### MANATEE COUNTY LEGAL NOTICES

### 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 CJ'S VILLA : Located at 3901 41st St  $\rm W$ : Manatee County in the City of Bradenton : Florida, 34205 intends to register the said name with the Division of Cor-porations of the Florida Department of State, Tallahassee, Florida. Dated at Bradenton Florida, this No-

vember day of 23, 2022 ROBY JAMES D December 2, 2022 22-01741M

### 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 A1 Kash Logistics located at 2149 Banneker Way, in the County of Manatee, in the City of Sarasota, Florida 34243 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Sarasota, Florida, this 29th day of November, 2022. Shakila Flewellen

December 2, 2022 22-01749M

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 CHRYSALIS CLEANING & CONSTRUCTION : Located at 1904

8th Ave W : Manatee County in the

City of Palmetto : Florida, 34221-3128 intends to register the said name

with the Division of Corporations

of the Florida Department of State,

Dated at Palmetto Florida, this No-

FIRST INSERTION

NOTICE OF PUBLIC AUCTION:

Notice is hereby given that the undersigned will sell, in accordance

with the Florida Self Service Storage

Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on

December 14, 2022 at 1:00pm online

at: www.storagetreasures.com for the safeguard self-storage facility located

Unit 320 FARRINGTON OAK-LEY NAYLOR JR Household

Purchases must be paid at the facil-

ity with Credit Card or Cash. All Pur-chases must be complete within 48

hours of the end of the online auction.

A \$100.00 cash cleaning deposit is required until all items in the unit are

removed from the premises and veri-

SAFEGUARD SELF STORAGE

4335 Royal Palm Drive

goods, Suitcase, boxes

refuse any online bids.

December 2, 9, 2022

Bradenton, FL 34210

Tel: 941-254-3850

Fax: 941-254-3868

22-01752M

Tallahassee, Florida.

HALLETT STEVEN

December 2, 2022

vember day of 30, 2022

### FIRST INSERTION Notice Under Fictitious Name Law

According to Florida Statute Number 865.09 NOTICE IS HEREBY GIVEN that

the undersigned, desiring to engage in business under the Fictitious Name of Colonial Mobile Manor located at 900 9th Avenue East in the City of Palmetto. Manatee County, FL 34221 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 22nd day of November,

2022.Nate Nelson December 2, 2022  $22\text{-}01738\mathrm{M}$ 

### 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 fictitious name of Holiday Woodlands Village located at 4500 Dorr Street, in the County of Manatee in the City of Toledo, OH 43615 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Manatee, Florida, this 18th

day of November, 2022. Well Churchill Tenant LLC December 2, 2022 22-01748M

### 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 Hughes Heating and Cooling, located at 3206 18th Ave W, in the City of Bradenton, County of Manatee, State of FL, 34205, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 30 of November, 2022. Richard Joseph Hughes

3206 18th Ave W Bradenton, FL 34205 December 2, 2022 22-01756M

### 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 FREEDOM REALTY : Located at 7910 N Tamiami Trl Unit 103 : Manatee County in the City of Sarasota : Florida, 34243-1900 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Sarasota Florida, this November day of 30, 2022 JARVIS REAL ESTATE 22-01755M December 2, 2022

### FIRST INSERTION

Addendum 2 to INVITATION TO NEGOTIATE (ITN) Number 22-004 Addendum 2 to Invitation to Negotiate (ITN) for the Sale and Development of all or a portion of the property located at 1707 Lena Road, Bradenton, Florida 34211.

Manatee County will receive sealed fied by manager on duty. Sale subject to cancellation until the purchase is comproposals at 1112 Manatee Avenue pleted; company reserves the right to West, Suite 800, Bradenton, Florida. The Due Date and Time for submis-22-01739M

sion of Proposals in response to this ITN is January 3, 2023 at 2:00 PM at

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 FUNKI : Located at 1831 3rd Ave E : Manatee County in the City of Bradenton : Florida, 34208-1413 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Bradenton Florida, this No-

vember day of 30, 2022 KIRA PIEARCY ELISE December 2, 2022 22-01753M

### 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 ZAMORA FITNESS : Located at 368 165th Ct NE : Manatee County in the City of Bradenton : Florida, 34212-5531 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton Florida, this November day of 23, 2022 ZAMORA MELANIE December 2, 2022 22-01742M

### FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of Lorraine Daley, deceased, will, on December 15, 2022, at 10:00 a.m., at 5619 Bayshore Rd, Lot 144, Palmetto, FL 34221 in the Terra Ceia Manor, in Manatee County, Florida be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 2017 TOYT Vehicle Identification Number 4T1BF1FK7HU284510 and Title Number 0124381012 And all other personal property located therein PREPARED BY: Jonathan P. Whitney Lutz, Bobo & Telfair, P.A. Two North Tamiami Trail, Suite 500 Sarasota, Florida 34236 jwhitney@lutzbobo.com

### FIRST INSERTION

22-01757M

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

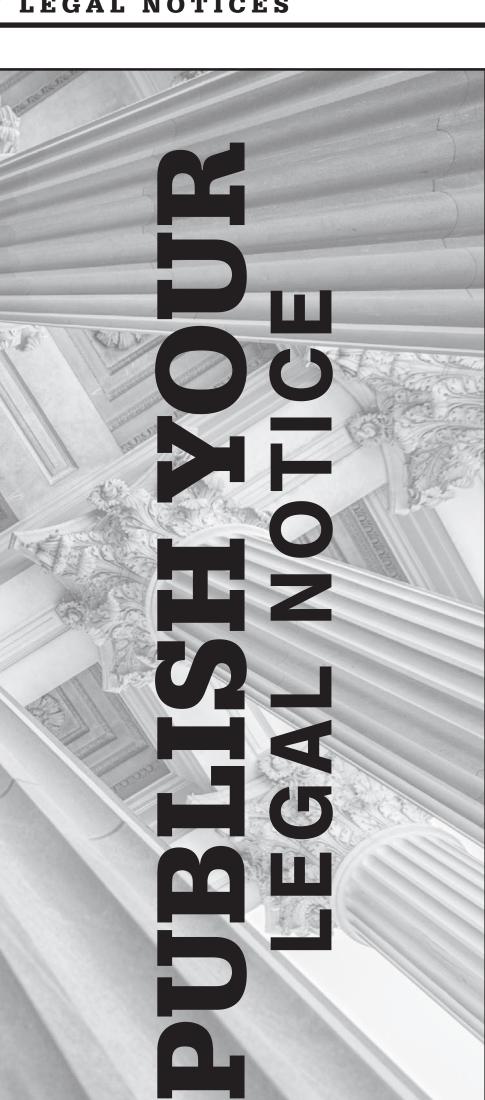
December 2, 9, 2022

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of VERNA'S CREATIONS : Located at 107 48th Avenue Ter W : Manatee County in the City of Bradenton : Florida, 34207-2633 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton Florida, this November day of 30, 2022 LEPPERT VERNA MARGARET December 2, 2022 22-01754M

### FIRST INSERTION

Notice is hereby given that MICHAEL EMMERICH NAGY, OWNER, desiring to engage in business under the fictitious name of TRANSCEND DESIGN located at 34681 SINGLETARY RD, MYAKKA CITY, FLORIDA 34251 intends to register the



### FIRST INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO. 2022 DR 2671 AX IN RE: The Matter of MICHAEL GUTIERREZ. Petitioner/Father. and ADRIENNE LOUISE DRAKE.

### Respondent/Mother.

TO: ADRIENNE LOUISE DRAKE

YOU ARE HEREBY NOTIFIED that a Petition for Paternity and Sole Parental Responsibility has been filed against you, and that you are required to serve a copy of your Response or Pleading to the Complaint upon the Petitioner's attorney, Lisa J. Kleinberg, 1990 Main Street Suite 725, Sarasota Florida, 34236, and file the original Response or Pleading in the office of the Clerk of the Circuit Court, on or before the 4 day of JANUARY, 2023. If you fail to do so, a Default Judgment will be taken against you for the relief demanded in the Petition.

Dated at Manatee County Courthouse, Bradenton, Florida, this 23 day of NOVEMBER, 2022.

CLERK OF THE CIRCUIT COURT (SEAL) BY: Trista Winningham DEPUTY CLERK Dec. 2, 9, 16, 23, 2022 22-01735M

the Manatee County Administration Building, 8th Floor, Suite 800. https://mymanatee.org/departments/ property\_management/property\_ acquisition/surplus\_property 22-01758M December 2, 2022

said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. December 2, 2022 22-01747M

### FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 6424 14th St W. Bradenton. FL 34207, 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 12/20/22 at 2:30 pm Contents include personal property along with the described belongings to those individuals listed below.

Unit B1056 Holly Austin Clothing, Furniture, Boxes Unit B2089 Monica Lowe Unit B2093 Kirk Smith Unit B2145 Everrett Smith Unit B2167 Alexia Mabry Unit B3067 Bryan Brookover Unit C4059 Megan Smith Unit C4163 Santo Gagliano Unit D6041 DeEtte Parham Naketia Settles Unit D6078 Unit B2150 Brian Bozarth Unit B3005 Nicole Wasson Unit B3028 Herlinka Hardy Unit B3060 Mackenzie Morgan Unit B3063 Brandi Melson Unit C4028 Keliesha D Jackson Unit C4089 Marley Swormstedt Oscar Espinosa Unit D6008 Furniture, Boxes Unit D6053

Furniture, Boxes Boxes, Totes, Appliances Totes, Clothing, Tools Electronics, Furniture, Boxes Furniture, Boxes Furniture, Clothing, Totes Electronics, Furniture, Boxes Tools, Furniture, Totes Electronics, Furniture, Totes Boxes, Electronics Furniture, Appliances, Boxes Appliances, Furniture, Boxes Books, Furniture, Boxes Tools, Totes Furniture, Boxes Boxes, Clothing

Arnold Desbrisay Furniture, Boxes

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)263-7814 December 2, 9, 2022 22-01737M

### We publish all Public sale, **Estate & Court-related notices**

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

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

or email legal@businessobserverfl.com



**BUSINESS OBSERVER** 

### FIRST INSERTION

NOTICE OF PUBLIC SALE: THE LOCK UP SELF STORAGE at 115 Manatee Ave W, Bradenton, Florida, 34205 will sell the contents of the following units to satisfy a lien to the highest bidder on December 19th 2022 by 1:30 PM at WWW. STORAGETREASURES.COM. All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account. Unit #1003-Terri Oliver-bins, boxes, clothes, household goods.

Unit#4108- Keith Evens-boxes, bins, rims, clothing, dresser. Unit#4202- Gerard Joseph-boxes, luggage, mattress, shelving. Unit#4325- Monica Masavage-pet cage, hand bag, toiletries. Unit#5040- Sharon Lopez-luggage, bags, boxes, car seat. Unit#5213- Jimmy Velasquez-couches, TV, boxes, mattress, shelving Unit#5248- Awsha Sanders-crock pot, duffle bags, bedding. December 2, 9, 2022 22-01746M

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA FAMILY LAW DIVISION Case Number 2022 DR 4825 **DIVISION: 3** IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS PENDING THE PROPOSED RELATIVE ADOPTION OF A MINOR CHILD J.L.O. D/O/B: 7/22/20

TO: Any an all unknown birth fathers YOU ARE NOTIFIED that a Petition for Termination proceeding hereinafter described is pending in the Circuit Court, Twelfth Judicial Circuit in and for Manatee County, Florida, the style of which is: IN RE: The Termination of Parental Rights pending the Proposed Relative Adoption of J.L.O. (DOB: 7/22/20).

You are required to serve a copy of your written response, if any, to it on W. SCOTT HAMILTON, ESQUIRE, Petitioners' attorney, whose address is 2400 Manatee Avenue West, Bradenton, Florida, 34205, on or before JANUARY 3 2023, and file the original with the Clerk of the Court at Manatee County Clerk of Court, PO Box 25400, Bradenton, Florida 34206 either before service on Petitioners' attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Petition.

The identity of the birth father: unknown white male, age unknown, present whereabouts are unknown.

Pursuant to the Petition, the child was born at Wythe County Community Hospital, Wytheville, VA, The Indian Child Welfare Act is not applicable to this child. There are no known grandparents with rights to notice of this proceeding. The grounds for termination of parental rights are those set forth in Section 63.089 of the Florida Statutes. There will be a hearing on the Petition for Termination of Parental Rights and Petition for Relative Placement

Adoption on February 13, 2023, at 10:00 AM, Courtroom 3D before the Honorable Danielle L. Brewer at the Manatee County Judicial Center, 1051 Manatee Ave. West. Bradenton, Florida 34205.

If you execute a Consent to Adoption or an Affidavit of Non-paternity and a Waiver of Venue, you may have the right to request that the hearing on the petition to terminate parental rights be transferred to the county in which you reside. You may object by appearing at the hearing or filing a written objection with the Court.

If you elect to file written defenses to said Petition, you are required to serve a copy on Petitioner's attorney, W. Scott Hamilton, Esquire, Hamilton, Price & Marshall, PA, 2400 Manatee Avenue West, Bradenton, FL 34205 (941)748-0550, and file the original response or pleading in the Manatee County Clerk's Office, PO Box 25400 Bradenton, Florida 34206.

UNDER SECTION 63.089. FLORI-DA STATUTES, FAILURE TO FILE A WRITTEN RESPONSE TO THIS NO-TICE WITH THE COURT OR TO AP-PEAR AT THIS HEARING CONSTI-TUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PA. RENTAL RIGHTS YOU MAY HAVE REGARDING THE MINOR CHILD. Dated at Bradenton, Manatee Coun-

ty, Florida this 22 day of NOVEMBER, 2022.

Angelina Colonneso Clerk of Circuit Court (SEAL) Trista Winningham By: Deputy Clerk

Dec. 2, 9, 16, 23, 2022 22-01740M

### MANATEE COUNTY

### FIRST INSERTION

CORRECTED NOTICE OF ACTION ·

CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE

TWELFTH

JUDICIAL CIRCUIT IN AND FOR

MANATEE COUNTY, FLORIDA

GENERAL JURISDICTION

DIVISION

CASE NO.

412022CA003643CAAXMA U.S. BANK TRUST NATIONAL

ASSOCIATION, NOT IN ITS

THE UNKNOWN HEIRS,

GRANTEES, ASSIGNEES,

LIENORS, CREDITORS,

Plaintiff. vs.

EES.

INDIVIDUAL CAPACITY BUT

VENEFICIARIES, DEVISEES,

TRUSTEES AND ALL OTHERS

WHO MAY CLAIM AN INTEREST

IN THE ESTATE OF DECELLA D.

**Defendant**(s), TO: THE UNKNOWN HEIRS, VEN-

EFICIARIES, DEVISEES, GRANT-

CREDITORS, TRUSTEES AND ALL

OTHERS WHO MAY CLAIM AN IN-

TEREST IN THE ESTATE OF DECEL-

whose residence is unknown if he/she/

they be living; and if he/she/they be

dead, the unknown defendants who

may be spouses, heirs, devisees, grant-

ees, assignees, lienors, creditors, trust-

ees, and all parties claiming an interest

by, through, under or against the Defen-

dants, who are not known to be dead or

alive, and all parties having or claiming

to have any right, title or interest in the

property described in the mortgage be-

TO: DYRREN DEVONNE BARBER,

whose residence is unknown and all

parties having or claiming to have any

right, title or interest in the property

described in the mortgage being fore-

an action to foreclose a mortgage on the

SOUTH 61.2 FEET OF LOTS 11

AND 12. BLOCK B. HORTON'S

SUBDIVISION OF SE ¼ OF THE

NW ¼ OF THE NE ¼ OF SEC

ON 35, TOWNSHIP 34 SOUTH,

RANGE 17 EAST, ACCORDING

TO THE PLAT THEREOF AS

RECORDED IN PLAT BOOK 1.

PAGE 134, OF THE PUBLIC RE

following property: THE EAST 90 FEET OF THE

YOU ARE HEREBY NOTIFIED that

ing foreclosed herein.

closed herein.

ASSIGNEES. LIENORS.

BARBER, DECEASED, et. al.

LA D. BARBER, DECEASED,

SOLELY AS OWNER TRUSTEE

FOR RCF 2 ACQUISITION TRUST,

CORDS OF MANATEE COUNTY. FLORIDA. -AKA 1112 6TH ST W, BRADEN-

TON, FL 34205 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. THIS NOTICE SHALL BE PUB-

LISHED 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 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.

WITNESS my hand and the seal of this Court at County, Florida, this 30 day of NOVEMBER, 2022

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) BY: Kris Gaffney DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 22-044543 December 2, 9, 2022 22-01750M

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

Case No.: 2021-CC-5878 LAKESIDE PRESERVE HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit Corporation,

Plaintiff, v. SCOTT A. MCCOMAS, et aL, Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Summary Judgment of Foreclosure entered on November 21, 2022, in Case No. 2021 CC 5878, the undersigned Clerk of Court of Manatee County, Florida, will, on January 3, 2023, at 11:00 a.m., via the internet at www.manatee.realforeclose. com offer for public sale, to the highest and best bidder for cash, the following described property located in Manatee County, Florida:

Lot 101 of LAKESIDE PRESERVE, according to the LAKESIDE Plat thereof as recorded in Plat Book 49, Page(s) 1-20, of the Public Records of Manatee County, Florida NY PERSON CLAIMING

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

If you are a person with a disability who needs any 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 on November 23, 2022.

PORGES, HAMLIN, KNOWLES & HAWK, P.A. By: /s/ James C. Turffs James C. Turffs FBN: 0070926 Post Office Box 9320 Bradenton, Florida 34206 Telephone: (941) 748-3770 Attorney for Plaintiff December 2, 9, 2022 22-01744M

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 2829 IN RE: ESTATE OF ELLEN E. McAVOY, Deceased.

The administration of the estate of ELLEN E. McAVOY, 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 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 PUBLI-CATION OF THIS NOTICE OR 30

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 3652 **Division Probate** IN RE: ESTATE OF CHARLES M. KIGIN Deceased.

The administration of the estate of CHARLES M. KIGIN, deceased, whose date of death was September 16, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is December 2, 2022.

Francisca C. Kigin Personal Representative

1268 Riverscape St. Bradenton, FL 34208

Thomas W. Harrison Attorney for Personal Representative Florida Bar Number: 334375 DYE, HARRISON, KIRKLAND, PETRUFF & PRATT PLLC 1206 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 746-1167 Fax: (941) 747-0583 E-Mail: twh@dyeharrison.com rferronyalka@dyeharrison.com 22-01751M December 2, 9, 2022

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP- 003129 Division Probate IN RE: ESTATE OF MELVIN JOHN CHROSTOWSKI

A/K/A MELVIN J. CHROSTOWSKI Deceased.

The administration of the estate of MELVIN JOHN CHROSTOWSKI a/k/a MELVIN J. CHROSTOWSKI, deceased, whose date of death was December 28, 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 LAT-ER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH FLORIDA STATUTES IN SEC TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this





## E-mail your Legal Notice legal@businessobserverfl.com

DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is December 2, 2022.

**Personal Representative** Mark David Spizzo 815 South Church Street Belleville, IL 62220 SHUMAKER, LOOP & KENDRICK, LLP Attorneys for Personal Representative P.O. BOX 49948 SARASOTA, FL 34230-6948 Telephone: (941) 366-6660 Benjamin R. Hanan, Esquire Florida Bar No. 0089559 Email Addresses bhanan@shumaker.com tpanozzo@shumaker.com 22-01745M December 2, 9, 2022

notice is December 2, 2022.

JOEL C. CHROSTOWSKI Personal Representative c/o Robert L. Lancaster, Esq **CUMMINGS & LOCKWOOD LLC** 

P.O. Box 413032 Naples, Florida 34101-3032 ROBERT L. LANCASTER, ESQ. Attorney for Personal Representative Florida Bar No. 0462519 CUMMINGS & LOCKWOOD LLC P.O. Box 413032 Naples, Florida 34101-3032 Telephone: (239) 262-8311 Primary Email: rlancaster@cl-law.com Secondary Email: jpoklemba@cl-law.com; mmoxam@cl-law.com 7011549.1.docx December 2, 9, 2022 22-01736M SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage

- Central located at 3760 Cortez Rd., West Bradenton, FL 34210 intends to

hold a sale to sell the property stored

at the Facility by the below Occupants

whom are in default at an Auction.

The sale will occur as an online auc-

tion via www.storagetreasures.com on

12/14/2022 at 10:00am. Unless stated otherwise the description of the con-

tents are household goods and furnish-

ings. Cal'Taeviya D Turner unit #01653;

James A Moore unit #LOT7. This sale

may be withdrawn at any time without

notice. Certain terms and conditions

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage

- 32nd Street located at 4305 32nd St.

W., Bradenton, FL 34205 intends to

hold a sale to sell the property stored

at the Facility by the below list of Oc-

cupants whom are in default at an Auc-

tion. The sale will occur as an online

auction via www.storagetreasures.com

on 12/14/2022 at 10:00am. Unless

stated otherwise the description of the contents are household goods and fur-

nishings. Josh L Maron unit #00054;

Kelley Burton unit #00150; Kenneth D

McDaniel unit #00243; Amber M Ed-

wards unit #00368; Sutha M Romaine

unit #00933; James E Casteel unit

#01611: Trinity J Elwood unit #01824:

David Hawkins unit #02023; Jimmy

Velasquez unit #02024. This sale may

be withdrawn at any time without no-

tice. Certain terms and conditions ap-

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

Case No.: 22-CA-003642

Harbor Hills, Inc., a dissolved

America, N.A. as successor in

Maryland Corporation, Bank of

interest to First National Bank of

against it and all unknown natural

persons if alive, and if dead or not

known to be dead or alive, their

several and respective unknown

spouse, heirs, devisees, grantees and

by through or under those unknown

creditors or other parties claiming

natural persons; and all claimants,

status is unknown, claiming under

any of the above names or described

defendants or parties or claiming to

have any right, title or interest in and

TO: HARBOR HILLS, INC. AND ALL

OTHER PARTIES CLAIMING BY

THROUGH, UNDER OR AGAINST

IT AND ALL UNKNOWN NATURAL PERSONS IF ALIVE, AND IF DEAD

OR NOT KNOWN TO BE DEAD OR

ALIVE, THEIR SEVERAL AND RE-SPECTIVE UNKNOWN SPOUSE,

HEIRS, DEVISEES, GRANTEES AND

CREDITORS OR OTHER PARTIES

CLAIMING BY THROUGH OR UN-

DER THOSE UNKNOWN NATURAL

PERSONS; AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL

OR CORPORATE, OR WHOSE EX-

ACT LEGAL STATUS IS UNKNOWN.

CLAIMING UNDER ANY OF THE

ABOVE NAMES OR DESCRIBED

DEFENDANTS OR PARTIES OR

to the lands hereafter described,

Defendants.

persons or parties, natural or

corporate, or whose exact legal

Bradenton, and all other parties

Claiming by through, under or

ply. See manager for details.

Nov. 25; Dec. 2, 2022

Ronald S. Acquaro,

Plaintiff, v.

22-01712M

apply. See manager for details.

Nov. 25; Dec. 2, 2022



### SECOND INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage - Parrish located at 8709 Old Tampa Rd., Parrish, FL 34219 intends to hold a sale to sell the property stored at the Facility by the below list of Occupant who is in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Angela Perez unit #1062. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Nov. 25; Dec. 2, 2022

22-01706M

### SECOND INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage - Palmetto located at 2015 8th Ave. W., Palmetto FL 34221 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Ann M Saxe-Pearson unit #A023; Calvin Devon Streeter units #C010 & #E047: Michael Vann Davis unit #C123; Dale Metzger unit #C124; Barry Lillis Jr. unit #F10: Tonva Renee Furnice unit #G20: Edward James Smith unit #G27B. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Nov. 25; Dec. 2, 2022 22-01709M

### 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-3630 IN RE: ESTATE OF SUSAN LOUISE FOX. also known as SUSAN L. FOX, Deceased.

The administration of the estate of SUSAN LOUISE FOX, also known as SUSAN L. FOX, deceased, whose date of death was September 30, 2022, is pending in the Circuit Court for MAN-ATEE 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

notice is: November 25, 2022. Nanci Fox Banman Personal Representative

28 Kerr Avenue Kensington, California 94707

Kevin M. Collver torney for Perso Representative

### SECOND INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage - Ellenton, located at 2900 US 301 N., Ellenton, FL 34222 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storage treasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Joseph Edgar Gladwell unit #00247; Garcia Criceda unit #00640; Vickie J Barrett unit #00763; Robert L Lopez unit #00940; Diane Rainey unit #01238; Julia Olmstead unit #01271. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Nov. 25; Dec. 2, 2022 22-01711M

### 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-3629 IN RE: ESTATE OF WALTER P. JENKINS, JR., also known as

### WALTER PARKER JENKINS, JR., Deceased. The administration of the estate of

WALTER P. JENKINS, JR., also known as WALTER PARKER JENKINS, JR. deceased, whose date of death was October 8, 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME

PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this

notice is: November 25. 2022. JEFF VAN LIEW

### Personal Representative 7007 Chickasaw Bayou Rd.

Bradenton, FL 34203 Kevin M. Collver

### SECOND INSERTION Notice of Self Storage Sale

Please take notice Hide-Away Storage SR70 located at 4660 53rd Ave. E. Bradenton, FL 34203 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Lauren Rivera unit #7043; Heather Lilie unit #8011. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Nov. 25; Dec. 2, 2022 22-01708M

### SECOND INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage SR70 located at 1102 53rd Ave. W. Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Meagen McKim unit #2020; Clarence Smith unit #2026: Juan Cervantes unit #2034; Angel Sheller unit #3004; Souffrant Dorcely unit #3096; David Robinson unit #3112; Alvssa Grimes unit #4004; Lyndon Jones unit #4039; Sherry Martinez unit #4098; Rodney Rupert unit #5051. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Nov. 25; Dec. 2, 2022

### FOURTH INSERTION lishing a prescriptive easement and

22-01713M

reformation concerning the following property in Manatee County, Florida: Park area lying North and East of Hillcrest Drive, as shown on the Plat of a Resubdivision of Harbor Hills, as per Plat thereof recorded in Plat Book 8, Page 9, Public Records of Manatee

Has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Barnes Walker, Goethe, Perron & Shea, PLLC, the Plaintiff's attorney, whose address is 3119 Manatee Avenue West, Bradenton, Florida 34205, on or before 12/16, 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 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 notknowanattorney, you may email an attorneyreferralservice(listed in the phone book) or contact the Florida Bar Lawyer ReferralServiceat(800)342-8011.

ity 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 vour 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

Dated: 11/4, 2022 CLERK OF THE CIRCUIT COURT Angelina "Angel" Colonnesso (SEAL) As Clerk of the Court By: Kris Gaffney As Deputy Clerk 22-01658M

### SECOND INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage - Lakewood Ranch located at 14710 SR 64 East, Bradenton FL 34212 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Sheldon Roden unit #3120. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Nov. 25; Dec. 2, 2022 22-01710M

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP3605 IN RE: ESTATE OF NICOLA VIRGILIO

Deceased

The administration of the Estate of NICOLA VIRGILIO, deceased, is pending in the Circuit Court for Manatee County, Florida, Probate Division, P. O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO. 2022-CA-4513 Tropic Isles Co-op, Inc., a Florida not-for profit corporation, Plaintiff, vs.

The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other claimants claiming by, through, under or against Raymond Aluan Douek deceased, Grace Haber Sam, United States of America Internal Revenue Service, Florida Department of Revenue, Defendants.

TO: The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other claimants claiming by, through, un-der or against Raymond Douek a/k/a Raymond Aluan Douek, deceased, and Grace Haber Sam

YOU ARE NOTIFIED that Plaintiff, Tropic Isles Co-op, Inc. has filed an action against you seeking to quiet title after terminating record title to the following property in Manatee County, Florida:

Unit/Lot No. 238, of TROPIC ISLES CO-OP, INC. a Florida not-for profit corporation, according to Exhibit "B" (the "Plot Plan") of the Declaration of Master Form Occupancy Agreement recorded in Official Records Book 1784, Page 7782, et seq., in the Public Records of Manatee County, Florida (the "Master Agreement"), and as legally described in Exhibit "A" to said Master Agreement;

upon which lies the following ngle-wide mobile hor 1967 Vand Mobile Home, VIN 4GV5712E2N3698 and on or before a date that is 30 DAYS after the first publication of this notice, \_, you are required to to wit: serve a copy of your written defenses

### SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage West located at 8400 Cortez Rd., West Bradenton, FL 34210 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Sean M Scally unit #00707. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. 22-01707MNov. 25; Dec. 2, 2022

SECOND INSERTION

ON THEM. All other creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmatured, contingent or un-liquidated claims, 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

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 PUBLICA-TION OF THIS NOTICE IS: November 25, 2022

Personal Representative: GAETANO VIRGILIO 3502 22nd Ave W Bradenton, FL 34205 Attorney for Personal Representative: JAMES WM. KNOWLES Florida Bar No. 0296260 2812 Manatee Ave W Bradenton, FL 34205 941-746-4454 Nov. 25; Dec. 2, 2022 22-01731M

if any, on Jonathan P. Whitney, Esq., Plaintiff's attorney, whose address is Lutz, Bobo & Telfair, P.A., Two North Tamiami Trail, Suite 500, Sarasota, Florida 34236, 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 de-

manded in the Complaint or petition. This notice shall be published once each week for four 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.

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.

WITNESS my hand and the seal of this Court on this 21 day of November 2022.

ANGELINA "Angel" COLONNESO Clerk of the Circuit Court (SEAL) By: Kris Gaffney Deputy Clerk

Jonathan P. Whitney, Esq. Lutz, Bobo & Telfair, P.A. Two North Tamiami Trail, Suite 500 Sarasota, Florida 34236 jwhitney@lutzbobo.com Nov. 25; Dec. 2, 9, 16, 2022 22-01730M

# County, Florida

In and for Manatee County:

If you are a person with a disabil-

impaired, call 711.

Nov. 11, 18, 25; Dec. 2, 2022

below.

22-01705M

Florida Bar No. 0104450 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: 941-741-8224 Email: kcollver@barneswalker.com Nov. 25; Dec. 2, 2022 22-01732M

Florida Bar No. 0104450 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: kcollver@barneswalker.com Nov. 25; Dec. 2, 2022 22-01733M

CLAIMING TO HAVE ANY RIGHT. TITLE OR INTEREST IN AND TO THE LANDS HEREAFTER DE-SCRIBED

YOU ARE NOTIFIED that an action for quiet title, for adverse possession and/or a declaratory judgment estab-

# **OFFICIAL COURTHOUSE WEBSITES**



SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY charlotteclerk.con

LEE COUNTY leeclerk.org

COLLIER COUNTY collierclerk.com

HILLSBOROUGH COUNTY hillsclerk.cor

PASCO COUNTY pascoclerk.com

PINELLAS COUNTY pinellasclerk.org

POLK COUNTY polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com



### BUSINESS OBSERVER

### **MANATEE COUNTY**

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 3557 **Division Probate** IN RE: ESTATE OF LISA A MILLROY Deceased.

28

The administration of the estate of LISA A MILLROY, deceased, whose date of death was September 13, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 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 de-

AMENDED NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 2022-CA-001766 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VIII-A.

### Plaintiff, v. DORELIEN INC, A FLORIDA COR-PORATION, Defendant.

NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Mortgage Foreclosure dated November 9, 2022, issued in and for Manatee, Florida, in Case No. 2022-CA-001766, wherein WILM-INGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTU-NITIES TRUST VIII-A is the Plaintiff, and DORELIEN INC, A FLORIDA CORPORATION is the Defendant.

The Clerk of the Court, MANATEE CLERK OF COURT, will sell to the highest and best bidder for cash, in accordance with Section 45.031. Florida Statutes, on January 17, 2023, at electronic sale beginning at 11:00 AM, at www.manatee.realforeclose.com the following-described real property as set forth in said Final Judgment of Mortgage Foreclosure, to wit:

LOT 19, BLOCK 1, A RE-SUB-DIVISION PLAT OF A PART OF GOLF CLUB GARDENS, ACCORDING TO THE MAP

NOTICE OF ACTION

IN THE COUNTY COURT OF THE

TWELFTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR MANATEE

COUNTY, FLORIDA

CASE NO: 22-CC-5584

THE INLETS AT RIVERDALE,

INC., a Florida not-for-profit

corporation,

Plaintiff, vs.

**ROBERT DIETRICH FRASCELLA** and ANY UNKNOWN OCCUPANTS IN POSSESSION, Defendants. TO: ROBERT DIETRICH FRASCEL-LA

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

notice is November 25, 2022. **Personal Representative:** 

### **RYAN MILLROY** 9621 Pembroke Pines Drive

Sun City Center, Florida 33573 Attorney for Personal Representative: JASON M. DEPAOLA E-mail Addresses: jmd@phkhlaw.com, beckyc@phkhlaw.com Florida Bar No. 0180040 PORGES, HAMLIN, KNOWLES & HAWK, P.A. 1205 Manatee Avenue West Bradenton, Florida 34205 Telephone: (941) 748-3770 Nov. 25; Dec. 2, 2022 22-01729M

### SECOND INSERTION

OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 8. PAGE 98, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 4416 18th Avenue W, Bradenton, FL 34209 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

IMPORTANT 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.

Dated: This 21st day of November, 2022.Respectfully submitted, HOWARD LAW GROUP 4755 Technology Way, Suite 104 Boca Raton, FL 33431 Telephone: (954) 893-7874 Facsimile: (888) 235-0017 Designated Service E-Mail: Pleadings@HowardLaw.com By: /s/ Matthew B. Klein Matthew B. Klein, Esq. Florida Bar No.: 73529 E-Mail: Matthew@HowardLaw.com Nov. 25; Dec. 2, 2022 22-01715M

### SECOND INSERTION

commonly known as: 4716 Spinnaker Dr., Bradenton, FL 34208 has been filed against you and you are required to serve a copy of your written defenses, if any, on Stephan C. Nikoloff, Esquire, of Greenberg, Nikoloff P.A., whose address is 1964 Bayshore Blvd., Dunedin, FL, 34698, 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.

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-003621 **Division Probate** IN RE: ESTATE OF GEORGE FEINTUCH a/k/a GEORGE J. FEINTUCH Deceased.

The administration of the estate of GEORGE FEINTUCH, deceased, whose date of death was November 1, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, 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 FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is November 25, 2022.

Personal Representative: Dana Laganella Gerling, Esq. 6148 State Road 70 East Bradenton, FL 34203

Attorney for Personal Representative: Dana Laganella Gerling, Esq. Florida Bar No. 0503991 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email: dlaganella@gerlinglawgroup.com Nov. 25; Dec. 2, 2022 22-01717M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-003471 **Division Probate** IN RE: ESTATE OF WILLIAM VALEN McDANIEL a/k/a W. VALEN McDANIEL Deceased.

The administration of the estate of WILLIAM VALEN McDANIEL, deceased, whose date of death was September 23, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, 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 FIRST

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-3320 IN RE: ESTATE OF JOANN M. HADLEY, Deceased.

The administration of the estate of JOANN M. HADLEY, deceased, whose date of death was November 25, 2021, 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

BARRED. The date of first publication of this notice is: November 25, 2022

**RONALD HADLEY** Personal Representative

5015 29th Ave W Bradenton, FL 34209 Robert D. Hines, Esquire Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: hballinger@hnh-law.com 22-01719M Nov. 25: Dec. 2, 2022

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 3135 **Division Probate** IN RE: ESTATE OF STEPHANIE JO GUBIN

whose date of death was August 20, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 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.

OF 3 MONTHS AFTER THE TIME

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2022 CP 3301 IN RE: ESTATE OF CHERYL ANN WESLEY, Deceased.

The administration of the estate of CHERYL ANN WESLEY, deceased, whose date of death was June 23, 2022 and whose Social Security Number ends in XXX-XX-7715, is pending in the Circuit Court for Manatee County, 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

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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or 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 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 first publication of this

notice is November 25, 2022. Personal Representative:

/s/ Crystal Diaz

Crystal Diaz 3922 Wayfarer Way Palmetto, Florida 34221 Attorney for Personal Representative /s/ Brenden S. Moriarty Brenden S. Moriarty, Esq. THE MORIARTY LAW FIRM, P.A. 1001 3rd Avenue West, Suite 650 Bradenton, FL 34205 (941) 749-0075 Florida Bar No. 0189863 bmoriarty@suncoastlegalgroup.com pleadings@suncoastlegalgroup.com Nov. 25; Dec. 2, 2022 22-01726M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION, FILE NO. 2022-CP-002654-AX PROBATE DIVISION FILE NUMBER 2022-CP-002654-AX IN RE: ESTATE OF RICHARD HAUSWALD AKA RICHARD W. HAUSWALD, Deceased

The administration of the Estate of RICHARD W. HAUSWALD, Deceased, File No. 2022-CP-002654-AX, 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, Fl. 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below. ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the will, the qualifications of the personal representative, venue, or jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION 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 decedent's estate must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2022 CP 3116 IN RE: ESTATE OF JOYCE A. ANNOKKEE, Deceased.

The administration of the estate of JOYCE A. ANNOKKEE, deceased, whose date of death was March 14, 2019 and whose Social Security Number ends in XXX-XX-2025, is pending in the Circuit Court for Manatee County, 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

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

All other creditors of the decedent and other persons having claims or 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 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 first publication of this notice is November 25, 2022.

Personal Representative: /s/ Terry L. Moriarty Terry L. Moriarty

4526 Hollow Stump Run Palmetto, Florida 34221 Attorney for Personal Representative: /s/ Brenden S. Moriarty Brenden S. Moriarty, Esq. THE MORIARTY LAW FIRM, P.A. 1001 3rd Avenue West, Suite 650 Bradenton, FL 34205 (941) 749-0075 Florida Bar No. 0189863 bmoriarty@suncoastlegalgroup.com pleadings@suncoastlegalgroup.com Nov. 25; Dec. 2, 2022 22-01725M

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA.

CASE No. 2021CA004548AX NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY. Plaintiff, vs. MARY C. KIMMELL, et. al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2021CA004548AX of the Circuit Court of the 12TH Judicial Circuit in and for MANATEE County, Florida. wherein. MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff and MARY C. KIMMELL, et al. are Defendants. Clerk of Court. Angelina "Angel" Colonneso will sell to the highest bidder for cash at WWW. MANATEE.REALFORECLOSE.COM, at the hour of 11:00 A.M., on the 10th day of January, 2023, the following described property:

LOT 19, WOODS OF WHIT-FIELD UNIT 1, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE 100 - 101, OF THE PUBLIC RECORDS

# SECOND INSERTION Deceased.

The administration of the estate of STEPHANIE JO GUBIN, deceased,

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

YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for homeowners assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, THE INLETS AT RIVER-DALE, INC., herein in the following

described property: Lot 310, RIVERDALE RE-VISED, a Subdivision, as per Plat thereof recorded in Plat Book 1 0, Page 40, of the Public Records of Manatee County, Florida, TOGETHER WITH that certain parcel of land referred to in Administrative Determination 94-98 and described in Vacation of Canal (R-94-33V), recorded in Official Records Book 1428, Pages 86 through 89, Public Records of Manatee County, Florida and being more particularly described as follows:

Begin at the Southwest corner of said lot 310: thence S 27° 30 33" E, along the Southerly extension of the West lot line of said Lot 310, a distance of 6.00 feet; thence N 62° 30' 00" E, a distance of 75.00 feet; thence N 27° 30' 00" W, a distance of 6.00 feet to the Southeast comer of said Lot 310; thence S 62° 30' 00" W, along the South line of said lot 310, a distance of 75.00 feet to the Point of Beginning. All being and lying in Section 28, Township 34, South Range 18 East, Manatee County, Florida. More

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 Lawver 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, Braden-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; you are hearing or voice impaired, call 711.

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

Angelina "Angel" Colonneso Clerk and Comptroller (SEAL) By: Kris Gaffney Deputy Clerk Greenberg Nikoloff P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 Nov. 25; Dec. 2, 2022 22-01720M

PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is November 25, 2022.

**Personal Representative:** Laura Kathleen Hahnes 230 107th Street Cir. E. - Unit 119 Bradenton, FL 34212-1148 Attorney for Personal Representative: Dana Laganella Gerling, Esq. Florida Bar No. 0503991

Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email: dlaganella@gerlinglawgroup.com Nov. 25; Dec. 2, 2022 22-01718M 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is November 25, 2022.

**Personal Representative:** /s/ Alan Gubin Alan Gubin

814 Rosemary Circle Bradenton, Florida 34212 Attorney for Personal Representative: /s/ Christopher D. Smith Christopher D. Smith, Esq., Attorney Florida Bar Number: 0605433 1561 Lakefront Dr Unit 204 Sarasota, FL 34240 Telephone: (941) 202-2222 Fax: (941) 907-3040 E-Mail: smith@chrissmith.com Secondary E-Mail: teri@chrissmith.com Nov. 25; Dec. 2, 2022  $22\text{-}01727\mathrm{M}$ 

ALL CLAIMS, DEMANDS, AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED.

The date of the first publication of this Notice is November 25, 2022.

Person Giving Notice: E. Keith Schwab Personal Representative 612 Old Glory Ln. Freedom, PA 15042 Attorney for Pers. Rep: Robert W. Browning, Jr., Attorney

One North Tuttle Ave. Sarasota, FL 34237 Nov. 25; Dec. 2, 2022 22-01716M

### OF MANATEE COUNTY, FLORIDA.

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

### IMPORTANT

If you are a person with a disability who needs 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 18th day of November, 2022.

GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Karissa.Chin-Duncan@gmlaw.com

Email 2: gmforeclosure@gmlaw.com By:/s/Karissa Chin-Duncan Karissa Chin-Duncan, Esq. Florida Bar No. 98472 36615.0238 / JSchwartz Nov. 25; Dec. 2, 2022 22-01714M

## CHARLOTTE COUNTY LEGAL NOTICES

### FIRST INSERTION

### **REQUEST FOR PROPOSALS**

### CONSTRUCTION OF BABCOCK RANCH COMMUNITY PARK Charlotte County, Florida

Notice is hereby given that the Babcock Ranch Community Independent Special District (the "District"), will accept proposals from firms interested in providing labor, materials, and equipment for the construction of the Babcock Ranch Community Park at the community known as BABCOCK RANCH located in Charlotte and Lee Counties, Florida (the "Project"). The contract will require contractors to provide construction services for the installation of site work improvements, landscaping, athletic fields, sidewalks and other improvements as more particularly described in the Project Manual and in accordance with the plans and specifications.

The Project Manual will be available for public inspection and may be obtained beginning December 2, 2022, at 2:00 p.m. Contact the Engineer of Record, Adam Ahmad, <u>adam.ahmad@capitalengr.com</u> ("Engineer's Office"), regarding access to the Project Manual

An optional Pre-Bid Conference will take place on December 5, 2022, at 2:00 p.m., at 42881 Lake Babcock Dr., Second Floor, Babcock Ranch, FL 33982 (Hatchery East Conference Room). Proposers may also participate in this optional Pre-Bid Conference electronically via Microsoft Teams by phone at +1 904-672-3363, phone conference ID 335 600 043#.

Proposers planning their attendance to the optional Pre-Bid Conference via Microsoft Teams are encouraged to submit questions and comments to the Engineer of Record in advance at <u>adam.ahmad@capitalengr.com</u> to facilitate the District's consider-ation of such questions and comments during the meeting. Anyone requiring assistance in order to obtain access to the Microsoft Teams being utilized to conduct this optional Pre-Bid Conference should contact the Engineer's Office at least forty-eight (48) hours prior to the meeting. Similarly, any person requiring or that otherwise may need assistance accessing or participating in this optional Pre-Bid Conference meeting because of a disability or physical impairment is strongly encouraged to contact the District Engineer's Office at least forty-eight (48) hours in advance so that arrangements may be made. **Please note, the** Microsoft Teams option to attend the optional Pre-Bid Conference is provided for the convenience of any proposer who chooses to participate in such manner; thus, all proposers acknowledge and agree that should they choose to participate via Microsoft Teams, the proposer does so at their own risk, including but not limited to any risk that interruptions in internet service or other technical difficulties may arise without any fault of the District.

The District reserves the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause to one or more proposers, provide for the delivery of the project in phases and waive minor or techni-cal irregularities in any Proposal, as it deems appropriate if it determines in its discretion that it is in the District's best interests to do so. The successful proposer will be required to execute a contract with the District and file the requisite performance and payment bonds and insurance within ten (10) calendar days after execution of the construction contract.

Subject to an anticipated issuance of a Notice to Proceed on or around February 2, 2023, the Successful Proposer(s) shall be required to substantially complete all Work by August 31, 2023 ("Substantial Completion Date"), with all Work to be finally complete on or before September 30, 2023 ("Final Completion Date"). Should Contractor fail to achieve Substantial Completion by the Substantial Completion Date established herein, Owner shall be entitled to assess, as liquidated damages, but not as a penalty, One Thousand Dollars (\$1,000) for each calendar day thereafter until Substantial Completion is achieved. Unless otherwise specified, work will be limited to the hours of 7:00 am a.m. to 7:00 p.m., Monday through Friday.

The Owner reserves the right to reject all Bids or any Bid not conforming to the intent and purpose of the Bidding Documents, and to postpone the award of the contract for a period of time which, however, shall not extend beyond one hundred twenty (120) days from the bid opening date without the consent of the Successful Proposer.

Any person who wishes to protest the Project Manual, or any component thereof, shall file with the District a written notice of protest within seventy-two (72) hours after the Project Manual is made available, together with a protest bond in a form acceptable to the District and in the amount of \$10,000, and shall file a formal written protest with the District within seven (7) calendar days after the date of timely filing the initial notice of protest. All such filings must be in accordance with the District's Rules of Procedure. Filing will be perfected and deemed to have occurred upon receipt by the District Manager. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object to or protest the contents of the District's Project Manual. The formal written protest shall state with particularity the facts and law upon which the protest is based.

Firms desiring to provide services for this project must submit one (1) original, three (3) copies, and one electronic copy of the required proposal documents no later than January 19, 2023, at 10:00 a.m., at the offices of the property owner, 42850 Crescent Loop, Suite 200, Babcock Ranch, FL 33982. Proposals shall be submitted in a sealed opaque envelope pursuant to the project manual. Proposals will be opened at the time and date stipulated below; those received after the time and date stipulated above will be returned un-opened to the proposer. Any proposal not completed as specified or missing the required proposal documents as provided in the Project Manual may be disqualified.

Ranking of proposals will be made on the basis of qualifications and price according to the criteria set forth in the evaluation criteria contained within the project manual; however, please note that proposals received from firms failing to meet the fol-lowing minimum qualifications/ requirements will not be considered or evaluated: (1) Proposer will have constructed three (3) improvements similar in quality and scope with a minimum of \$1,000,000 in total volume contract cost within the last three (3) years; (2) Proposer will have minimum bonding capacity of \$5,000,000 from a Surety Company acceptable to the District; (3) Proposer is authorized to do business in Florida; and (4) Proposer is registered with Charlotte County and is a licensed contractor in the State of Florida

Any and all questions relative to this project shall be directed in writing only to the Engineer of Record, via email only at adam. ahmad@capitalengr.com. Questions must be submitted to the Engineer of Record by December 12, 2022, by 5:00 p.m.

### NOTICE OF PUBLIC MEETING FOR BID OPENING

A public meeting to open bids will be held on January 19, 2023, at 10:05 a.m., at 42881 Lake Babcock Dr., Second Floor, Babcock Ranch, FL 33982 (Hatchery East Conference Room). No official action of the District's Board will be taken at this meeting, it is held for the limited purpose of opening the bids. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the agenda for this meeting may be obtained from the District Manager, Craig Wrathell, at Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least five calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

### NOTICE OF PUBLIC MEETING FOR EVALUATION COMMITTEE

A public meeting of the District's evaluation committee will be held on January 26, 2023, at 11:00 a.m. at 42881 Lake Babcock Dr., Second Floor, Babcock Ranch, FL 33982 (Hatchery East Conference Room). No official action of the District's Board will be taken at this meeting, it is held for the limited purpose of evaluating the proposals. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the agenda for this meeting may be obtained from the District Manager, Craig Wrathell, at Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. This meeting may be continued to a date, time, and place to be specified on the record at the meeting

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least five calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office. December 2, 2022 22-01240T

# PUBLISH YOUR LEGAL NOTICE

## We publish all Public sale, Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

## Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



### **CHARLOTTE COUNTY**

### FIRST INSERTION

EK()

Notice is hereby given that TIMBER-LINE CONSTRUCTION GROUP LLC, OWNER, desiring to engage in business under the fictitious name of TIMBER CREEK HOUSING located at 87 PARDUE ROAD, PELHAM, ALABAMA 35124 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. December 2, 2022 22-01247T

### 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 SOUTHERN COMFORT HOMECARE : Located at 8295 acorn blvd : Charlotte County in the City of Punta Gorda : Florida, 33982 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Punta Gorda Florida, this November day of 23, 2022 RAYCRAFT LORI D

December 2, 2022 22-01246T

### 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 PETE'S HANDYMAN SERVICE : Located at 19595 Kapok Ct : Charlotte County in the City of Port Charlotte : Florida, 33952-1174 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Port Charlotte	Florida, this
November day of 30, 2022	
RIZZO PETER	
December 2, 2022	22-01256T

### 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 SCOTT MARSHALL SERVICES : Located at 1211 Saxony Cir Apt B1 : Charlotte County in the City of Punta Gorda : Florida, 33983-6341 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Punta Gorda Florida, this November day of 30, 2022 MARSHALL SCOTT W December 2, 2022 22-01257T

### FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

### CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-1379 IN RE: ESTATE OF SHELLY KAY VANDERMOLEN Deceased.

The administration of the Estate of Shelly Kay Vandermolen, deceased, File Number 2022-CP-1379, 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 petitioner and the petitioner's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, 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. The date of first publication of this Notice is December 2, 2022. Petitioner: **Gregory Gibson** 130 NE 12th Ct. Cape Coral, FL 33909 Attorney for Petitioner: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email: contact@nathandoughertylaw.comDecember 2, 9, 2022 22-01252T

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-001339 Division Probate IN RE: ESTATE OF DIANE E. WATSON Deceased.

The administration of the estate of Diane E. Watson, deceased, whose date of death was October 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 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

notice is 12/02/2022. Personal Representative:

### Katherine Simonutti

15556 SE Chelsea Morning Drive Happy Valley, OR 97086 Attorney for Personal Representative: Brett H. Sifrit, Attorney Florida Bar Number: 105564 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Neshit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: bsifrit@farr.com Secondary E-Mail: akibler@farr.com; probate@farr.com December 2, 9, 2022 22-01248T

### FIRST INSERTION

### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22 001307 CP Division Probate IN RE: ESTATE OF VERA E. ROSCOE Deceased.

The administration of the estate of VERA E. ROSCOE, deceased, whose date of death was September 23, 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 deFIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22001197CP Division Probate IN RE: ESTATE OF SHAWN L. CARLSON Deceased.

The administration of the estate of Shawn L. Carlson, deceased, whose date of death was August 30, 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 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

notice is December 2, 2022. Personal Representative:

### Jennifer L. Carlson

12058 Crossgate Avenue Port Charlotte, Florida 33981 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 December 2, 9, 2022 22-01254T

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA, PROBATE DIVISION File No. 2022 CP 1021 IN RE: ESTATE OF ROBERT G. MARSHALL, Deceased.

The administration of the estate of ROBERT G. MARSHALL, deceased, 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 WITH-IN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-001180 IN RE: ESTATE OF JOSEPHINE MICHAEL HANLEY MCNAMARA Deceased.

The administration of the estate of Josephine Michael Hanley McNamara, deceased, whose date of death was August 17, 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 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 SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is December 2, 2022.

Personal Representative: Diane McNamara

16088 Pennyroyal Lane Punta Gorda, Florida 33982 Attorney for Personal Representative: Paul E. Riffel, Attorney Florida Bar Number: 352098 1319 West Fletcher Avenue Tampa, Florida 33612 Telephone: (813) 265-1185 E-Mail: paul@paulriffel.com Secondary E-Mail: service@paulriffel.com December 2, 9, 2022 22-01237T

### FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 22001290CP IN RE: ESTATE OF JOANNE Y, ALLEN Deceased.

The administration of the Estate of Joanne Y. Allen, deceased, whose date of death was August 7, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is: 350 East 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-1343-CP Division Probate IN RE: ESTATE OF Karen Fay Pandurovic a/k/a Karen F. Pandurovic Deceased.

The administration of the estate of Karen Fay Pandurovic, a/k/a Karen F. Pandurovic, deceased, whose date of death was July 26, 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOT-WITHSTANDING THE TIME PERI-OD 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 December 2, 2022. Personal Representative:

Luka Pandurovic

Attorney for Personal Representative: Robert C. Benedict Florida Bar No: 0361150 rbenedict@bigwlaw.com Wideikis, Benedict & Berntsson, LLC The BIG W Law Firm 3195 S. Access Road Englewood, FL 34224 (941) 627-1000 Telephone December 2, 9, 2022 22-01241T

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-001326-CP Division Probate IN RE: ESTATE OF ARTHUR J. HAUG, Deceased.

The administration of the estate of Arthur J. Haug, deceased, whose date of death was October 24, 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 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

### FIRST INSERTION

NOTICE OF ACTION FOR PETITION FOR DISSOLUTION OF MARRIAGE WITHOUT CHILDREN IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No.: 22 DR 993 **Division: Domestic Relations** IN RE: THE MARRIAGE OF: MARTHA GARCIA, Petitioner/Wife, and FERNANDO CÚEVAS, Respondent/Husband. To: Fernando Cuevas 310 South Winery

Roasrito, B.C Mexico YOU ARE NOTIFIED, that an action for the Petition for Dissolution of Marriage Without Children has been filed against you and that you are required to serve a copy of your written defense to the Petition on MARTHA GARCIA, care of ERIC REYES, ESQ., 1435 Collingswood Blvd, Ste. B, Port Charlotte, Florida 33948 on or before 12/27/22 and file the original with the Charlotte County Clerk of the Circuit Court at 350 East Marion Ave., Punta Gorda Florida 33950 before service on Petitioner, through his counsel, 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 office of the Charlotte County Clerk of the Circuit Court. You may review the document upon request.

You must keep the Charlotte County Clerk of the Circuit Court notified of your current address. (You may file a Notice of Current Address, Florida Supreme Court Approved Family Law Form 12.915). Future papers in this lawsuit will be sent to you at the address of 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 sticking of pleadings.

Dated: Nov 21, 2022 Clerk of the Circuit Court (SEAL) Deputy Clerk Dec. 2, 9, 16, 23, 2022 22-01244T

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 2022-CP-001218 Division: Probate IN RE: ESTATE OF EMMETT LAMAR SEALS, JR. a/k/a E. LAMAR SEALS, JR.

**Deceased.** The administration of the estate of Emmett Lamar Seals, Jr. a/k/a E. Lamar Seals, Jr., deceased, whose date of death was July 3, 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 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 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is December 2, 2022. Personal Representative: Lorri Seals Swords c/o Forrest J. Bass, Esq. 99 Nesbit Street Punta Gorda, FL 33950 Attorney for Personal Representative: Forrest J. Bass, Attorney Florida Bar No.: 68197 Farr 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 December 2, 9, 2022 22-01249T

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is December 2, 2022.

### Personal Representative: JENNIFER L. OUTLAW

231 Bellewood Drive Aiken, South Carolina 29803 Attorney for Personal Representative: DOROTHY L. KORSZEN, ESQUIRE Florida Bar Number: 765317 237 Nokomis Avenue South Venice, FL 34285 Telephone: (941) 484-1996 Fax: (941) 497-7636 E-Mail: dkorszen@farr.com Secondary E-Mail: jpainchaud@farr.com December 2, 9, 2022 22-01238T ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

The date of first publication of this Notice is December 2, 2022. **Personal Representative:** 

Jibby M. Marshall 3482 Pennyroyal Road Port Charlotte, Florida 33953 Attorney for Personal Representative: Taso M. Milonas Florida Bar No. 469858 Taso M. Milonas, P.A. 1348 Fruitville Road, Suite 202 Sarasota, Florida 34236 Telephone: (941) 954-5410 Facsimile: (941) 954-5490 Primary E-mail: tmilonas@wealthlawgroup.com Secondary E-mail: service@wealthlawgroup.com December 2, 9, 2022 22-01239T ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is December 2, 2022

Personal Representative: Scott S. Allen

2555 Collins Avenue, #1814 Miami Beach, Florida 33140 Attorneys for Personal Representative: NEIL R. CHRYSTAL Florida Bar Number: 578185 Attorney for Personal Representative DUNWODY WHITE & LANDON PA 4001 Tamiami Trail North, Suite 200 Naples, Florida 34103 Telephone: (305) 529-1500 E-Mail: nchrystal@dwl-law.com Secondary E-Mail: lsondon@dwl-law.com khuffman@dwl-law.com xnunez@dwl-law.com 22-01255T December 2, 9, 2022

NOTICE.

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

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

The date of first publication of this notice is December 2, 2022.

Personal Representative: Maureen W. Denis

7 Marcoux St. Winslow, ME 04901 Attorney for Personal Representative: Guy S. Émerich, Esq. Florida Bar Number: 126991 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: gemerich@farr.com Secondary E-Mail: sziegler@farr.com and probate@farr.com 22-01251T December 2, 9, 2022



**Business Observer** 

### **CHARLOTTE COUNTY**

### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY,

### FLORIDA. CASE No. 18000517CA AMERICAN ADVISORS GROUP,

### Plaintiff, vs. RICHARD F. DOMINEK, et. al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 18000517CA of the Circuit Court of the 20TH Judicial Circuit in and for CHARLOTTE County, Florida, wherein, AMERICAN ADVISORS GROUP, Plaintiff, and, RICHARD F. DOMINEK, et. al., are Defendants, I will sell to the highest bidder for cash at www.charlotte.realforeclose.com, in accordance with Chapter 45 Florida Statutes, at the hour of 11:00 AM, on the 19th day of January, 2023, the following described property: LOT 16, BLOCK 74, PUNTA

GORDA ISLES, SECTION 7, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 7 ON PAGES 48A THROUGH 48G, INCLUSIVE OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

AMENDED NOTICE OF FORECLOSURE SALE (\*As to date) THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2022-843-CA NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. MATEO JIMENEZ and CARMITA BAYAS, their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, 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 corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under 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: UNKNOWN SPOUSE OF MATEO

### JIMENEZ and UNKNOWN SPOUSE OF CARMITA BAYAS. Defendants. NOTICE IS HEREBY GIVEN that I,

the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on Thursday, January 19, 2023, at 11:00 a.m. at

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 22000263CA NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. PHILLIP R. LANCASTER; CHARLOTTE COUNTY, FLORIDA; UNKNOWN SPOUSE OF PHILLIP R. LANCASTER;

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032 IMPORTANT

If you are a person with a disabil-ity who needs any accommodation in order to participate in this proceed-ing, you are entitled, at no cost to you, 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 11/29/2022 ROGER D. EATON Clerk Circuit Court By: (SEAL) B. Lackey

Deputy Clerk GREENSPOON MARDER, LLP 100 West Cypress Creek Road Trade Centre South, Suite 700 Fort Lauderdale, FL 33309 954-491-1120 (34407.1048/ JSchwartz) 22-01253T December 2, 9, 2022

### FIRST INSERTION

www.charlotte.realforeclose.com. in accordance with Chapter 45 Florida Statutes, the following-described real property:

Lot 6, Block 2017, Port Charlotte Subdivision, Section 24, according to the map or plat thereof, as recorded in Plat Book 5, Pages 16A through 16E, inclusive, of the Public Records of Charlotte County, Florida

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Charlotte County, Florida, in Civil Action No. 2022-000843-CA, New Vista Properties, Inc., v. Mateo Jimenez, et als.

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

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 im-mediately 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 11/22/2022 day of November, 2022.

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

Albert J. Tiseo, Jr., Esq., 701 JC Center Court, Suite 3. Port Charlotte, FL 33954 December 2, 9, 2022 22-01242T

### FIRST INSERTION

RECORDS OF CHARLOTTE COUNTY, FLORIDA. Property Address: 3140 CREST-WOOD DR, PORT CHAR-LOTTE, FL 33952 IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY

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 RIGHTWAY MOBILE EQUIPMENT REPAIR : Located at 41211 Suzan Dr : Charlotte County in the City of Punta Gorda : Florida, 33982-7609 intends to register the said name with the Division of Corporations of

the Florida Department of State, Tallahassee, Florida. Dated at Punta Gorda Florida, this November day of 23, 2022 MCPHERSON DANIEL SCOTT

December 2, 2022

### FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 3811 Tamiami Trail, Punta Gor-da 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 12/20/22 at 2:30PM. Contents include personal property along with the described belongings to those individuals listed below. Mary Williams Unit 66 Boxes, Totes, Furniture

Unit 643 Rey Phung Gretchen Skiba Unit 2108 Amanda Fenton

December 2, 9, 2022

Unit 520

contact the property with any questions (941) 993-9071.

Household Goods 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

Furniture

22-01236T

22-01245T

tenances, and fixtures located

Massage Chair, Furniture, Boxes

PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THE FINAL JUDG-MENT. IF YOU ARE A SUBORDI-NATE LIEN HOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS.

If you are a person with a disability who needs any accommodation in order to participate in this proceed-ing, you are entitled, at no cost to you, 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 11/23/2022

ROGER D. EATON Clerk of court BY: B. Lackey (SEAL) As Deputy Clerk HOWARD LAW GROUP 4755 Technology Way, Suite 104 Boca Raton, FL 33431 Phone: (954) 893-7874 Fax: (888) 235-0017 E-Mail: harris@howardlawfl.com December 2, 9, 2022 22-01243T

SECOND INSERTION

NOTICE OF ACTION COUNTY COURT FOR CHARLOTTE COUNTY, FLORIDA Case No.: 22001220CA MJRA CORPORATION,

Plaintiff, vs. WAYNE J. WAKEY, II,

Defendant. To: WAYNE J. WAKEY, II Last Known Address: 2090 Dewitt

Street Port Charlotte, Florida 33952

YOU ARE NOTIFIED that an action to foreclose a judgment lien on the following property in Charlotte County, Florida:

Lot 99, Block 29, Port Charlotte Subdivision, Section 4, according to the plat thereof, recorded in Plat Book 3, Pages 87A through 87D of the Public Records of Charlotte County, Florida. Parcel ID No.: 402227276004, with a street address of 101 Palmetto Circle, 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 Gregg Horowitz, P.O. Box 2927, Sarasota, Fl 34230, plaintiff's attorney, and file the original with the clerk of this court either before service on the plaintiff's attorney

SUBSEQUENT INSERTIONS

### SECOND INSERTION

NOTICE.

BARRED.

IN

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

THE TIME PERIODS SET FORTH

TION 733.702 WILL BE FOREVER

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative:

Josnet H. Scott

4818 E. 99th Avenue

Tampa, Florida 33617

Attorney for Personal Representative:

DATE OF DEATH IS BARRED.

notice is November 25, 2022.

Florida Bar Number: 0021671

Schwarz & Harris, P.A.

Ellie K. Harris

Elise V.Bouchard

Florida Bar Number

17841 Murdock Circle

Fax: (941) 625-5460

Secondary E-Mail:

stacie@schwarzlaw.net

Nov. 25; Dec. 2, 2022

Port Charlotte, FL 33948

Telephone: (941) 625-4158

E-Mail: e-service@schwarzlaw.net

ALL CLAIMS NOT FILED WITHIN

FLORIDA STATUTES SEC-

NOTWITHSTANDING THE TIME

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-1312-CP Division Probate IN RE: ESTATE OF JOY M. SCOTT Deceased.

The administration of the estate of Joy M. Scott, deceased, whose date of death was February 19, 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

All other creditors of the decedent and other persons having claims or de-

> or immediately thereafter; otherwise a default will be entered agtainst you for the relief demanded in the complaint. This notice shall be published in the Business Observer once a week for two

22-01230T

consecutive weeks. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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 November 17th, 2022. Roger D. Eaton,

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

Gregg Horowitz, P.O. Box 2927, Sarasota, Fl 34230. plaintiff's attorney Nov. 25; Dec. 2, 2022 22-01228T



FIRST INSERTION NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE thereon. TWENTIETH JUDICIAL CIRCUIT

CIRCUIT CIVIL DIVISION CASE NO.: 2021CA001303 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE LODGE SERIES III TRUST, Plaintiff, v.

FLORIDA

STEPHÁNE P. GAUDEMER, et al., Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that pursuant to the Final Judgment of Mortgage Foreclosure dated August 16, 2022 and Order Granting Plaintiff's Motion to Reset Foreclosure Sale dated November 08, 2022, entered in Case No. 2021-CA-001303 of the Circuit Court of the TWENTIETH Judicial Circuit in and for CHARLOTTE County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE LODGE SERIES III TRUST is the Plaintiff and STEPHANE P. GAUDEMER and DAWN K. GAUDEMER A/K/A DAWN KIM GAUDEMER are the Defendants.

The Clerk of the Court, ROGER D. EATON, will sell to the highest bidder for cash, in accordance with Section 45.031, Florida Statutes, at public sale on DECEMBER 29, 2022 at 11:00 AM electronically online at the following website: www.charlotte.realforeclose. com, the following-described real property as set forth in said Final Summary Judgment, to wit:

LOTS 24 AND 25, BLOCK 83, TROPICAL GULF ACRES, UNIT 6, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 3, PAGE 67, PUBLIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA. including the buildings, appur-

IMPORTANT

# IN AND FOR CHARLOTTE COUNTY

netian Drive, Punta Gorda, FL 33955 (the "Subject Property"). IF THIS PROPERTY IS SOLD AT

Property Address: 12034 Ve-

ON THEM.

### UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

### Defendants

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 23rd day of November 2022, and entered in Case No. 22000263CA, of the Circuit Court of the 20TH Judicial Circuit in and for CHARLOTTE County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/AMR. COOPER is the Plaintiff and CHARLOTTE COUNTY, FLORIDA MARITA LOUISE CRABLE DENNIS IAMES LANCASTER UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PHILLIP R. LANCASTER; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. ROGER D. EATON as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes at, 11:00 AM on the 23rd day of February 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 6, BLOCK 746, REPLAT OF A PORTION OF PORT CHARLOTTE SUBDIVISION, SECTION 11, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 11, OF THE PUBLIC

THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, 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 im-mediately 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 11/23/2022. RÓGÉR D. EATON Clerk Of The Circuit Court By: (SEAL) B. Lackey Deputy Clerk Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. **R. JUD. ADMIN 2.516** eservice@decubaslewis.com 22-00136 December 2, 9, 2022 22-01250T

**MANATEE COUNTY** manateeclerk.com

1:23 -

SARASOTA COUNTY sarasotaclerk.com

HILLSBOROUGH COUNTY

hillsclerk.com

PASCO COUNTY

pascoclerk.com

CHARLOTTE COUNTY charlotteclerk.com

LEE COUNTY leeclerk.org

**COLLIER COUNTY** collierclerk.com

**PINELLAS COUNTY** 

pinellasclerk.org

**POLK COUNTY** polkcountyclerk.net

**ORANGE COUNTY** 

myorangeclerk.com

### BUSINESS OBSERVER

### THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 22-CA-001472 RICHARD HATTER, Plaintiff, v.

**ROSARIO OJEDA RODRIGUEZ,** Defendant. To ROSARIO OJEDA RODRIGUEZ:

YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as:

PEACE RIV SH UN 9 BLK R LT 15 369/690 1030-1494 TD5047/2060 More commonly known as: 63 Vine Circle, Punta Gorda, FL 33982

has been filed by Plaintiff, RICHARD HATTER, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before 12-21-2022 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief de-

FOURTH INSERTION

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

CASE NO. 22000351CC

MERRICK BANK CORPORATION, Plaintiff. v. **ROBERT JOSEPH CAFFRO; and** JACOB MICHAEL EDWARDS,

Defendants. To: Jacob Michael Edwards 24256 Westgate Blvd.

Punta Gorda, FL 33980-5580 YOU ARE HEREBY NOTIFIED

that an Complaint for Breach of Contract and Recovery of Personal Property has been filed against you and you are required to serve a copy of your written defenses, if any to it on: Holland & Knight, LLP, Daniel J. Pasky, Esq., 50 N. Laura Street, Ste. 3900, Jacksonville, FL 32202, attorney for Merrick Bank Corporation whose address is Merrick Bank Corporation, c/o Holland & Knight LLP, Daniel J. Pasky, Esq., 50 N. Laura Street, Ste. 3900, Jacksonville, FL 32202, and file the original with the clerk of the above styled court on or before December 14, 2022; otherwise a default will be entered against you for the relief prayed for in the complaint.

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

CHARLOTTE, FLORIDA CASE NO. 22000351CC MERRICK BANK CORPORATION,

Plaintiff, v. **ROBERT JOSEPH CAFFRO: and** 

### JACOB MICHAEL EDWARDS, Defendants.

To: Robert Joseph Caffro 24256 Westgate Blvd. Punta Gorda, FL 33980-5580

YOU ARE HEREBY NOTIFIED that an Complaint for Breach of Contract and Recovery of Personal Property has been filed against you and you are required to serve a copy of your written defenses, if any to it on: Holland & Knight, LLP, Daniel J. Pasky, Esq., 50 N. Laura Street, Ste. 3900, Jacksonville, FL 32202, attorney for Merrick Bank Corporation whose address is Merrick Bank Corporation, c/o Holland & Knight LLP, Daniel J. Pasky, Esq., 50 N. Laura Street, Ste. 3900, Jacksonville, FL 32202, and file the original with the clerk of the above styled court on or before December 14, 2022; otherwise a default will be entered against you for the relief prayed for in the complaint.

manded If you are a person with a disability who needs any accommodation in order to participate in this proceed-ing, you are entitled, at no cost to you, the provision of certain assistance. Please contact Jon Embury, Adminis-trative 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 15th day of November, 2022.

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

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224

Nov. 18, 25; Dec. 2, 9, 2022 22-01211T

This notice shall be published once a week for four consecutive weeks in the BUSINESS OBSERVER.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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 said court at Punta Gorda, Florida on this 8th day of November, 2022.

Roger D. Eaton As Clerk of Court By: B. Lackey (SEAL) As Deputy Clerk Holland & Knight, LLP, Daniel J. Pasky, Esq., 50 N. Laura Street, Ste. 3900, Jacksonville, FL 32202 Nov. 11, 18, 25; Dec. 2, 2022 22-01182T

### FOURTH INSERTION

FOURTH INSERTION

This notice shall be published once a week for four consecutive weeks in the BUSINESS OBSERVER.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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 said court at Punta Gorda, Florida on this 8th

stn day of November, 2022.
Roger D. Eaton
As Clerk of Court
By: B. Lackey (SEAL)
As Deputy Clerk
Holland & Knight, LLP,
Daniel J. Pasky, Esq.,
50 N. Laura Street, Ste. 3900,
Jacksonville, FL 32202
Nov. 11, 18, 25; Dec. 2, 2022
22-01183T

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-1317 IN RE: ESTATE OF

PETER JEFFERY CLARKE, SR. Deceased.

The administration of the Estate of Peter Jeffery Clarke, Sr., deceased, File Number 2022-CP-1317, 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, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No. 22-CP-001258

IN RE: ESTATE OF

DEBORAH ANNE YOUNG A/K/A

DEBORAH A. YOUNG

Deceased.

The administration of the estate of

Deborah Anne Young A/K/A Debo-rah A. Young, deceased, whose date of

death was July 15, 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 represen-

tative and the personal representative's

attorney are set forth below.

OF THIS NOTICE ON THEM.

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

### SECOND INSERTION

**CHARLOTTE COUNTY** 

SECOND INSERTION

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

NOTICE OR 30 DAYS AFTER THE

DATE OF SERVICE OF A COPY OF

All other creditors of the decedent

and other persons having claims or

demands against decedent's estate, in-

cluding unmatured, contingent or un-

liquidated claims, must file their claims

with this court WITHIN 3 MONTHS

AFTER THE DATE OF THE FIRST

ALL CLAIMS NOT SO FILED

The date of first publication of this

Personal Representative:

**Catherine Clarke** 

81 Russell Ave. Elmont, NY 11003 Attorney for Personal Representative:

PUBLICATION OF THIS NOTICE.

WILL BE FOREVER BARRED.

Notice is November 25, 2022.

Nathan Dougherty, Esquire

1777 Tamiami Trail, Suite 300

contact @nath and ougher tylaw.com

22-01235T

INC,

INC .:

Defendants.

described as:

33947

CONSERVATION

Florida Bar No. 118632

Port Charlotte, FL 33948

Tel: (941) 270-4489

Nov. 25; Dec. 2, 2022

Email:

THIS NOTICE ON THEM.

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

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

The date of first publication of this notice is November 25, 2022. Personal Representative:

Timothy R. Young 142 Main Street

Rowley, Massachusetts 01969 Attorney for Personal Representative: Jenny C. Hazel, Attorney Florida Bar Number: 0163562

THE FIRST PUBLICATION OF THIS

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 November 25, 2022.

Personal Representative: Thomas J. Makar

6411 Fallingwater Drive Huntington Beach, California 92647 Attorney for Personal Representatives Jessica K Close, Esq. Attorney Florida Bar Number: 1011273 737 S. Indiana Ave., Suite B Englewood, FL 34223 Telephone: (941) 548-7883 Fax: (941) 841-4051 E-Mail: jclose@closelegal.com

Secondary E-Mail: info@closelegal.com Nov. 25; Dec. 2, 2022 22-01231T

THIRD INSERTION

NOTICE OF ACTION Property IN THE CIRCUIT COURT IN AND Mapletree Drive, Punta Gorda, **DECEMBER 2 - DECEMBER 8, 2022** 

### SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage – Punta Gorda located at 6221 Marlympia Way, Punta Gorda, FL 33950 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 12/14/2022 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Stephen Houser unit #E329. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. 22-01227T Nov. 25; Dec. 2, 2022

SECOND INSERTION NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CASE NO.: 2022-CA-001475

JOSIF BUSHI and AGRON FONDA,

Plaintiffs, v. VILLEDA JOINER, LLC, a Florida

limited liability company F/K/A M

A G A Properties Florida, LLC, and THE ROTONDA SHORES

CONSERVATION ASSOCIATION,

To VILLEDA JOINER, LLC, a

Florida limited liability company

F/K/A M A G A Properties Florida.

LLC, and THE ROTONDA SHORES

YOU ARE HEREBY NOTIFIED that

an action to Quiet Title to real property

ROTONDA SHORES LT 403

(19237 SF)4134/2103 4169/874

4319/1358 TXD5035/461 More

commonly known as: 3800 Cape

Haze Drive, Rotonda West, FL

has been filed by Plaintiffs, JOSIF

BUSHI and AGRON FONDA, and

you are required to serve a copy of

your written defenses, if any, on Alisa

Wilkes, Esq., 13400 Sutton Park Dr.

NOTICE OF ACTION

IN THE CIRCUIT COURT IN AND

FOR THE TWENTIETH JUDICIAL

CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CIVIL ACTION

Case No. 2201111CA

any unknown parties may claim as

heirs, devisees, grantees, assignees, lienors, creditors, trustees or other

claimants by through under or against

Defendant, HENRY THIESSEN, who

is dead or not known to be dead or alive,

to Quiet Title to the following prop-

erty has been filed in Charlotte County,

Lot 189, SOUTH PUNTA GOR-

DA HEIGHTS, EIGHTH AD-

DITION, according to the plat

thereof as recorded in Plat Book

4, Pages 6A thru 6D of the Pub-

lic Records of Charlotte County,

SUBJECT to reservations, re-

strictions, easements of record,

zoning, applicable government

regulations and taxes for the cur-

Parcel ID: 412334230011

YOU ARE NOTIFIED that an action

or otherwise as the case may be.

EVELYN B. JOHNSON, HENRY

LINDA E. MERRIMAN,

THIESSEN and DANIEL

To HENRY THIESSEN

8820 Sunningdale Road

Plaintiff, vs.

MERRIMAN,

Tampa, Fl. 33635

Defendants,

Florida:

Florida.

rent year.

Street Address:

ASSOCIATION,

S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before 12-27-22and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief demanded.

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 im-mediately 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 17th day of November, 2022.

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

Alisa Wilkes, Esq Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 Nov. 25; Dec. 2, 9, 16, 2022

22-01233T

### THIRD INSERTION

Property Address is: 15553 Mapletree Drive, Punta Gorda, Florida 33955

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 December 21, 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 November 15, 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 Nov. 18, 25; Dec. 2, 9, 2022 22-01209T

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. Property Address: 2436 AB-SCOTT STREET, PORT CHAR-

CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22001139CP Division PROBATE

The administration of the estate of Mary Alice Pearson, deceased, whose date of death was March 13, 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

All creditors of the decedent and oth-

NOTICE.

### IN RE: ESTATE OF MARY ALICE PEARSON Deceased.

attorney are set forth below.

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

and other persons having claims or de-

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

309 Tamiami Trail OF 3 MONTHS AFTER THE TIME PUNTA GORDA, FL 33950 Telephone: (941) 205-1122 OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER Fax: (941) 205-1133 THE DATE OF SERVICE OF A COPY Secondary E-Mail: All other creditors of the decedent probate@mccrorylaw.com

and other persons having claims or de-Nov. 25; Dec. 2, 2022

SECOND INSERTION

E-Mail: jenny@mccrorylaw.com 22-01234T

MCCRORY LAW FIRM

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

### IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY FLORIDA CIVIL DIVISION CASE NO. 22 001136 CA LEGACY INVESTMENTS OF SARASOTA LLC, a Florida limited liability company, Plaintiff, v. KAY MEGILL BAXTER, ANDREW JAMES KING, EMILY TERESA KING, JUDITH ANNABEL KING-HARMON, and SIMON PETER KING, Defendants.

NOTICE OF ACTION - PROPERTY

TO: JUDITH ANNABEL KING-HAR-MON

YOU ARE NOTIFIED that an action for reformation of a Personal Representative's deed and declaratory judgment regarding real property located in Charlotte County at 1110 Waterside Street Port Charlotte, Florida 33952, and described as follows:

Lot 13, Block 1438, PORT CHARLOTTE SUBDIVISION, SECTION 27, a subdivision according to the plat thereof, recorded in Plat Book 5, Pages 20A through 20F, 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 the Plaintiff's Attorney, Drew F. Chesanek, Esquire, whose address is Adams and Reese

LLP, 1515 Ringling Boulevard, Suite 700, Sarasota, Florida 34236 on or before December 13, 2022 or within thirty (30) days after first publication of the notice and file the original with the Clerk of the above-styled 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 November 7, 2022. ROGER D. EATON CLERK OF CIRCUIT COURT & COMPTROLLER (SEAL) By: B. Lackey Deputy Clerk

Plaintiff's Attorney. Drew F. Chesanek, Esquire, Adams and Reese LLP, 1515 Ringling Boulevard, Suite 700. Sarasota, Florida 34236 Nov. 11, 18, 25; Dec. 2, 2022 22-01175T

FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL ACTION Case No. 2201111CA LINDA E. MERRIMAN. Plaintiff, vs. **EVELYN B. JOHNSON, HENRY** THIESSEN and DANIEL MERRIMAN, Defendants, To EVELYN B. JOHNSON

8820 Sunningdale Road Tampa, Fl. 33635 any unknown parties may claim as

heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants by through under or against Defendant, EVELYN B. JOHNSON, 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 189, SOUTH PUNTA GOR-DA HEIGHTS, EIGHTH AD-DITION, according to the plat thereof as recorded in Plat Book 4. Pages 6A thru 6D of the Public Records of Charlotte County, Florida

SUBJECT to reservations, restrictions, easements of record, zoning, applicable government regulations and taxes for the current year. Street Address: Parcel ID: 412334230011

Florida 33955

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 December 21, 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.

Address is: 15553

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 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 November 15, 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 Nov. 18, 25; Dec. 2, 9, 2022 22-01208T COUNTY, FLORIDA GENERAL JURISDICTION

### DIVISION CASE NO 22000498CA **REVERSE MORTGAGE FUNDING** Plaintiff, vs.

### ROOSEVELT REESE AND SYLVIA A. REESE A/K/A SYLVIA REESE, et al.

### Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 13, 2022, and entered in 22000498CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein REVERSE MORTGAGE FUNDING LLC is the Plaintiff and ROOSEVELT REESE; SYLVIA A. REESE A/K/A SYLVIA REESE; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; IRMA M. GIVENS, D/B/A "EDUCATE OUR KIDS, INC." are the Defendant(s). ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte. realforeclose.com, at 11:00 AM, on December 22, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 39, BLOCK 2305. FORT PORT CHARLOTTE SUBDIVI-SION, SECTION 20, A SUBDI-VISION ACCORDING TO THE

PLAT THEREOF, RECORDED

IN PLAT BOOK 5, PAGES 10A THRU 10F, INCLUSIVE,

LOTTE, FL 33952 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031

### IMPORTANT

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 11/17/2022.

ROGER D. EATON As Clerk of the Court By: B. Lackey (SEAL) As Deputy Clerk

Submitted by:

Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 22-011903 - MaM Nov. 25; Dec. 2, 2022 22-01232T