUSING FINANCE CORPORATION; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated September 13, 2016 and an Order Resetting Sale dated September 7, 2022 and entered in Case No. 082016CA000653XXXXXX of the Circuit Court in and for Charlotte County, Florida, wherein VENTURES

TRUST 2013-I-H-R BY MCM CAPITAL PARTNERS, LLC, ITS TRUSTEE is Plaintiff and DOLORES J. ROGELL A/K/A DOLORES J. ROGELL A/K/A DOLORES ROGALLIS ROGELL; UNKNOWN SPOUSE OF DOLORES J. ROGELL A/K/A DOLORES J. ROGELL A/K/A DOLORES ROGALLIS ROGELL; FLORIDA HOUSING FINANCE CORPORATION; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash website of www.charlotte.realforeclose.com, 11:00 a.m., on November 9, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 6, BLOCK 4385, SECTION 71 PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, AT PAGE 27A, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. a/k/a 9492 GALAXIE CIR, PORT CHARLOTTE, FLORIDA 33981-

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS

MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 Punta Gorda, Florida, on 09/08/2022.

ROGER D EATON
As Clerk, Circuit Court
(Seal) By: B. Lackey
As Deputy Clerk

Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
P.O. BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Service E-mail:
answers@dallelegal.com
1446-174382 / VMR
September 16, 23, 2022 22-00999T

FIRST INSERTION

STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION NOTICE OF PERMIT ISSUANCE

The Department of Environmental Protection gives notice of its permit issuance to Babcock Property Holdings, L.L.C., 42850 Crescent Loop, Suite 200, Babcock Ranch, FL 33982 to construct a wastewater collection/transmission system to include 2,045 LF of 4" SDR-26 PVC force main, pursuant to Rule 62-604.600. Located at Spine Road IIS, Babcock Ranch, FL 33982 in Charlotte County to be connected to Town and Country Utility WRF (FLA665495). The Department has assigned DEP Permit No: 337010-050-DWC/CM to the project.

The permit and application file are available for review at: <https://prodenv.dep.state.fl.us/DepNexus/public/searchPortal> Facility ID FLA665495; DEP Permit No: 337010-050-DWC/CM or during normal business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, except legal holidays, at the Department's South District Office, 2295 Victoria Ave, Suite 364, Ft. Myers, Florida 33901-3875, at phone number (239)344-5600.

NOTICE OF RIGHTS

This action is final and effective on the date filed with the Clerk of the Department unless a petition for an administrative hearing is timely filed under Sections 120.569 and 120.57, F.S., before the deadline for filing a petition. On the filing of a timely and sufficient petition, this action will not be final and effective until further order of the Department. Because the administrative hearing process is designed to formulate final agency action, the hearing process may result in a modification of the agency action or even denial of the application.

Petition for Administrative Hearing

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) under Sections 120.569 and 120.57, F.S. Pursuant to Rules 28-106.201 and 28-106.301, F.A.C., a petition for an administrative hearing must contain the following information:

- (a) The name and address of each agency affected and each agency's file or identification number, if known;
- (b) The name, address and telephone number of the petitioner; the name, address and telephone number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests will be affected by the agency determination;
- (c) A statement of when and how the petitioner received notice of the agency decision;
- (d) A statement of all disputed issues of material fact. If there are none, the petition must so indicate;
- (e) A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends warrant reversal or modification of the agency's proposed action;
- (f) A statement of the specific rules or statutes the petitioner contends require reversal or modification of the agency's proposed action, including an explanation of how the alleged facts relate to the specific rules or statutes; and
- (g) A statement of the relief sought by the petitioner, stating precisely the action that the petitioner wishes the agency to take with respect to the agency's proposed action.

The petition must be filed (received by the Clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us. Also, a copy of the petition shall be mailed to the applicant at the address indicated above at the time of filing.

Time Period for Filing a Petition

In accordance with Rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the applicant and persons entitled to written notice under Section 120.60(3), F.S., must be filed within 14 days of receipt of this written notice. Petitions filed by any persons other than the applicant, and other than those entitled to written notice under Section 120.60(3), F.S., must be filed within 14 days of publication of the notice or within 14 days of receipt of the written notice, whichever occurs first. The failure to file a petition within the appropriate time period shall constitute a waiver of that person's right to request an administrative determination (hearing) under Sections 120.569 and 120.57, F.S., or to intervene in this proceeding and participate as a party to it. Any subsequent intervention (in a proceeding initiated by another party) will be only at the discretion of the presiding officer upon the filing of a motion in compliance with Rule 28-106.205, F.A.C.

Extension of Time

Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us, before the deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon.

Mediation

Mediation is not available in this proceeding.

Judicial Review

Once this action becomes final, any party to this action has the right to seek judicial review pursuant to Section 120.68, F.S., by filing a Notice of Appeal pursuant to Florida Rules of Appellate Procedure 9.110 and 9.190 with the Clerk of the Department in the Office of General Counsel (Station #35, 3900 Commonwealth Boulevard, Tallahassee, Florida 32399-3000) and by filing a copy of the Notice of Appeal accompanied by the applicable filing fees with the appropriate district court of appeal. The notice must be filed within 30 days from the date this action is filed with the Clerk of the Department.

September 16, 2022

22-01014T

OFFICIAL COURTHOUSE WEBSITES:

Check out your notices on: www.floridapublicnotices.com

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.com | ORANGE COUNTY: myorangeclerk.com

Business Observer

LV10172

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that DENNIS MICHAEL WRIGHT, OWNER, desiring to engage in business under the fictitious name of CHATTY CATHYS located at 119 TAMIAMI TRAIL, PORT CHARLOTTE, FLORIDA 33953 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. September 16, 2022 22-01005T

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 Bruno Publications, located at 2152 Pellam Blvd., in the City of Port Charlotte, County of Charlotte, State of FL, 33948, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 13 of September, 2022.

Beverly Bruno
2152 Pellam Blvd.
Port Charlotte, FL 33948
September 16, 2022

22-01009T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION

**Case No.: 22-878-CP
Division: Probate
IN RE: ESTATE OF
ROBERT JOHN MOSER,
Deceased.**

The administration of the estate of ROBERT JOHN MOSER, deceased, whose date of death was November 17, 2021, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 September 16, 2022.

Personal Representative:**Amanda Koleada**

16009 Promontory Road
Edmond, Florida 73013

Attorney for Personal Representative:
Guy A. Flowers, Esquire
Florida Bar No.: 685631
12653 SW County Road 769, Suite A
Lake Suzy, Florida 34269
Telephone: (941) 235-0708
E-Mail: guy@providentlawgroup.com
September 16, 23, 2022 22-01001T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION

**File No. 22000972CP
Division Probate
IN RE: ESTATE OF
SUSAN E. SPRAGUE
Deceased.**

The administration of the estate of Susan E. Sprague, deceased, whose date of death was April 24, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 34230. 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 September 16, 2022.

Personal Representative:**Jeremy Sprague**

13381 Caravaggio Court
Venice, Florida 34293

Attorney for Personal Representative:
T. Thomas Shirley, Attorney
Florida Bar Number: 154581
DUNKIN & SHIRLEY PA
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: tom@dunkinshirley.com
September 16, 23, 2022 22-01011T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION

**Case No.: 22-879-CP
Division: Probate
IN RE: ESTATE OF
THERESA CATHERINE MOSER,
Deceased.**

The administration of the estate of THERESA CATHERINE MOSER, deceased, whose date of death was January 20, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 September 16, 2022.

Personal Representative:**Amanda Koleada**

16009 Promontory Road
Edmond, Florida 73013

Attorney for Personal Representative:
Guy A. Flowers, Esquire
Florida Bar No.: 685631
12653 SW County Road 769, Suite A
Lake Suzy, Florida 34269
Telephone: (941) 235-0708
E-Mail: guy@providentlawgroup.com
September 16, 23, 2022 22-01002T

FIRST INSERTION

IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL
CIRCUIT, IN AND FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION

**File #22-CP-849
IN RE: THE ESTATE OF
CHARLES BURT DIETRICH,
Deceased.**

The Administration of the Estate of Charles Burt Dietrich, deceased, whose date of death was April 29, 2022, Case No.: 22-CP-849, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the Personal Representative and that 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 has been served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the estate of the decedent 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 WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is 9/16/22.

Julieann Dietrich,**Personal Representative**

Jeffrey Perlow, Esq.
Attorney for the
Personal Representative
Fla. Bar # 354759
5425 Park Central Court
Naples, Florida 34109
Phone: (239) 593-1444
Fax: 239-593-1169
September 16, 23, 2022 22-01008T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION

**File No. 22-1036-CP
Division Probate
IN RE: ESTATE OF
MICHAEL RAY CLAYTON
A/K/A MICHAEL R. CLAYTON
Deceased.**

The administration of the estate of Michael Ray Clayton a/k/a Michael R. Clayton, deceased, whose date of death was October 8, 2021, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representatives and the personal representatives' 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 September 16, 2022.

Personal Representatives:**Jason K. Clayton**

3297 Ridgewood Dr.

Hilliard, Ohio 43026

Dana L. Parsons

1929 Northwest Blvd.

Columbus, Ohio 43212

Attorney for Personal Representatives:
Jeffrey R. Kuhns,
Florida Bar No. 96026
Forrest G. Miller,
Florida Bar No. 1028360
KUHNS LAW FIRM, PLLC
425 Cross Street, Ste. #312
Punta Gorda, Florida 33950
Telephone: (941) 205-8000/
Fax: (941) 205-8001
E-Mail: jeff@kuhnslawfirm.com
Secondary E-Mail:
forrest@kuhnslawfirm.com
September 16, 23, 2022 22-01003T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA

**PROBATE DIVISION
File No. 22-962-CP
Division Probate
IN RE: ESTATE OF
VIRGINIA L. TEDDER
Deceased.**

The administration of the estate of Virginia L. Tedder, deceased, whose date of death was August 2, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 September 16, 2022.

Personal Representative:**Robin Vazquez**

6230 Scott Street, Suite 211

Punta Gorda, Florida 33950

Attorney for Personal Representative:
Ellie K. Harris, Attorney
Florida Bar Number: 0021671
Schwarz & Harris, P.A.
17841 Murdock Circle
Port Charlotte, Florida 33948
Telephone: (941) 625-4158
Fax: (941) 625-5460
E-Mail: e-service@schwarzlaw.net
Secondary E-Mail:
stacie@schwarzlaw.net
September 16, 23, 2022 22-00997T

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN
AND FOR CHARLOTTE COUNTY,
FLORIDA

**CASE NO. 22001026CA
BIRSECO LLC, Plaintiff(s), vs.
DANIEL SYLVESTER; DEBRA SYLVESTER; RYNER DEAN BULLOCK; USA REAL ESTATE SOLUTIONS, LLC; TARPON IV, LLC; GERHARD O. W. TREUSCH; and THE ROTONDA MEADOWS/VILLAS CONSERVATION ASSOCIATION, INC; if living, and if dead, her/his/their unknown estates, spouses, widows, heirs, devisees, beneficiaries, grantors, creditors, grantees, and all parties having or claiming by, through, under or against any and all persons claiming any right, title, interest, claim, lien, estate or demand against the named Defendants in regard to the subject property, Defendants.**

TO: GERHARD O. W. TREUSCH, last known address Am Sonnenberg 26, 64385 Reichelsheim, Germany; DANIEL SYLVESTER, last known address 46 Bellevue Ave, Apt 3, Haverhill, MA 01832; and RYNER DEAN BULLOCK, last known address 1929 Rosewood Avenue, Rocky Mount, NC 27801; and her/his/their unknown estates, spouses, widows, heirs, devisees, beneficiaries, grantors, creditors, grantees, and all parties having or claiming by, through, under or against any and

all persons claiming and right, title, interest, claim, lien, estate or demand against the named defendants in regard to the subject property.

YOU ARE NOTIFIED that an action has been filed against you to quiet title pursuant to Section 65.081, Florida Statutes, and as otherwise alleged in the complaint, to the following property(ies) located in Charlotte County, Florida:

Lot 29, Block 2962, PORT CHARLOTTE SUBDIVISION, SECTION 59, according to the plat thereof, recorded in Plat Book 5, Pages 73A thru 73F, of the Public Records of Charlotte County, Florida,

Lots 2 and 3, Block 227, TROPICAL GULF ACRES, UNIT 10, according to the plat thereof, recorded in Plat Book 4, Pages 76A thru 76N, of the Public Records of Charlotte County, Florida,

Lot 14, Block 97, TROPICAL GULF ACRES, UNIT 6, according to the plat thereof, recorded in Plat Book 3, Pages 82A and 82C, of the Public Records of Charlotte County, Florida,

Lots 25 and 26, Block 119, HARBOR HEIGHTS, SECTION 6, according to the plat thereof, recorded in Plat Book 3, Pages 82A and 82C, of the Public Records of Charlotte County, Florida,

Lot 14, Block 13, ROTONDA VILLAS, according to the plat thereof, recorded in Plat Book 12, Pages 1-A thru 1-Z15, of the Public Records of Charlotte County, Florida.

You are required to serve a copy of your written response, if any, to the action on Ilian Rashtanov, Plaintiff's attorney, whose address is One E. Broward Blvd., Ste. 700, Ft. Lauderdale, Florida 33301, ir@rashtanov-law.com, on or before 10-17-2022, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately after service; 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 9-9-2022

ROGER D. EATON,
as Clerk of Court
(SEAL) By: B. Lackey
Deputy Clerk

Ilian Rashtanov,
Plaintiff's attorney,
One E. Broward Blvd., Ste. 700,
Ft. Lauderdale, Florida 33301,
ir@rashtanov-law.com
Sept. 16, 23, 30; Oct. 7, 2022

22-01004T

FIRST INSERTION

STATE OF FLORIDA
DEPARTMENT OF ENVIRONMENTAL PROTECTION
NOTICE OF PERMIT ISSUANCE

The Department of Environmental Protection gives notice of its permit issuance to Babcock Property Holdings, L.L.C., 42850 Crescent Loop, Suite 200, Babcock Ranch, FL 33982 to construct a Water Main Extensions for Public Water Systems pursuant to Rule 62-555.405, Florida Administrative Code. The proposed project includes 704 LF of 10" PVC DR-18, C-900 and 1,338 FL of 16" PVC DR18, C-905 watermain. Located at Spine Road IIS, Babcock Ranch, FL 33982 in Charlotte County. The Department has assigned PWS ID No. 5084116 and DEP File No. 294514-042-DSGP/02 to the project.

The permit and application file are available for review at: <https://prodenv.dep.state.fl.us/DepNexus/public/searchPortal> PWS ID 5084116; DEP File No.: 294514-042-DSGP/02 or during normal business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, except legal holidays, at the Department's South District Office, 2295 Victoria Ave, Suite 364, Ft. Myers, Florida 33901-3875, at phone number (239)344-5600.

NOTICE OF RIGHTS

This action is final and effective on the date filed with the Clerk of the Department unless a petition for an administrative hearing is timely filed under Sections 120.569 and 120.57, F.S., before the deadline for filing a petition. On the filing of a timely and sufficient petition, this action will not be final and effective until further order of the Department. Because the administrative hearing process is designed to formulate final agency action, the hearing process may result in a modification of the agency action or even denial of the application.

Petition for Administrative Hearing

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) under Sections 120.569 and 120.57, F.S. Pursuant to Rules 28-106.201 and 28-106.301, F.A.C., a petition for an administrative hearing must contain the following information:

- The name and address of each agency affected and each agency's file or identification number, if known;
- The name, address and telephone number of the petitioner; the name, address and telephone number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests will be affected by the agency determination;
- A statement of when and how the petitioner received notice of the agency decision;
- A statement of all disputed issues of material fact. If there are none, the petition must so indicate;
- A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends warrant reversal or modification of the agency's proposed action;
- A statement of the specific rules or statutes the petitioner contends require reversal or modification of the agency's proposed action, including an explanation of how the alleged facts relate to the specific rules or statutes; and
- A statement of the relief sought by the petitioner, stating precisely the action that the petitioner wishes the agency to take with respect to the agency's proposed action.

The petition must be filed (received by the Clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us. Also, a copy of the petition shall be mailed to the applicant at the address indicated above at the time of filing.

Time Period for Filing a Petition

In accordance with Rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the applicant and persons entitled to written notice under Section 120.60(3), F.S., must be filed within 14 days of receipt of this written notice. Petitions filed by any persons other than the applicant, and other than those entitled to written notice under Section 120.60(3), F.S., must be filed within 14 days of publication of the notice or within 14 days of receipt of the written notice, whichever occurs first. The failure to file a petition within the appropriate time period shall constitute a waiver of that person's right to request an administrative determination (hearing) under Sections 120.569 and 120.57, F.S., or to intervene in this proceeding and participate as a party to it. Any subsequent intervention (in a proceeding initiated by another party) will be only at the discretion of the presiding officer upon the filing of a motion in compliance with Rule 28-106.205, F.A.C.

Extension of Time

Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency_Clerk@dep.state.fl.us, before the deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon.

Mediation

Mediation is not available in this proceeding.

Judicial Review

Once this decision becomes final, any party to this action has the right to seek judicial review pursuant to Section 120.68, F.S., by filing a Notice of Appeal pursuant to Florida Rules of Appellate Procedure 9.110 and 9.190 with the Clerk of the Department in the Office of General Counsel (Station #35, 3900 Commonwealth Boulevard, Tallahassee, Florida 32399-3000) and by filing a copy of the Notice of Appeal accompanied by the applicable filing fees with the appropriate district court of appeal. The notice must be filed within 30 days from the date this action is filed with the Clerk of the Department.

September 16, 2022

22-01012T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-000925
IN RE: ESTATE OF JEANNE E. BRUICK Deceased.

The administration of the estate of Jeanne E. Bruick, deceased, whose date of death was June 27, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 September 16, 2022.

Personal Representative:

A. Jill C. McCrory
 309 Tamiami Trail
 Punta Gorda, FL 33950

Attorney for Personal Representative:
 Jenny C. Hazel, Attorney
 Florida Bar Number: 0163562
 MCCORRY LAW FIRM
 309 Tamiami Trail
 PUNTA GORDA, FL 33950
 Telephone: (941) 205-1122
 Fax: (941) 205-1133
 E-Mail: jenny@mccorrylaw.com
 Secondary E-Mail:
 probate@mccorrylaw.com
 September 16, 23, 2022 22-01007T

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR CHARLOTTE COUNTY CIVIL DIVISION

Case No. 08-2022-CA-000012

SPECIALIZED LOAN SERVICING LLC

Plaintiff, vs

MARC PAGANO A/K/A MARC M. PAGANO A/K/A MARC MICHAEL PAGANO, AS KNOWN HEIR OF

PAUL PAGANO, DECEASED;

UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS,

TRUSTEES OF PAUL PAGANO, DECEASED, UNKNOWN SPOUSE

OF MARC PAGANO A/K/A MARC M. PAGANO A/K/A MARC MICHAEL PAGANO, AND

UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on September 2, 2022, in the Circuit Court of Charlotte County, Florida, Roger D. Eaton, Clerk of the Circuit Court, will sell the property situated in Charlotte County, Florida described as:

LOT 15, BLOCK 5109, PORT CHARLOTTE SUBDIVISION, SECTION 95, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 10, PAGE(S) 1A THROUGH 1Z33, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

and commonly known as: 6431 CONISTON ST, PORT CHARLOTTE,

FL 33981; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at www.Charlotte.realforeclose.com in accordance with Chapter 45 Florida Statutes, on October 21, 2022 at 11:00 A.M.

Any persons 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 day of 09/08/2022.

Clerk of the Circuit Court
 Roger D. Eaton
 (Seal) By: B. Lackey
 Deputy Clerk

Jennifer M. Scott
 (813) 229-0900 x
 Kass Shuler, P.A.
 1505 N. Florida Ave.
 Tampa, FL 33602-2613
 ForeclosureService@kasslaw.com
 298100/2117317/CMP
 September 16, 23, 2022 22-00998T

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 3811 Tamiami Trail, Punta Gorda FL 33950, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 9/27/22 at 1:00PM. Contents include personal property along with the described belongings to those individuals listed below.

Penny Poplawski
 438 Boxes, Furniture

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (941) 993-9071.

September 9, 16, 2022

22-00983T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No.:2022-CP-001029

Division: Probate

IN RE: ESTATE OF ARLENE M. BENSON

a/k/a ARLENE MARIE BENSON Deceased.

The administration of the estate of Arlene M. Benson a/k/a Arlene Marie Benson, deceased, whose date of death was July 10, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. 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 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 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 September 9, 2022.

Personal Representatives:

Eric John McMasters
 9761 E. Ocotillo Rim Trail
 Vail, AZ 85641

Tracy Ann (McMasters) Fritz
 24130 Vincent Ave.
 Punta Gorda, FL 33955

Attorney for Personal Representative:
 Forrest J. Bass,
 Attorney
 Florida Bar Number: 68197
 Carr Farr Emerich Hackett
 Carr & Holmes, PA
 99 Nesbit Street
 Punta Gorda, FL 33950
 Telephone: (941)639-1158
 Fax: (941)639-0028
 E-Mail: fbass@farr.com
 Secondary E-Mail:
 msleeper@farr.com and
 probate@farr.com
 September 9, 16, 2022 22-00994T

SECOND INSERTION

NOTICE TO CREDITORS

The administration of the Estate of RICHARD M. ST. JEAN, deceased, whose date of death was December 28, 2021, File Number 22-CP-636, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950.

The name and address 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 within this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY 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 the decedent's estate must file their claims within this Court

WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of the first publication of this Notice is September 9, 2022.

JOANNE M. ST. JEAN, Personal Representative,
 7619 Silage Circle,
 Port Charlotte, FL 33961

RICHARD M. MARCHEWKA, ESQ., attorney for the

Personal Representative,
 Florida Bar Number 0603120
 1601 Jackson Street, Suite 203
 Fort Myers, FL 33901
 (239) 337-1777

September 9, 16, 2022 22-00987T

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO. 20000069CA

MIDFIRST BANK Plaintiff, v.

UNKNOWN SPOUSE OF MARC A. DELP; UNKNOWN TENANT 1; UNKNOWN TENANT 2; MARC A. DELP;

Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on November 08, 2021, and an Amended Order Rescheduling Foreclosure sale entered on August 26, 2022, in this cause, in the Circuit Court of Charlotte County, Florida, the clerk shall sell the property situated in Charlotte County, Florida, described as:

LOT 12, BLOCK 116, PORT CHARLOTTE SUBDIVISION, SECTION 10, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGES 20A THROUGH 20N, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
 a/k/a 551 AZALEA AVE NW,
 PORT CHARLOTTE, FL 33952-5142

at public sale, to the highest and

best bidder, for cash, online at www.charlotte.realforeclose.com, on October 12, 2022, beginning at 11:00 AM.

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

If you are a person with a disability who needs 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 day of 09/02/2022.

Roger D. Eaton
 Clerk of the Circuit Court
 (Seal) By: B. Lackey
 Deputy Clerk

eXL Legal, PLLC
 12425 28TH ST NORTH, STE. 200
 ST. PETERSBURG, FL 33716-1826
 E-MAIL: EXLLEGAL.COM
 111150551
 September 9, 16, 2022 22-00985T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY FLORIDA

PROBATE DIVISION

File No. 22-CP-512

IN RE: ESTATE OF JOANNE SANFILIPPO

Deceased.

The administration of the estate of Joanne Sanfilippo, deceased, whose date of death was November 12, 2021, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 September 9, 2022.

Personal Representative:

Anna Anguilo
 17860 Corkwood Bend Trail
 Punta Gorda, Florida 33982

Attorney for Personal Representative:
 Scott Kuhn, Esq.

E-mail Addresses:
 pleadings@kuhnlegal.com

Florida Bar No. 555436
 Kuhn Law Firm PA
 6720 Winkler Rd
 Fort Myers, Florida 33919

Telephone: (239) 333-4529
 September 9, 16, 2022 22-00992T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No. 22-1040-CP

Division PROBATE

IN RE: ESTATE OF LUCILLE SHARON MICHAUD

Deceased.

The administration of the estate of Lucille Sharon Michaud, deceased, whose date of death was May 16, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. 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 September 9, 2022.

Personal Representative:

Richard E. Michaud, Jr.
 880 Banyan Court
 Marco Island, Florida 34145

Attorney for Personal Representative:
 Ellie K. Harris

Florida Bar Number: 0021671
 Schwarz & Harris, P.A.
 17841 Murdock Circle
 Port Charlotte, Florida 33948

Telephone: (941) 625-4158
 Fax: (941) 625-5460
 E-Mail: elise@schwarzlaw.net
 Secondary: e-service@schwarzlaw.net
 September 9, 16, 2022 22-00984T

FOURTH INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE (PROPERTY) IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO. 2022-CA-001164

Big 3, LLC, Plaintiff, vs. MILLNET PROPERTY, LLC,

Defendant.

To: Millnet Property, LLC, 23 Allambie Way, Wagga Wagga, New South Wales 02650 Australia

YOU ARE HEREBY NOTIFIED that an action to quiet title on the following property in Charlotte County, Florida:

Lot 78, Block 3228, of PORT CHARLOTTE SUBDIVISION SECTION 51, according to the Plat thereof, as recorded in Plat Book 5, Page 65, Public Records of Charlotte County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Dane T. Stanish, Esq., attorney for Big 3, LLC, whose address is 3475 Sheridan St., Suite 209, Hollywood, FL 33021, and file the original with the Clerk of the above-styled Court on or before 9-30-2022, otherwise a default will be entered against you for the relief prayed for in the complaint or petition.

This notice shall be published once a week for four consecutive weeks in the Business Observer, a newspaper of general circulation in Charlotte County.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 at Punta Gorda, Florida, on this 8-24-2022.

ROGER D. EATON
 As Clerk of said Court

By B. Lackey (SEAL) Deputy Clerk
 Dane T. Stanish, Esq., attorney for Big 3, LLC,

3475 Sheridan St., Suite 209,
 Hollywood, FL 33021

Aug. 26; Sept. 2, 9, 16, 2022

22-00947T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

File No. 22-CP-945

Division Probate

IN RE: ESTATE OF ROSALIE ANN MCLEOD

A/K/A ROSALIE A. MCLEOD, Deceased.

The administration of the Estate of Rosalie Ann McLeod (a/k/a Rosalie A. McLeod), deceased, whose date of death was January 9, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. 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 September 9, 2022.

Personal Representative:

FRANK J. LEIGH
 197 Candlewick Drive
 Dover, Delaware 19901

Attorney for Personal Representative:
 MARCIE A. CHARLES, ESQ.

Florida Bar Number 110944
 GRANT FRIDKIN PEARSON, P.A.
 5551 Ridgewood Drive, Suite 501
 Naples, FL 34108
 Telephone: (239) 514-1000
 Fax: (239) 594-7313
 E-Mail: mcharles@gfpac.com
 Secondary E-Mail:
 smorris@gfpac.com
 September 9, 16, 2022 22-00995T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No.:

08-2022-CP-000960-XXXXXX

IN RE: ESTATE OF CARL PETER FREDLAND,

Deceased.

The administration of the estate of CARL PETER FREDLAND, deceased, whose date of death was December 20, 2021, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL
CIRCUIT, IN AND FOR
CHARLOTTE COUNTY, FLORIDA.

CASE No. 22000960CA
U.S. BANK NATIONAL
ASSOCIATION, AS INDENTURE
TRUSTEE, FOR THE HOLDERS
OF THE CIM TRUST 2019-R4,
MORTGAGE-BACKED NOTES,
SERIES 2019-R4,
PLAINTIFF, vs.
ANGELA E. MORRIS, ET AL.
DEFENDANT(S)

To: ANGELA E. MORRIS
RESIDENCE UNKNOWN
LAST KNOWN ADDRESS: 3389
Dunbar St, Port Charlotte, FL 33948
To: UNKNOWN SPOUSE OF
ANGELA E. MORRIS
RESIDENCE UNKNOWN
LAST KNOWN ADDRESS: 3389
Dunbar St, Port Charlotte, FL 33948
To: UNKNOWN TENANT #1
RESIDENCE UNKNOWN
LAST KNOWN ADDRESS: 3389
Dunbar St, Port Charlotte, FL 33948

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

LOT 17, BLOCK 248, PORT
CHARLOTTE SUBDIVISION,
SECTION 8, A SUBDIVISION
ACCORDING TO THE PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 4, PAGES 16A
THROUGH 16Z7, OF THE
PUBLIC RECORDS OF CHAR-

LOTTE COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 10/10/22 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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.

Date: September 2, 2022

Clerk of the Circuit Court
By: (Seal) B. Lackey
Deputy Clerk of the Court

Tromberg, Morris & Poulin, PLLC
1515 South Federal Highway, Suite 100
Boca Raton, FL 33432

Our Case #: 21-000393-F\22000960CA\SPS
September 9, 16, 2022 22-00988T

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-948-CP
Division Probate
IN RE: ESTATE OF
TODD K. VAUGHAN
a/k/a TODD VAUGHAN
Deceased.

The administration of the estate of Todd K. Vaughan, a/k/a Todd Vaughan, deceased, whose date of death was July 11, 2022 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 September 9, 2022.

Personal Representative:

Jane S. Vaughan

Attorney for Personal Representative:
Robert C. Benedict
Florida Bar No: 0361150
rbenedict@bigvlaw.com
Wideikis, Benedict & Berntsson, LLC
The BIG W Law Firm
3195 S. Access Road
Englewood, FL 34224
(941) 627-1000 Telephone
September 9, 16, 2022 22-00986T

THIRD INSERTION

NOTICE OF ACTION
FOR CONSTRUCTIVE SERVICE
(PROPERTY)
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL ACTION

Case No.: 22001161CA
STAKEHOLDER ASSETS
MANAGEMENT LLC,
Plaintiff, vs-
MARY BOSTIC-FITZGERALD, et
al.,
Defendants.

TO: MARY BOSTIC-FITZGERALD, whose last known address stated 302 IRVING ROAD, RANDOLPH, MA, 02368 (hereinafter referred to as "Defendant"); and the respective unknown successor trustees, spouses, beneficiaries, heirs, devisees, grantees, creditors, and other parties claiming by, through, under, or against Defendant, who is dead or not known to be dead or alive, and other persons or entities claiming to have any right, title or interest in and to the real property which constitutes the subject matter of this action, or otherwise as the case may be.

YOU ARE HEREBY NOTIFIED that an action to Quiet Title to the following-described real property in Charlotte County, Florida:

Lot 2, Block 1949 of Port Charlotte Subdivision Section 60, a Subdivision according to the Plat thereof, recorded in Plat Book 5, Page 74A, of the Public Records of Charlotte County, Florida.
Parcel ID: 402119359004
has been filed against you and you are required to serve a copy of your written

defense, if any, to it on Rostyslav Sipakov, a single member and an authorized person for STAKEHOLDER ASSETS MANAGEMENT LLC, whose mailing address is PO BOX 310772, Miami, FL, 33231-0772 on or before the 6th day of October, 2022 and file the original with the Clerk of Court either before service on the Plaintiff(s) or immediately thereafter otherwise a Default and Judgment 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 on this 30th day of August, 2022.

Roger D. Eaton
Clerk of the Circuit Court
By: B. Lackey (SEAL)
As Deputy Clerk

STAKEHOLDER ASSETS
MANAGEMENT LLC
Rostyslav Sipakov, a Single Member
PO BOX 310772
Miami, FL, 33231-0772
Email: sipakov.rv@stakeholder.estate
Sept. 2, 9, 16, 23, 2022
22-00969T

SECOND INSERTION

NOTICE OF ACTION
CONSTRUCTIVE
SERVICE - PROPERTY
THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 2022-1099-CA
NEW VISTA PROPERTIES, INC.,
a Florida Corporation,
Plaintiff, vs.

HAMZA MAAYERGI, his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and all other creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against

any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF HAMZA MAAYERGI, Defendants.

TO: HAMZA MAAYERGI, his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and all other creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any of the above named or described defendants or parties who

are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF HAMZA MAAYERGI, and ALL OTHERS WHOM IT MAY CONCERN:

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

Lot 25, Block 2438, Port Charlotte Subdivision, Section 29, according to the map or plat thereof, as recorded in Plat Book 5, Pages 22A through 22G, inclusive, of the Public Records of Charlotte County, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 this Court September 2, 2022.

ROGER D. EATON,
CLERK OF THE COURT
By: B. Lackey (SEAL)
Deputy Clerk

Albert J. Tiseo, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
atiseo@gtslawfirm.com
lbaird@gtslawfirm.com
941-625-6666
September 9, 16, 2022 22-00989T

THIRD INSERTION

NOTICE OF ACTION;
CONSTRUCTIVE SERVICE -
PROPERTY

IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
OF THE STATE OF FLORIDA, IN
AND FOR CHARLOTTE COUNTY,
CIVIL DIVISION

CASE NO.: 2022-CA-001095

BEY VENTURES, LLC,
Plaintiff, vs.
CAROL M. ROBERTS,
Defendant.

TO: CAROL M. ROBERTS, 21307
GERTRUDE AVENUE, APT 2, PORT
CHARLOTTE, FL 33952.

YOU ARE NOTIFIED that an action to quiet title to the following property in Charlotte County, Florida:

LOTS 388 AND 389, SOUTH
PUNTA GORDA HEIGHTS,
2ND ADDITION, ACCORD-
ING TO THE PLAT THEREOF,
RECORDED IN PLAT BOOK
3, PAGES 86A THRU 86C,
OF THE PUBLIC RECORDS
OF CHARLOTTE COUNTY,
FLORIDA.

Parcel ID: 412333401002
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, PLLC, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before October 6, 2022, and file the original

with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 August 30, 2022.

ROGER D. EATON

CLERK OF THE CIRCUIT COURT
By: B. Lackey (SEAL)
DEPUTY CLERK

SOLOLOF REMTULLA, PLLC
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-5252/
Facsimile: 561-342-4842
E-mail: pleadings@floridalitlaw.com
Counsel for Plaintiff
Sept. 2, 9, 16, 23, 2022

22-00971T

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT IN AND
FOR THE TWENTIETH JUDICIAL
CIRCUIT IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL ACTION

Case No. 220990 CA

DOREEN HAYNES,
Plaintiff, vs.
ERNA ARNOLD,
Defendant,

TO ERNA ARNOLD

2475 Ambrose Lane
Port Charlotte, FL 33952

any unknown parties may claim as heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants by through under or against Defendant, ERNA ARNOLD, who is dead or not known to be dead or alive, or otherwise as the case may be.

YOU ARE NOTIFIED that an action to Quiet Title to the following property has been filed in Charlotte County, Florida:

Lot 24, Block 447, of PORT
CHARLOTTE SUBDIVISION
SECTION 18, a Subdivision according to the Plat thereof, recorded in Plat Book 5, Page 8A of the Public Records of Charlotte County, Florida
Parcel ID 402216429028
Street Address: 2475 Ambrose Lane, Port Charlotte Florida 33952

has been filed against you and you are required to serve a copy of your

written defenses, if any, to it on Paul A. Ryan, the plaintiff's attorney, whose address is 25073 Marion Avenue, Punta Gorda, Florida, 33950, on or before September 28, 2022 and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 August 22, 2022.

Roger D. Eaton

As Clerk of the Court
By B. Lackey
(SEAL) As Deputy Clerk

Payne Ryan, PLLC
25073 Marion Avenue
Punta Gorda, FL 33950
Aug. 26; Sept. 2, 9, 16, 2022

22-00941T

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL DIVISION

Case No.: 21001168CA

ROBERT B. HELPHENSTINE and
SHARON L. HELPHENSTINE,
Plaintiffs, vs.

BENJAMIN D. MALONE, SR. a/k/a
B.D. MALONE, SR. a/k/a B.D.
MALONE; JANETTE WILLIAMS
KIDD; MICHAEL R. MALONE;

EVELYNE T. HENDERSON;
GARY HOWELL; ROBERT
JAMES HOWELL, JR.; SHARON
HOWELL; ROBIN BERGSTROM;
RANDALL HORNER; and their
unknown spouses, heirs, devisees,
grantees, creditors, and all other
parties claiming by, through, under,
or against said Defendant and all
unknown natural persons, if alive,
and if dead or not known to be dead
or alive, their several and respective
unknown spouses, heirs, devisees,
grantees, and creditors or other
parties claiming by, through, or
under unknown natural persons; and
all claimants, persons, or parties,
natural or corporate, or whose exact
legal status is unknown, claiming
under any of the above-named or
described defendants or parties
claiming to have any right, title, or
interest in the property hereafter
described,
Defendants.

TO: BENJAMIN D. MALONE, SR.
a/k/a B.D. MALONE, SR. a/k/a B.D.
MALONE, deceased, his unknown
spouses, heirs, devisees, grantees, creditors,
and all other parties claiming by, through,
under, or against said Defendant and all
unknown natural persons, if alive,
and if dead or not known to be dead
or alive, their several and respective
unknown spouses, heirs, devisees,
grantees, and creditors or other
parties claiming by, through, or
under unknown natural persons; and
all claimants, persons, or parties,
natural or corporate, or whose exact
legal status is unknown, claiming
under any of the above-named or
described defendants or parties
claiming to have any right, title, or
interest in the property hereafter
described.

YOU ARE HEREBY NOTIFIED that an action to quiet title and to determine the beneficiaries of the interest of BENJAMIN D. MALONE, SR. a/k/a B.D. MALONE, SR. a/k/a B.D. MALONE, deceased, in the following real property located in Charlotte County, Florida:

All of Lots 14 and 15, Resubdivision of Block 109, CITY OF PUNTA GORDA, according to the Plat thereof, as recorded in Plat Book 1, Page 14, in the Public Records of Charlotte County, Florida.
Property Appraiser's Parcel Identification Number: 412307252004
Property Address: 122 E. McKenzie Street, Punta Gorda, Florida 33950

has been filed against you, and you are required to serve your written defenses, if any, on Plaintiff's attorney, Roger H. Miller III, of Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A., whose address is 99 Nesbit Street, Punta Gorda, Florida 33950, on or before September 26, 2022, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 this 19 day of August, 2022.

ROGER D. EATON,

as Clerk of the Court
(SEAL) By: B. Lackey
as Deputy Clerk

Plaintiff's attorney,
Roger H. Miller III,
Farr, Farr, Emerich, Hackett,
Carr & Holmes, P.A.,
99 Nesbit Street,
Punta Gorda, Florida 33950
Aug. 26; Sept. 2, 9, 16, 2022

22-00939T

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT, IN AND
FOR CHARLOTTE COUNTY,
FLORIDA

CASE No.: 22001064CA
HERITAGE ENTERPRISES FL
LLC,
Plaintiff, vs.
NANCY KRAIMER, deceased, and
all others claiming by, through
and under NANCY KRAIMER,
deceased, BERGERMANN &
SELIGER LAW FIRM, and
MARCO A. ORTIZ,
Defendant,

TO: NANCY KRAIMER, deceased,
and all others claiming by, through
and under NANCY KRAIMER,
deceased, and MARCO A. ORTIZ,
and all others claiming by,
through and under, MARCO A. ORTIZ

YOU ARE NOTIFIED that an action to quiet the title on the following real property in Charlotte County, Florida:

Parcel 1:
Lot 23, Block 2854, Port Charlotte Section 47, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 61A through 61G, inclusive, of the Public Records of Charlotte County, Florida

a/k/a 457 Campbell St., Port Charlotte, FL 33953 ("Parcel 1").
Parcel 2:
Lot (s) 12 and 13, Block 2084, Port Charlotte Subdivision, Section Thirty, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 23, of the Public Records of Charlotte County, Florida
a/k/a 145 Venango St., Port

Charlotte, FL 33954 ("Parcel 2").

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J.D. Manzo, of Manzo & Associates, P.A., Plaintiff's attorney, whose address is 4767 New Broad Street, Orlando, FL 32814, telephone number (407) 514-2692, on or before September 26, 2022, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 18th day of August 2022.

Clerk of the Circuit Court
By: B. Lackey (SEAL)
As Deputy Clerk

J.D. Manzo, of
Manzo & Associates, P.A.,
Plaintiff's attorney
4767 New Broad Street,
Orlando, FL 32814,
telephone number (407) 514-2692
Sept. 2, 9, 16, 23, 2022 22-00956T

THIRD INSERTION

NOTICE OF ACTION -
CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR
CHARLOTTE COUNTY, FLORIDA

CASE NO. 22000704CA
FED CON, LLC,
Plaintiff, v.
THOMAS RIEDLINGER, RHODES
CAPITAL PARTNERS, LLC, BORIS
VISHNEPOLSKY, and UNKNOWN
HEIRS, DEVISEES, GRANTEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES OF
CHARLES W. JOOS, DECEASED.,
Defendants.

TO: UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES OF
CHARLES W. JOOS, DECEASED
whose residence is unknown if he/
she/they is living; and if he/she/they
is 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
these Defendants, who are not known
to be dead or alive, and all parties
having or claiming to have any right,
title or interest in the property
described herein.

UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES OF
CHARLES W. JOOS, DECEASED
7332 Kipling Street
Pensacola, FL 32504

YOU ARE HEREBY NOTIFIED that an action to quiet title on the following property:

Lot 5, Block 264, of UNIT NO. 10
OF TROPICAL GULF ACRES,
according to the plat thereof, as
recorded in Plat Book 4, Page
76A, of the Public Records of
Charlotte County, Florida
PARCEL ID # 422310454001.

a/k/a: 13533 Carousel Dr, Punta Gorda, FL 33955
Parcel Identification Number:
422310454001

has been filed against you and you are required to serve a copy of the written defenses, if any, to it on counsel for Plaintiff, whose address is 3350 Southwest 148th Avenue, Suite 100, Miramar, Florida 33027 on or before 10-6-2022 (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court at Charlotte County, Florida, this 30th day of August, 2022.

CLERK OF THE CIRCUIT COURT
B. Lackey (SEAL)
DEPUTY CLERK

The Arcia Law Firm, P.L.
Counsel for Plaintiff
3350 S.W. 148th Ave. Suite 100
Miramar, FL 33027
Telephone: (954) 437-9066
Facsimile (954) 438-4312
Primary: service@arcialawfirm.com
Sept. 2, 9, 16, 23, 2022
22-00970T