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MANATEE COUNTY
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SARASOTA COUNTY
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CHARLOTTE COUNTY
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LEE COUNTY
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COLLIER COUNTY
collierclerk.com

HILLSBOROUGH COUNTY
hillsclerk.com

PASCO COUNTY
pascoclerk.com

PINELLAS COUNTY
pinellasclerk.org

POLK COUNTY
polkcountyclerk.net

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myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES
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FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
Probate Division
File No.: 22-011413-ES
IN RE: ESTATE OF CHRISTINE FOLKERS
Deceased

The administration of the Estate of CHRISTINE FOLKERS, deceased, File Number 22-011413-ES 004, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. 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 unmaturing, contingent or unliquidated claims, 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 PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

Person Giving Notice:
Dennis Folkers,
Personal Representative
6600 12th Street North
St Petersburg, FL 33702

Attorney for Personal Representative:
Cynthia E. Orozco
Florida Bar No. 449709
SPN 00960677
P.O. Box 47277
St. Petersburg, FL 33743-7277
(727) 346-9616
email: cattorney1@tampabay.rr.com
December 2, 9, 2022 22-05436N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION
File No.: 22-011611-ES
IN RE: THE ESTATE OF KATHLEEN A. SCHNATTERBECK,
Deceased.

The administration of the estate of KATHLEEN A. SCHNATTERBECK, deceased, File Number 22-011611-ES, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756; the name and address of the personal representative and of the attorney for the personal representative 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 served within three months after the date of first publication 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 TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS OR MORE AFTER THE DECEDENT'S DEATH IS BARRED.

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

Personal Representative:
Anita M. Butler
301 N Belcher Road
Clearwater, FL 33765
Attorney for Personal Representative:
Anita M. Butler: FBN 0628980
Butler Law Group, P.A.
301 N. Belcher Rd.
Clearwater, FL 33765
Tel. (727) 724-0990
anitambutler1@gmail.com
December 2, 9, 2022 22-05473N

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

CASE NO.: 19-008459-CI
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION,
Plaintiff, vs.
THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF ALBERT BURLINGAME, DECEASED; DAVID P. TOMCZAK; DOLORES P. TOMCZAK; KATHY BURLINGAME RIVAS; TRACEY BURLINGAME GARCIA; UNKNOWN TENANT N/K/A SHELDON WALTERS; whose name is fictitious to account for parties in possession,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Amended Final Judgment. Final Judgment was awarded on September 12, 2022 in Civil Case No. 19-008459-CI, of the Circuit Court of the SIXTH Judicial Circuit in and for Pinellas County, Florida, wherein, U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION is the Plaintiff, and THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF ALBERT BURLINGAME, DECEASED; DAVID P. TOMCZAK; DOLORES P. TOMCZAK; KATHY BURLINGAME RIVAS; TRACEY BURLINGAME GARCIA; UNKNOWN TENANT N/K/A SHELDON WALTERS are Defendants.

The Clerk of the Court, Ken Burke, CPA will sell to the highest bidder for cash at www.pinellas.realforeclose.com on January 5, 2023 at 10:00:00 AM EST the following described real prop-

erty as set forth in said Final Judgment, to wit:

LOT 2, BLOCK 10, GARDEN MANOR SECTION ONE ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 38, PAGE 33, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

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

IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a 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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300 Clearwater, FL 33756, (727) 464-4062 V/TDD; or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 2 day of November, 2022.
ALDRIDGE PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue
Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
By: Zachary Y Ullman Esq.
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepitem.com
Digitally signed by Zachary Ullman
Date: 2022-11-02
14:36:45
1092-11595B
December 2, 9, 2022 22-05432N

FIRST INSERTION

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

Case No. 22-3719-CI
JOSEPH L. WEDGE
Plaintiff, vs.

THE ESTATE OF TEDDY L. WALTERS, AND ANY AND ALL HEIRS, KNOWN AND UNKNOWN, THEIR HEIRS, PERSONAL REPRESENTATIVES, ADMINISTRATORS, SUCCESSORS AND ASSIGNS, AND ALL OTHER PERSONS OR ENTITIES ENTITLED TO CLAIM THROUGH THEM; THE ESTATE OF PRISCILLA WHITE A/KA PAT WHITE, AND ANY AND ALL HEIRS, KNOWN AND UNKNOWN, THEIR HEIRS, PERSONAL REPRESENTATIVES, ADMINISTRATORS, SUCCESSORS AND ASSIGNS, AND ALL OTHER PERSONS OR ENTITIES ENTITLED TO CLAIM THROUGH THEM; WILLARD ALLEN BUCK CLIFTON JR.
Defendants.

TO: THE ESTATE OF TEDDY L. WALTERS, AND ANY AND ALL HEIRS, KNOWN AND UNKNOWN, THEIR HEIRS, PERSONAL REPRESENTATIVES, ADMINISTRATORS, SUCCESSORS AND ASSIGNS, AND ALL OTHER PERSONS OR ENTITIES ENTITLED TO CLAIM THROUGH THEM;
Address(es) unknown and

THE ESTATE OF PRISCILLA WHITE A/KA PAT WHITE, AND ANY AND ALL HEIRS, KNOWN AND UNKNOWN, THEIR HEIRS, PERSONAL REPRESENTATIVES, ADMINISTRATORS, SUCCESSORS AND ASSIGNS, AND ALL OTHER PERSONS OR ENTITIES ENTITLED TO CLAIM THROUGH THEM
Address(es) unknown and
TO ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE NOTIFIED that an action to partition the real property described as:

Lot 16, Block M of CROSS BAYOU ESTATES FIRST ADDITION, REVISED, REFILED, according to Plat thereof as recorded in Plat Book 49, Page 30, of the Public Records of PINELLAS County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to the action on Plaintiffs' counsel Ellison | Lazenby, Attn: Jason M. Ellison, Esq., 150 2nd Avenue N., Ste. 1770 Saint Petersburg, Florida 33701, on or before December 1, 2022 and file the original with the clerk of this Court at 315 Court Street, Room 170, Clearwater, FL 33756, before service on Plaintiffs' counsel or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the complaint.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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: 11-22-2022
CLERK OF THE CIRCUIT COURT
KEN BURKE
Clerk of the Circuit Court and Comptroller
315 Court Street Clearwater, Pinellas County, FL 33756-5165
By: /s/ Thomas Smith
Deputy Clerk

Ellison | Lazenby,
Attn: Jason M. Ellison, Esq.,
150 2nd Avenue N., Ste. 1770
Saint Petersburg, Florida 33701
December 2, 9, 2022 22-05431N

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 22-001312-CI
BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff, vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST LAWRENCE F. MICHAEL AKA LAWRENCE MICHAEL, DECEASED, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated November 21, 2022, and entered in Case No. 22-001312-CI of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida in which Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against Lawrence F. Michael aka Lawrence Michael, deceased, Terrace Park of Five Towns, No. 19, Inc., United States of America Acting through Secretary of Housing and Urban Development, Steven J. Michael, Thomas Allen Michael, Teresa Lynn Kelley, are defendants, the Pinellas County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.pinellas.realforeclose.com, Pinellas County, Florida at 10:00 am on the December 22, 2022 the following described property as set forth in said Final Judgment of Foreclosure:

THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF LEXINGTON BUILDING UNIT NO. 202, TERRACE PARK OF FIVE TOWNS NO. 19, A CONDOMINIUM, ACCORDING TO THE CONDOMINIUM PLAT THEREOF, AS RECORDED IN CONDOMINIUM PLAT

BOOK 40, PAGE(S) 108-110, AS THEREAFTER AMENDED, AS FURTHER DESCRIBED IN THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 5004, PAGE(S) 1516 ET SEQ., AS THEREAFTER AMENDED, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.
A/K/A 5970 80TH ST N UNIT 202 SAINT PETERSBURG FL 33709

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:

Human Rights Office
400 S. Ft. Harrison Ave., Ste. 500
Clearwater, FL 33756
Phone: 727.464.4062 V/TDD
Or 711 for the hearing impaired
Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

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

Dated this 28 day of November, 2022.
ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
By: /s/ Justin Ritchie
Florida Bar #106621
Justin Ritchie, Esq.
CT - 22-000215
December 2, 9, 2022 22-05489N



Who benefits from legal notices?

You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.

When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

SUBSEQUENT INSERTIONS

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 08960 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

SKYLAND LOT 9 & W 1/2 OF LOT 10 PARCEL: 16-31-16-82692-000-0090

Name in which assessed: JULES E COZINE

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05099N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 03693 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CRESTRIDGE 5TH ADD LOT 12 PARCEL: 24-30-15-19098-000-0120

Name in which assessed: JUNE LABBE

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05092N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 6120 US BANK CF KEYS FUNDING LLC - 6120, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 02193 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

CAROLINA TERRACE BLK E, LOT 19 PARCEL: 22-29-15-13662-005-0190

Name in which assessed: BARBARA J WILLIAMS EST

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05091N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 6120 US BANK CF KEYS FUNDING LLC - 6120, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01770 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

HERCULES INDUSTRIAL PARK LOT 10 PARCEL: 12-29-15-38250-000-1000

Name in which assessed: ROBERT A MUELLER

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05090N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS TAX FUNDING LLC - 20 US BANK CF KEYS TAX FUNDING LLC - 20, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01683 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

PINE RIDGE BLK E, LOT 4 PARCEL: 10-29-15-71694-005-0040

Name in which assessed: ARKA HOMES 1 LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05089N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 12271 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

FLAHARTY'S, WM ADD LOT 6 PARCEL: 18-31-17-27990-000-0060

Name in which assessed: JULES ELIZABETH COZINE

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05114N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 00591 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

SUTHERLAND, TOWN OF W 80FT OF S 132.5FT OF BLK 78 (MAP S-01-28-15) PARCEL: 01-28-15-88560-078-0006

Name in which assessed: JEFFREY L GRAY

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05086N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 00133 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

POINTE ALEXIS NORTH PHASE III LOT 153 PARCEL: 03-27-15-72390-000-1530

Name in which assessed: TERESA J WEBER WILLIAM A WEBER JR

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05085N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 00015 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

WINDWARD ON THE GULF I CONDO BLDG D, UNIT 12 PARCEL: 01-30-14-98324-004-0120

Name in which assessed: HENRY F DE BONA HENRY G DE BONA MICHAEL DE BONA

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05084N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that ROGER A RASHID OR CAROL A RASHID, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 12696 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

WATERSIDE AT COQUINA KEY DOCK CONDO CANAL 2, BOAT UNIT 36SS (LYING IN SEC'S 5 & 6) PARCEL: 05-32-17-95097-999-0360

Name in which assessed: ALEXANDER MIRKOVIC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05115N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 12151 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

FLORIDA HEIGHTS N 46FT OF LOT 2 LESS W 10 FT FOR RD R/W PARCEL: 07-31-17-28332-000-0020

Name in which assessed: 2809 MLK LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05113N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2020 US BANK CF KEYS FUNDING LLC - 2020, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 11526 Year of issuance 2020

Said certificate embraces the following described property in the County of Pinellas, State of Florida:

BAYPOINTE PRESERVE CONDO BLDG 1100, UNIT 11202 PARCEL: 07-30-17-04425-011-1202

Name in which assessed: MIKAEL PETERSSON

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05111N

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
Business Observer
FLORIDA'S NEWSPAPER FOR THE L.S. SUITE
11/20/2022 7:45 AM

THIRD INSERTION

NOTICE OF ACTION FOR CONSTRUCTIVE SERVICE BY PUBLICATION IN THE CIRCUIT COURT OF THE 6th JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA Case No.: 22-003175-FD Division: UFC Robin Lynn Simsen, Petitioner and Sara Alese Simsen, mother Respondent. Christopher Borowicz father/Deceased TO: Sara Alese Simsen Unknown YOU ARE NOTIFIED that an action for Temporary Custody has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Robin Lynn Simsen, whose address is 164 116th Ave. Apt. 5 Treasure Island, FL 33706, on or before 28 Days after 1st publication, and file the original with the clerk of this Court at 315 Court St., Clearwater, FL 33765, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit

Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. "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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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: 11/14/2022. CLERK OF THE CIRCUIT COURT KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 By: /s/ Thomas Smith {Deputy Clerk} Nov. 18, 25; Dec. 2, 9, 2022 22-05306N

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR PINELLAS COUNTY JUVENILE DIVISION 21-00187DP-1 EFSN: 102489785 In the Interest of: BRIELLE LACY, DOB: 10/11/2021 PID 311793594 ZOEY RAINEY-WILLIAMS, DOB: 06/02/2020 PID 311668512 JACOB WILLIAMS, DOB: 12/09/2014 PID 311668513 Children. STATE OF FLORIDA COUNTY OF PINELLAS TO: Travis Rainey, RESIDENCE UNKNOWN You are hereby notified that a Petition under oath has been filed in the above-styled Court for the termination of your parental rights and commitment of the child for subsequent adoption of Z.R-W. a female child, born on June 2, 2020, in Pinellas County, Florida. You are hereby commanded to appear before a Judge of the Circuit Court, the Honorable James Pierce, Juvenile Division, in and for the County of Pinellas, and State of Florida, at the Criminal Justice Center, Courtroom 14, 14250 49th Street North, Clearwater, Florida 33762 on Thursday, December 22, 2022, at 9:30 a.m., for an Advisory hearing/Adjudicatory trial and Disposition on the Petition for Termination of Parental Rights. FAILURE TO PERSONALLY APPEAR AT THIS HEARING CONSTITUTES CONSENT TO THE TERMINATION OF YOUR PARENTAL RIGHTS OF THIS CHILD. IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECIFIED YOU MAY LOSE ALL LEGAL RIGHTS AS A

PARENT TO THE CHILD NAMED IN THE PETITION. AN ATTORNEY CANNOT APPEAR FOR YOU. YOU HAVE THE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU CANNOT AFFORD ONE, THE COURT WILL APPOINT ONE FOR YOU. PURSUANT TO SECTIONS 39.802 (4) (D) AND 63.082 (6) (G), FLORIDA STATUTES, YOU ARE HEREBY INFORMED OF THE AVAILABILITY OF PRIVATE PLACEMENT WITH AN ADOPTION ENTITY, AS DEFINED IN SECTION 63.032 (3), FLORIDA STATUTES. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of Human Rights, 400 S. Ft. Harrison Avenue, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Witness my hand and seal of day of NOV 03 2022. KEN BURKE Clerk of the Circuit Court By: /s/ DEPUTY CLERK (SEAL) CIRCUIT COURT PINELLAS COUNTY, FLORIDA BRUCE BARTLETT, State Attorney Sixth Judicial Circuit of Florida Natalie Jernigan Assistant State Attorney P.O. Box 17500 Clearwater, FL 33762 Fl. Bar. 0685941 (727) 453-7054 Nov. 11, 18, 25; Dec. 2, 2022 22-05137N

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 22-003391-CI MTGLQ INVESTORS LP Plaintiff(s), vs. DEREK AMMON; SALI MUSTALI, TRUSTEE OF 1409 ALPINE RD. LAND TRUST; THE UNKNOWN SPOUSE OF DEREK AMMON; THE UNKNOWN SUCCESSOR TRUSTEE OF 1409 ALPINE RD. LAND TRUST; THE UNKNOWN BENEFICIARIES AND TRUSTEES OF THE 1409 ALPINE RD. LAND TRUST; THE UNKNOWN TENANT IN POSSESSION, Defendant(s). TO: DEREK AMMON LAST KNOWN ADDRESS: 304 N. BAY HILLS BLVD. SAFETY HARBOR, FL 34695 CURRENT ADDRESS: UNKNOWN TO: THE UNKNOWN SPOUSE OF DEREK AMMON LAST KNOWN ADDRESS: 304 N. BAY HILLS BLVD. SAFETY HARBOR, FL 34695 CURRENT ADDRESS: UNKNOWN TO: THE UNKNOWN SUCCESSOR TRUSTEE OF 1409 ALPINE RD. LAND TRUST LAST KNOWN ADDRESS: 2451 McMullen Booth Rd. #270 Clearwater, FL 33759 CURRENT ADDRESS: UNKNOWN TO: THE UNKNOWN BENEFICIARIES AND TRUSTEES OF THE 1409 ALPINE RD. LAND TRUST LAST KNOWN ADDRESS: 2451 McMullen Booth Rd. #270 Clearwater, FL 33759 CURRENT ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Pinellas County, Florida, to foreclose certain real property described as follows: Unit No. 15, Building 1409, ALPINE CONDOMINIUM, accord-

ing to the Declaration of Condominium thereof, as recorded in Official Records Book 15043, Page 2688, and amended in Official Records Book 15071, Page 683, and all exhibits and further amendments thereof, all of the Public Records of Pinellas County, Florida. Property address: 1409 Alpine Road 15, Clearwater, FL 33755 You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 the 15 day of November, 2022. KEN BURKE Clerk of the Circuit Court and Comptroller 315 Court Street Clearwater, Pinellas County, FL 33756-5165 CLERK OF THE CIRCUIT COURT As Clerk of the Court BY: /s/ Thomas Smith Deputy Clerk Plaintiff Atty: Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 20-020715-1 Nov. 18, 25; Dec. 2, 9, 2022 22-05296N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that KEYS TAX FUNDING LLC - 20 US BANK CF KEYS TAX FUNDING LLC - 20, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 10554 Year of issuance 2020 Said certificate embraces the following described property in the County of Pinellas, State of Florida: ROGER'S SUB, J. H. LOTS 13 AND 14 PARCEL: 28-31-16-76374-000-0130 Name in which assessed: 1773 TIFTON TERRACE PETE TRUST REDSTONE CAPITAL LLC TRE Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05104N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that KEYS TAX FUNDING LLC - 20 US BANK CF KEYS TAX FUNDING LLC - 20, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 06718 Year of issuance 2020 Said certificate embraces the following described property in the County of Pinellas, State of Florida: PINELLAS GROVES NW 1/4, PT OF LOT 1 DESC AS FROM NE COR OF NW 1/4 RUN W 153FT(S) & S 50FT FOR POB TH S 158.31FT TH W 73.81FT TH N32DW 153.83FT TH N18DE 16.89FT TH N86DE 152.24FT TO POB PARCEL: 08-30-16-70974-200-0101 Name in which assessed: AWARD ENTERTAINMENT INC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05096N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that KEYS TAX FUNDING LLC - 20 US BANK CF KEYS TAX FUNDING LLC - 20, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 01014 Year of issuance 2020 Said certificate embraces the following described property in the County of Pinellas, State of Florida: HEATHER LAKE APTS NO. 2 CONDO BLDG D, APT 205 PARCEL: 26-28-15-38017-004-2050 Name in which assessed: HEATHER LAKE APARTMENTS CONDOMINIUMS ASSN INC C/O RABIN PARKER PA Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05087N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that TLOA OF FLORIDA LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 10981 Year of issuance 2020 Said certificate embraces the following described property in the County of Pinellas, State of Florida: LAKEWOOD ESTATES SEC H BLK B, LOTS 6-11 & W 1/2 OF VAC 21ST ST S ADJ ON E TOGETHER WITH BLK C LOTS 7-12 & LOTS 20-26 & E 1/2 OF VAC 21ST ST S LYING W OF LOTS 20-26 BLK C PER RES O.R. 1242/189 PARCEL: 36-31-16-49644-002-0060 Name in which assessed: GENERAL HOME DEVELOPMENT CORP OF PINELLAS INC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05107N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that JOHN D GORDOS, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 00862 Year of issuance 2015 Said certificate embraces the following described property in the County of Pinellas, State of Florida: CRYSTAL BEACH REVISED BLK 67, N 100FT OF E 40FT OF SD BLK & S 1/2 OF VAC ONTARIO AVE ADJ ON N & W 1/2 OF VAC FULLER ST ADJ ON E PARCEL: 35-27-15-19872-067-0011 Name in which assessed: EDWARD ATTIA Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05081N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that JOHN D GORDOS, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 05170 Year of issuance 2019 Said certificate embraces the following described property in the County of Pinellas, State of Florida: COUNTRY CLUB ADD TO OLDSMAR REVISED BLK 105, PT OF LOT 1 & PT OF BLK LL ALL DESC BEG NW COR LOT 1 TH N75DE 61.41FT TO W BNDRY OF PROGRESS ENERGY R/W TH S'LY 234.51 FT TO E R/W OF ISLINGTON ST TH N'LY 226.37FT ALG SD R/W TO POB (MAP S24-28-16) PARCEL: 25-28-16-18432-105-0011 Name in which assessed: B V K WELLINGTON ESTATES LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05083N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that AMY M SCHOENECK, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 01159 Year of issuance 2016 Said certificate embraces the following described property in the County of Pinellas, State of Florida: DR-452 ADV POSS 07-10-96 OAKLAND SUB NO. 2 BLK D, E 10FT OF LOTS 22, 23 & 24 PARCEL: 27-28-15-62910-004-0221 Name in which assessed: BOBBY J SULLIVAN ADV POSS ANTHONY TOCCO ADV POSS Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05082N

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that KEYS TAX FUNDING LLC - 20 US BANK CF KEYS TAX FUNDING LLC - 20, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows: Certificate Number: 06452 Year of issuance 2020 Said certificate embraces the following described property in the County of Pinellas, State of Florida: PT OF NE 1/4 OF SEC 32-29-16 DESC AS FR SW COR OF SE 1/4 OF NE 1/4 TH S89D28'57"E 592.54FT TH N00D26'22"W 90 FT FOR POB TH N89D28'57"W 233.46FT TH N01D09'03"W 270.08FT TH S89D28'57"E 236.81FT TH S00D26'22"E 270FT TO POB CONT 1.457 AC (PER O.R. 5314/66, 10567/545, 13823/2379, 15028/1955 & 15440/1016) PARCEL: 32-29-16-00000-140-0100 Name in which assessed: 2179 BD LLC Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 21st day of December, 2022 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2). If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD) KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Nov. 11, 18, 25; Dec. 2, 2022 22-05095N



Who benefits from legal notices?

You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.

When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN AND FOR CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 21-001373-CI
U.S. BANK NATIONAL ASSOCIATION, as TRUSTEE FOR VELOCITY COMMERCIAL CAPITAL LOAN TRUST 2020-01, successor-in-interest to VELOCITY COMMERCIAL CAPITAL, LLC, a foreign limited liability company, Plaintiff, vs.
FAMILY INTERNATIONAL HOME BUILDERS, LLC, a Florida limited liability company; FREDDY MURRAY, individually; MORRISSEY & MORRISSEY ENTERPRISES, LLC, a Florida limited liability company; and UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 1; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 2; UNKNOWN TENANT(S)/

OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 3; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 4; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 5; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 6; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 7; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 8; UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 9; and UNKNOWN TENANT(S)/ OWNER(S)/ SPOUSE(S) IN POSSESSION UNIT 10, Defendants.
NOTICE IS HEREBY GIVEN that pursuant to Order on Plaintiff's Motion Cancelling September 13, 2022 Foreclosure Sale and Reschedule Foreclosure Sale entered on September 12, 2022 by the Circuit Court of the Sixth Judicial Circuit in and for

Pinellas County, Florida, in Civil Case Number 21-001373-CI, the Clerk shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on December 13, 2022, at 10:00 a.m. at www.pinellas.realforeclose.com, in accordance with Chapter 45 Florida Statutes, the following described real property situated in Pinellas County, Florida:
Lot 1, MORRISSEY COMMERCIAL CENTER, according to the map or plat thereof as recorded in Plat Book 142, Page 15, Public Records of Pinellas County, Florida.
Property Address: 7210 Gulf Boulevard, St. Pete Beach, Florida 33706
Parcel ID: 36-31-15-59152-000-0010
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 the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 16th day of November, 2022.
Respectfully submitted,
ROETZEL & ANDRESS, LPA
Attorneys for Plaintiff
2320 First Street
Suite 1000
Fort Myers, Florida 33901
/s/ Paul A. Giordano, Esq.
Paul Giordano, Esquire
Florida Bar No. 194190
pgiordano@ralaw.com
serve.pgiordano@ralaw.com
Nov. 25; Dec. 2, 2022 22-05321N

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION
Case No. 2022-001019-CI
FIRST CHATHAM BANK, Plaintiff, vs.
PASSWORD BMWWD, LLC, a Florida limited liability company; JAMES A. FAGBODUN; OLUWATOYIN H. FAGBODUN; OLEMC, LLC, a Florida limited liability company, BMWWD HEALTHCARE, INC., a Florida corporation, RAKESH K. VAHAL; HEATHERWOOD PLACES HOMEOWNERS ASSOCIATION, INC., JOHN DOE, said John Doe being a fictitious name signifying any unknown party(ies) in possession under unrecorded leases or otherwise, Defendants.
NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Pinellas County, Florida, and Fla. Stat. 45.031, Ken Burke, as Clerk of this Court, will sell the real estate located in Pinellas County Florida, described as:

of the NE 1/4 of said Section 22, 302.35 feet; thence S00°00'26" E, along a line 302.35 feet of the parallel to the West boundary of the SE 1/4 of the NE 1/4 of the said Section 22, 210.00 feet thence N89°58'46" E 22.65 feet; thence N00°00'26" W 1.29 feet; thence N89°58'46" E, 128.93 feet; thence N00°00'26" W, 136.71 feet, thence N89°58'46" E, 62.40 feet to the Point of Beginning; thence N89°58'46" E, 18.00 feet; thence S00°31'02" W, 8.57 feet; thence N89°28'58" W 18.00 feet, thence N00°31'02" E, 8.40 feet to the Point of Beginning.
Property Address: 639 Michigan Boulevard, #1500, Dunedin Florida 34698.
at public sale, to the highest and best bidder, for cash, at 10:00 a.m. on December 14, 2022, at www.pinellas.realforeclose.com.
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 the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 17, 2022
ELLISON | LAZENBY
/s/ Matthew D. Baylor
Jason M. Ellison
FBN: 0040963
jellison@elattorneys.com
Matthew D. Baylor
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Attorneys for Plaintiff
First Chatham Bank
Nov. 25; Dec. 2, 2022 22-05363N

SECOND INSERTION

NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on October 30, 2006, a certain Mortgage was executed by MARION E. MANN as mortgagor(s) in favor of FINANCIAL FREEDOM SENIOR FUNDING CORPORATION, a subsidiary of Indy Mac Bank, F.S.B., as mortgagee and was recorded on November 21, 2006, in Book 15488 and Page 2129 in the Official Records of Pinellas County, Florida; and
WHEREAS, the Mortgage was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and
WHEREAS, the Mortgage is now owned by the Secretary, pursuant to an assignment dated January 25, 2018, and recorded on February 5, 2018, in Book 19931 and Page 357 in the Official Records of Pinellas County, Florida; and
WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that a Borrower has died and the Property is not the principal residence of at least one surviving borrower, and the outstanding balance remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and
WHEREAS, the entire amount delinquent as of December 13, 2022, is \$203,378.25; and
WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable;
NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on December 21, 2021 in Book 21858 and Page 1905, notice is hereby given that **on December 13, 2022 at 9:15 AM, EST local time**, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder:

SECOND INSERTION

NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on November 23, 2009, a certain Mortgage was executed by WILLIE B. CONEY a/k/a WILLIE CONEY as mortgagor(s) in favor of PRIORITY MORTGAGE CORPORATION, as mortgagee and was recorded on December 14, 2009, in Book 16775 and Page 2554 in the Official Records of Pinellas County, Florida; and
WHEREAS, the Mortgage was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and
WHEREAS, the Mortgage is now owned by the Secretary, pursuant to an assignment dated July 15, 2013, and recorded on July 31, 2013, in Book 18104 and Page 2195 in the Official Records of Pinellas County, Florida; and
WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that a Borrower has died and the Property is not the principal residence of at least one surviving borrower, and the outstanding balance remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and
WHEREAS, the entire amount delinquent as of December 13, 2022, is \$343,491.20; and
WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable;
NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on December 21, 2021 in Book 21858 and Page 1905, notice is hereby given that **on December 13, 2022 at 9:00 AM, EST local time**, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder:

LOTS 4 AND 5, ORANGE HILL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 77, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

Commonly known as: 2220 18th Street, S., Saint Petersburg, FL 33712

The sale will be held at: Pinellas County Courthouse, Front Entrance, 315 Court St., Clearwater, Florida 33756.

The Secretary of Housing and Urban Development will bid \$343,491.20.
There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his prorata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.
When making their bids, all bidders except the Secretary must submit a deposit totaling \$34,349.12 in the form of a certified check or cashier's check made out to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$34,349.12 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the highest bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveying fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.
The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of \$500.00, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due.
If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD representative, offer the property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant.

The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the Secretary of HUD, before public auction of the property is completed.

The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is \$343,491.20 as of December 13, 2022, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement.

Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below.

Annalise Hayes DeLuca, Esq., FBN:116897
Audrey J. Dixon, Esq., FBN: 39288
Ashley Elmore Drew, Esq., FBN: 87236

MCMICHAEL TAYLOR GRAY, LLC
Foreclosure Commissioner
3550 Engineering Drive,
Suite 260
Peachtree Corners, GA 30092
Phone: 404.474.7149
Fax: 404.745.8121
Email: ServiceFL@mtglaw.com

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SECOND INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA.
CIVIL DIVISION
CASE NO. 19-002211-CI
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-6CB, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2005-6CB, Plaintiff, vs.
MARK STROUSE, TRUSTEE OF THE 4986 RIDGEMOOR CIRCLE TRUST UTD 10/17/2016; UNKNOWN SPOUSE OF MARK STROUSE; UNKNOWN HEIRS OF MARK STROUSE; UNKNOWN BENEFICIARIES OF THE 4986 RIDGEMOOR CIRCLE TRUST UTD 10/17/2016; LISA WILLIAMS; ACHIEVA CREDIT UNION; THE HOME AT COVENTRY VILLAGE HOMEOWNERS' ASSOCIATION, INC.; JIM MIERA; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated November 10, 2022, and entered in Case No. 19-002211-CI of the Circuit Court in and for Pinellas County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-6CB, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2005-6CB is Plaintiff and MARK STROUSE, TRUSTEE OF THE 4986 RIDGEMOOR CIRCLE TRUST UTD 10/17/2016; UNKNOWN SPOUSE OF MARK STROUSE; UNKNOWN HEIRS OF MARK STROUSE; UNKNOWN BENEFICIARIES OF THE 4986 RIDGEMOOR CIRCLE TRUST UTD 10/17/2016; LISA WILLIAMS; ACHIEVA CREDIT UNION; THE HOME AT COVENTRY VILLAGE HOMEOWNERS' ASSOCIATION, INC.; JIM MIERA; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN

PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, KEN BURKE, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.pinellas.realforeclose.com, 10:00 a.m., on December 15, 2022, the following described property as set forth in said Order or Final Judgment, to-wit:
LOT 107, COVENTRY VILLAGE PHASE I-A, ACCORDING TO THE PLATE THEREOF AS RECORDED IN PLAT BOOK 112, PAGE 88 THROUGH 93, INCLUSIVE, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.
Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) 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 17, 2022.
By: /s/ Ian Dolan
Ian C. Dolan
Florida Bar No.: 757071
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
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1496-178340 / DAD
Nov. 25; Dec. 2, 2022 22-05359N

