

MANATEE COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 01/06/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1964 GULF HS G150CK474 . Last Tenants: HOLLY KAY JOHNSON and all unknown parties beneficiaries heirs . Sale to be at CARLYN MHC LLC, 5611 BAYSHORE RD, PALMETTO, FL 34221. 813-241-8269.
December 16, 23, 2022 22-01832M

FIRST INSERTION

Notice is hereby given that BRIAN CARSON, OWNER, desiring to engage in business under the fictitious name of CRISIS ADVOCATES UNLIMITED located at 6614 65TH AVE E, BRADENTON, FLORIDA 34203 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
December 16, 2022 22-01834M

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1976 PIEDM HS 0662682658A & 0662682658B . Last Tenants: GARY JOSEPH KONECY and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE LLC, 101 AMSTERDAM AVENUE, ELLENTON, FL 34222. 813-282-5925.
December 16, 23, 2022 22-01811M

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 12/28/2022 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1979 NOBI mobile home bearing the vehicle identification number N80132 and all personal items located inside the mobile home. Last Tenant: Charles Allen Schermer, All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Charles Allen Schermer. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221, (941)-845-3115.
December 16, 23, 2022 22-01830M

FIRST INSERTION

Addendum 4 to INVITATION TO NEGOTIATE Number 22-004
Addendum 4 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 proposals at 1112 Manatee Avenue West, Suite 800, Bradenton, Florida.
The Due Date and Time for submission of Proposals in response to this ITN is February 2, 2023 at 2:00 PM at the Manatee County Administration Building, 8th Floor, Suite 800.
https://mymanatee.org/departments/property_management/property_acquisition/surplus_property
December 16, 2022 22-01843M

FIRST INSERTION

Notice of Sale
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve
Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999
Sale date December 29, 2022 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309
37357 2015 Hyundai VIN#: 5NPDH4AE9FH581988 Lienor: Vic's Performance Transmission & Auto 1210 11th St E Palmetto 941-721-0240 Lien Amt \$633.61
37358 2010 Toyota VIN#: 5TRMF16AX008931 Lienor: Vic's Performance Transmission & Auto 1210 11th St E Palmetto 941-721-0240 Lien Amt \$848.57
37359 1996 Ford VIN#: 1FALP45XXTF230383 Lienor: Vic's Performance Transmission & Auto 1210 11th St E Palmetto 941-721-0240 Lien Amt \$1800.01
Licensed Auctioneers FLAB422 FLAU 765 & 1911
December 16, 2022 22-01813M

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 01/06/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1965 NEWM HS 315318 . Last Tenants: JEWELLEE M JONES AND RUSSELL LEWIS CHENOT and all unknown parties beneficiaries heirs . Sale to be at CARLYN MHC LLC, 5611 BAYSHORE RD, PALMETTO, FL 34221. 813-241-8269.
December 16, 23, 2022 22-01831M

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1976 BAYW HS BF41272U & BF41272X . Last Tenants: DEBRA MOULIES, NORMAN THOMPSON SR., JOSHUA JAMES MOSS, TIMOTHY LEE PARROTT and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE LLC, 101 AMSTERDAM AVENUE, ELLENTON, FL 34222. 813-282-5925.
December 16, 23, 2022 22-01812M

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 Modular Wall Solutions, located at 406 43rd Street W, Suite E, in the City of Bradenton, County of Manatee, State of FL, 34209, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 7 of December, 2022.
MERMAIDS COMMERCIAL CLEANING, LLC
8446 Idlewood Ct
Lakewood Ranch, FL 34202
December 16, 2022 22-01815M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2022 CP 2398 AX
Division: Probate
IN RE: ESTATE OF REINALDO RODRIGUEZ Deceased.
The administration of the Estate of Reinaldo Rodriguez, deceased, whose date of death was May 7, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
Dated at Palm Beach, Florida, this 8th day of December, 2022.
LV7 Parrish LLC
December 16, 2022 22-01814M

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 Barn at Loan Oak Acres located at 14865 US Highway 301 N, in the County of Manatee, in the City of Parrish, Florida 34219 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Palm Beach, Florida, this 8th day of December, 2022.
December 16, 2022 22-01814M

FIRST INSERTION

NOTICE OF VACATING CERTAIN STREETS, ROADS OR OTHER APPROPRIATE PROPERTY
ROCKY BLUFF LODGING, LLC., a Florida limited liability company, does hereby give notice, pursuant to Section 336.10, Florida Statutes, and Section 331 of the Manatee County Land Development Code, that in response to an application for vacation to close and abandon a street, alleyway, road, highway, or other place used for travel having been made to the Board of County Commissioners of Manatee County, Florida, Resolution R-22-195 was adopted by the Board.
December 16, 2022 22-01844M

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 "Legacy Relief Project", located at 518 - 13th Street West, Bradenton, Florida, 34205, in the County of Manatee, in the City of Bradenton, State of Florida, 34205. GALATIANS 6:2, INC., a Florida corporation, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
DATED at Bradenton, Manatee County, Florida, this 13 day of December, 2022.
GALATIANS 6:2, INC., a Florida corporation
By: /s/ Gary R. Crawford
Gary R. Crawford, President
(Corporate Seal)
December 16, 2022 22-01835M

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 Wearable Art Shop located at 5307 Tide Point Way, in the County of Manatee, in the City of Bradenton, Florida 34208 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Bradenton, Florida, this 8th day of December, 2022.
NSerena Creative LLC
December 16, 2022 22-01817M

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 MCC Enterprises, located at 8446 Idlewood Ct, in the City of Lakewood Ranch, County of Manatee, State of FL, 34202, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 7 of December, 2022.
MERMAIDS COMMERCIAL CLEANING, LLC
8446 Idlewood Ct
Lakewood Ranch, FL 34202
December 16, 2022 22-01815M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2022 CP 2398 AX
Division: Probate
IN RE: ESTATE OF REINALDO RODRIGUEZ Deceased.
The administration of the Estate of Reinaldo Rodriguez, deceased, whose date of death was May 7, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
Dated this 12 of December, 2022.
Joseph Gambino
11406 65th Court East
Parrish, FL 34219
December 16, 2022 22-01826M

FIRST INSERTION

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. 2022CA004570AX
REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHNNY W. HOWARD, DECEASED, et. al. Defendant(s), TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHNNY W. HOWARD, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT 16, BLOCK B, BRADEN RIVER LAKES PHASE IV ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGES 65-68 INCLUSIVE, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel

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 Kay Josselyn Interiors located at 4750 Tortona Ct, in the County of Manatee, in the City of Bradenton, Florida 34211 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Bradenton, Florida, this 9th day of December, 2022.
Kay Kirkland Josselyn
December 16, 2022 22-01821M

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 Joe Gambino Home Repairs, located at 11406 65th Court East, in the City of Parrish, County of Manatee, State of FL, 34219, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 12 of December, 2022.
Joseph Gambino
11406 65th Court East
Parrish, FL 34219
December 16, 2022 22-01826M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-003809
Division Probate
IN RE: ESTATE OF JANICE E. SIMPSON, a/k/a JANICE SIMPSON Deceased.
The administration of the estate of JANICE E. SIMPSON, a/k/a JANICE SIMPSON, deceased, whose date of death was September 28, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue, 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 must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
Dated this 12 of December, 2022.
William D. Shaffer, Esq.
2812 Manatee Ave. W.
Bradenton, Florida 34205
Attorney for Personal Representative: William Shaffer, Esq
Attorney for Petitioner Florida Bar Number: 65952
Knowles, Bouziane & Shaffer PLLC
2812 Manatee Ave. W.
Bradenton, Florida 34205
Telephone: (941) 404-4940
E-Mail: will@bandslaw.com
December 16, 23, 2022 22-01839M

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION
Case #: 2021CC007831AX
Trust Bank Plaintiff, vs.- Leon Waiters; Dwight Taylor a/k/a Dwight Waiters; Unknown Spouse of Leon Waiters; Florida Housing Finance Corporation f/k/a Florida Housing Finance Agency; Manatee County, Florida, a political subdivision of the State of Florida; Unknown Person in Possession of the Subject Property Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2021CC007831AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein Trust Bank, Plaintiff and Leon Waiters are defendant(s), I, Clerk of Court, Angelina Colonnese, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on January 18, 2023, the following described property as set forth in said Final Judgment, to-wit: SOUTH 1/2 OF LOT 3 AND EAST 1/2 OF LOT 6, BLOCK 16, HOUGHTON'S ADDITION TO NEW MEMPHIS, IN SECTION 12, TOWNSHIP 34 SOUTH, RANGE 17 EAST, ACCORDING TO PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 147, IN THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN
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.
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 13 day of DECEMBER, 2022
Angelina Colonnese
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 22-062182
December 16, 23, 2022 22-01833M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA
CASE No. 2022CP003371
PROBATE DIVISION
IN RE: THE ESTATE OF JOHN OSBORNE, IV, DECEASED.
The administration of the estate of JOHN OSBORNE, IV, deceased, whose date of death was May 26, 2021, and whose social security number is N/A, 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 petitioners and the petitioners' 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.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-003809
Division Probate
IN RE: ESTATE OF JANICE E. SIMPSON, a/k/a JANICE SIMPSON Deceased.
The administration of the estate of JANICE E. SIMPSON, a/k/a JANICE SIMPSON, deceased, whose date of death was September 28, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
December 16, 23, 2022 22-01841M

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION
Case #: 2021CC007831AX
Trust Bank Plaintiff, vs.- Leon Waiters; Dwight Taylor a/k/a Dwight Waiters; Unknown Spouse of Leon Waiters; Florida Housing Finance Corporation f/k/a Florida Housing Finance Agency; Manatee County, Florida, a political subdivision of the State of Florida; Unknown Person in Possession of the Subject Property Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2021CC007831AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein Trust Bank, Plaintiff and Leon Waiters are defendant(s), I, Clerk of Court, Angelina Colonnese, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on January 18, 2023, the following described property as set forth in said Final Judgment, to-wit: SOUTH 1/2 OF LOT 3 AND EAST 1/2 OF LOT 6, BLOCK 16, HOUGHTON'S ADDITION TO NEW MEMPHIS, IN SECTION 12, TOWNSHIP 34 SOUTH, RANGE 17 EAST, ACCORDING TO PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 147, IN THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is December 16, 2022.
Petitioner:
BRENDA OSBORNE
C/O TIMOTHY W. GENSMEYER, P.A.
2831 RINGLING BLVD. STE 202A
SARASOTA, FL 34237
Attorney for Petitioner: TIMOTHY W. GENSMEYER, ESQ.
TIMOTHY W. GENSMEYER, P.A.
2831 RINGLING BLVD, STE 202A
SARASOTA, FL 34237
Telephone: 941-952-9377
Florida Bar No.586242
December 16, 23, 2022 22-01842M

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is December 16, 2022.
Co-Personal Representatives:
CATHLEEN MUZZEY-WILLIAMS
c/o Jenna Kyle Meltzer, Esquire
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
PAMELA KLEIN
c/o Jenna Kyle Meltzer, Esquire
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
Attorney for Co-Personal Representatives: JENNA KYLE MELTZER
Attorney Florida Bar Number: 1028517
Blalock Walters, P.A.
802 11th Street West
Bradenton, Florida 34205-7734
Telephone: (941) 748.0100
Fax: (941) 745.2093
E-Mail: jmeltzer@blalockwalters.com
Secondary E-Mail: jschembri@blalockwalters.com
Alternate Secondary E-Mail: alpepper@blalockwalters.com
3602387v1
December 16, 23, 2022 22-01841M

THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.
*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLService@logs.com
Pursuant to the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.
If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
LOGS LEGAL GROUP LLP
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700 Ext. 66821
Fax: (561) 998-6707
For Email Service Only: FLService@logs.com
For all other inquiries: jhooper@logs.com
By: /s/Jessica Hooper
Jessica A. Hooper, Esq.
FL Bar # 1018064
20-322811 FCO1 W50
December 16, 23, 2022 22-01828M

LV20906_V11

SAVE TIME

Email your Legal Notice
legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

OFFICIAL COURTHOUSE WEBSITES

1:23

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Done

MANATEE COUNTY

manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY

leeclerk.org

COLLIER COUNTY

collierclerk.com

HILLSBOROUGH COUNTY

hillsclerk.com

PASCO COUNTY

pascoclerk.com

PINELLAS COUNTY

pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY

myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

1/2/2020, 1/16

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA CIVIL DIVISION
Case No.: 22-CA-003640

**CITY OF BRADENTON,
Plaintiff, v.
TIOFILO URIETA RUIZ,
Defendant(s),**
NOTICE IS HEREBY GIVEN that
pursuant to the Final Judgment of
Foreclosure dated December 5, 2022
and entered in Case No. 22-CA-
003640 of the Circuit Court of the
Twelfth Judicial Circuit in and for
Manatee County, Florida where City of
Bradenton, is the Plaintiff and Tiofilo
Urieta Ruiz is/are the Defendant(s),
Angelina Colonneso will sell to the
highest bidder for cash at www.
manatee.realforeclose.com at 11:00
a.m. on January 25, 2023 the following
described properties set forth in said
Final Judgment to wit:

Lot 24, Block A, SINGLETARY
SUBDIVISION, according to plat
thereof as recorded in Plat Book 2,
Page 70, of the Public Records of
Manatee County, Florida.
Property No.: 4290010059
Address: 1009 3RD ST W,
Bradenton, FL 34205
Any person or entity claiming an inter-

est in the surplus, if any, resulting from
the Foreclosure Sale, other than the
property owner as of the date of the Lis
Pendens, must file a claim on the same
with the Clerk of Court within sixty (60)
days after the Foreclosure Sale.

If you are a person with a disabili-
ty who needs any accommodations in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assis-
tance. 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 noti-
fication if the time before the sched-
uled appearance is less than seven
(7) days; if you are hearing or voice
impaired, call 711.

Dated in Manatee County, Florida,
on December 13, 2022.

Weidner Law, P.A.
Counsel for the Plaintiff
250 Mirror Lake Dr., N.
St. Petersburg, FL 33701
Telephone: (727) 954-8752
Designated Email for Service:
Service@MattWeidnerLaw.com
By: s/ Matthew D. Weidner
Matthew D. Weidner, Esq.
Florida Bar No. 185957
December 16, 23, 2022 22-01840M

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO.: 2018 CC 5350

**WHITE SANDS OF LONGBOAT
CONDOMINIUM ASSOCIATION,
INC.**

**Plaintiff, vs.
NANCY SILLER, SUSAN
KUHNING, SALLY ANN CAMPER,
DIANE F. CAMPER, DEBORAH
LYN CAMPER, SANDY CAROLYN
CAMPER, RICHARD RUSSELL,
MARGARET J. RUSSELL
A/KA MARGARET J. PICO, ALL
UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES, OR OTHERS
CLAIMING BY THROUGH OR
UNDER A. YVONNE RUSSELL,
A/K/A ATTIE YVONNE RUSSELL,
A/K/A YVONNE RUSSELL,
DECEASED, JOHN RAPILLO,
TERRI RAPILLO, RICHARD F.
HUGHES, JANET M. HUGHES,
AND JOHN D. HUGHES
Defendants.**

NOTICE OF Sale is hereby given pursu-
ant to the Final Judgment as to Count
III entered in the above noted case that
the following properties will be sold in
Manatee County, Florida by the Manatee
County Clerk of Court, described as:
Week No. 36, in Condominium
Parcel No. 122, WHITE SANDS
OF LONGBOAT KEY CON-
DOMINIUM, a Condominium,
according to the Declaration of
Condominium recorded in
Official Records Book 986,
Page(s) 3300, and all subsequent
amendments thereto, and as per
plat thereof, recorded in Condo-

minium Book 10, Page 194, and
amendments thereto, of the Pub-
lic Records of Manatee County,
Florida, together with an undi-
vided interest in the common
elements.

At public sale, to the highest and best
bidder for cash, via the internet at www.
manatee.realforeclose.com, at 11:00
a.m. on the 25th day of January, 2023.
The highest bidder shall immediately
post with the Clerk, a deposit equal to
5% of the final bid. The deposit must be
by ACH, wire transfer, cash, cashier's
check, or money order payable to the
Clerk of the Circuit Court.

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

If you are a person with a disabili-
ty 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: December 8, 2022
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue, Suite 100
Sarasota, FL 34237
By: Shannon G. Hankin, Esquire
Florida Bar No. 812471
Attorneys For Plaintiff
December 16, 23, 2022 22-01802M

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA CIVIL DIVISION
Case #: 2017-CA-003911
DIVISION: D

**Wilmington Trust, National
Association, as Successor Trustee
to CitiBank, N.A., as Trustee to
Lehman XS Trust Mortgage
Pass-Through Certificates, Series
2005-6
Plaintiff, vs.-
Dorothy T. Nemeth; Unknown
Spouse of Dorothy T. Nemeth;
Manatee County, Florida;
Summerfield/Riverwalk Village
Association, Inc.; Unknown Parties
in Possession #1, If living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devisees, Grantees, or Other
Claimants; Unknown Parties in
Possession #2, If living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devisees, Grantees, or Other
Claimants
Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant
to order rescheduling foreclosure sale
or Final Judgment, entered in Civil
Case No. 2017-CA-003911 of the Circuit
Court of the 12th Judicial Circuit in
and for Manatee County, Florida,
wherein Wilmington Trust, National
Association, as Successor Trustee to
CitiBank, N.A., as Trustee to Lehman
XS Trust Mortgage Pass-Through
Certificates, Series 2005-6, Plaintiff and
Dorothy T. Nemeth are defendant(s), I,
Clerk of Court, Angelina Colonneso, will
sell to the highest and best bidder for
cash VIA THE INTERNET AT WWW.
MANATEE.REALFORECLOSE.COM,
AT 11:00 A.M. on January 10, 2023,
the following described property as set

forth in said Final Judgment, to-wit:
LOT 84, RIVERWALK VILLAGE
CYPRESS BANKS, SUBPHASE
H, UNITS 1 & 2, ACCORDING TO
THE PLAT THEREOF IN PLAT
BOOK 35, PAGES 7 THROUGH
14, PUBLIC RECORDS OF MAN-
ATEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM NO LATER
THAN THE DATE THAT THE
CLERK REPORTS THE FUNDS AS
UNCLAIMED.

*Pursuant to Fla. R. Jud. Admin.
2.516(b)(1)(A), Plaintiff's counsel here-
by designates its primary email address
for the purposes of email service as:
FLEService@logs.com*

Pursuant to the Fair Debt Collections
Practices Act, you are advised that this
office may be deemed a debt collector
and any information obtained may be
used for that purpose.

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

LOGS LEGAL GROUP LLP
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700 Ext. 55139
Fax: (561) 998-6707
For Email Service Only:
FLEService@logs.com
For all other inquiries:
mtebbi@logs.com
By: s/ Michael L. Tebbi, Esq.
Michael L. Tebbi, Esq.
FL Bar # 70856
17-309059 FC01 CXE
December 16, 23, 2022 22-01808M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022 CP 3617
IN RE: ESTATE OF
PAUL CLINTON GAMSBY,
Deceased.

The administration of the estate of
PAUL CLINTON GAMSBY, deceased,
whose date of death was July 16, 2022,
is pending in the Circuit Court for
MANATEE County, Florida, Probate
Division, the address of which is PO
Box 25400, Bradenton, FL 34206. The
names and addresses of the personal
representative and the personal repre-
sentative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME
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 16, 2022.

Patricia A. Gamsby
P.O. Address: 12413 Tranquility Park
Terrace, Bradenton, FL 34211
SHUMAKER, LOOP
& KENDRICK, LLP
Attorneys for Personal Representative
P.O. BOX 49948
SARASOTA, FL 34230-6948
Telephone: (941) 366-6660
Ashley S. Hodson, Esquire
Florida Bar No. 064883
Email Addresses:
ahodson@shumaker.com
tpanozzo@shumaker.com
December 16, 23, 2022 22-01845M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT,
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File: 2022-CP-3627
IN RE: THE ESTATE OF
KENT D. McNARY,
Deceased.

The administration of the estate of
KENT D. McNARY, deceased, File
Number 2022-CP-3627, is pending
in the Clerk of Court, Manatee
County Courthouse, P.O. Box 25400,
Bradenton, Florida 34206. The
name and address of the personal
representative and the personal
representative's attorney are set forth
below.

All creditors of the decedent and
other persons having claims or de-
mands against decedent's estate, in-
cluding 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 PUBLICA-
TION 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,
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 was December 16, 2022.

Signed on December 7, 2022,
s/ Libby Ann McNary,
a/k/a Libby McDowell
Personal Representative
s/ Damian M. Ozark
Damian M. Ozark, Esquire
The Ozark Law Firm, P.A.
Florida Bar No. 0582387
1904 Manatee Avenue West, Ste. 300
Bradenton, Florida 34205
Telephone: (941) 750-9760
Facsimile: (941) 750-9761
dmozark@ozarklawfirm.com
December 16, 23, 2022 22-01807M

FIRST INSERTION

**NOTICE OF FINAL AGENCY
ACTION BY
THE SOUTHWEST FLORIDA
WATER MANAGEMENT DISTRICT**
Notice is given that the District's
Final Agency Action is approval of
the application for an Environmental
Resource Permit to serve Residential
activities on 96 acres known as
Gamble Creek Farms Mass Grade.

The project is located in Manatee
County, Section(s) 04, Township 34
South, Range 19 East. The permit
applicant is Neal Communities of
Southwest Florida, LLC whose address
is 5800 Lakewood Ranch Blvd,
Sarasota, FL 34240. The Permit No. is
43045619.001.

The file(s) pertaining to the project
referred to above is available for
inspection Monday through Friday
except for legal holidays, 8:00 a.m. to
5:00 p.m., at the Southwest Florida
Water Management District, 7601 U.S.
Highway 301 North, Tampa, Florida
33637.

NOTICE OF RIGHTS

Any person whose substantial interests
are affected by the District's action
regarding this matter may request an
administrative hearing in accordance
with Sections 120.569 and 120.57,
Florida Statutes (F.S.), and Chapter
28-106, Florida Administrative Code
(F.A.C.), of the Uniform Rules of
Procedure. A request for hearing
must (1) explain how the substantial
interests of each person requesting
the hearing will be affected by the
District's action, or proposed action;
(2) state all material facts disputed by
each person requesting the hearing or
state that there are no disputed facts;
and (3) otherwise comply with Chapter
28-106, F.A.C. A request for hearing
must be filed with and received by
the Agency Clerk of the District at the
District's Tampa address, 7601 US Hwy.
301, Tampa, FL 33637-6759 within 21
days of publication of this notice (or
within 14 days for an Environmental
Resource Permit with Proprietary
Authorization for the use of Sovereign
Submerged Lands). Failure to file a
request for hearing within this time
period shall constitute a waiver of any
right such person may have to request
a hearing under Sections 120.569 and
120.57, F.S.

Because the administrative hearing
process is designed to formulate final
agency action, the filing of a petition
means that the District's final action
may be different from the position taken
by it in this notice of agency action.
Persons whose substantial interests will
be affected by any such final decision
of the District in this matter have the
right to petition to become a party to
the proceeding, in accordance with the
requirements set forth above.

Mediation pursuant to Section
120.573, F.S., to settle an administrative
dispute regarding the District's action
in this matter is not available prior to
the filing of a request for hearing.
December 16, 2022 22-01849M

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2021-CP-003102
Division PROBATE
IN RE: ESTATE OF
OPAL M. CUMMINGS
Deceased.

The administration of the Estate of
OPAL M. CUMMINGS, deceased,
whose date of death was August 21,
2021, is pending in the Circuit Court for
Manatee County, Florida, Probate Divi-
sion, the address of which is 1115 Manatee
Avenue West, Bradenton, Florida
34205. The names and addresses of the
Personal Representatives and the
Personal Representatives' attorney are
set forth below.

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

All other Creditors of the Decedent
and other persons having claims or de-
mands against Decedent's Estate must
file their claims with this Court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.

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

NOTWITHSTANDING THE TIME
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 16, 2022.

Co-Personal Representatives:
CAROLINE C. PASCOE
4711 Oak Hill Drive
Sarasota, Florida 34232
MARSHA C. WAGNER
126 West Second Street
Chillicothe, Ohio 45601
DEBORAH L. BUCKLAND
10740 Strawberry Hill Lane
Whitmore Lake, Michigan 48189
Attorney for Personal Representatives:
M. Michelle Robles, Esq., Attorney
Florida Bar Number: 283120
8592 Potter Park Drive, Suite 150
Sarasota, FL 34238
Telephone: (941) 315-2114
Fax: (833) 455-9455
E-Mail: michelle@robleslawpa.com
Secondary E-Mail:
courtney@robleslawpa.com
December 16, 23, 2022 22-01848M

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP3771 IN RE: ESTATE OF

MERRILL P. STUUT Deceased TO: ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE

You are hereby notified that an Order of Summary Administration has been entered in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206; that the decedent's date of death was August 1, 2022, that the estate consists of a cooperative lease property valued at \$70,000.00, and that the names and address of those to whom the property has been assigned by such order are:

Tamara Rainbolt, 3420 N. Sherman Rd, Ludington, MI 49431
Carolyn A. Bryant, 3420 N. Sherman Rd, Ludington, MI 49431
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is December 16, 2022.

Personal Representative: TAMARA RAINBOLT CAROLYN A. BRYANT 3420 N. Sherman Rd. Ludington, MI 49431

Attorney for Person Giving Notice: JAMES WM. KNOWLES, ESQ. 2812 Manatee Ave W Bradenton, FL 34205 Florida Bar No. 0296260 941-746-4454 December 16, 23, 2022 22-01806M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2021 CC 004713

CORTEZ LANDINGS HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. DIANNE WILLIAMS; et al. Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment for Lien Foreclosure dated September 7, 2022, and Order Granting Plaintiff's Motion to Cancel and Reschedule October 11, 2022 Foreclosure Sale entered in Case No. 2021CC004713 of the County Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, the Clerk of the Court, Angelina Colonnese, will publicly sell to the highest and best bidder for cash at www.manatee.realforeclose.com beginning at 11:00 AM on January 5, 2023, the following described property:

LOT 18, CORTEZ LANDINGS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 49, PAGES 61 THROUGH 64, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

AMERICANS WITH DISABILITIES ACT. 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 7 day of December 2022. NAJMY THOMPSON, P.L. /s/ Kari L. Martin Kari L. Martin Florida Bar No. 092862 1401 8th Avenue West Bradenton, Florida 34205 Telephone: (941) 748-2216 Facsimile: (941) 748-2218 Service Email: service.KM@najmythompson.com Correspondence only: kmartin@najmythompson.com; Secondary: abaker@najmythompson.com Attorney for Plaintiff December 16, 23, 2022 22-01804M

FIRST INSERTION

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

Case No.: 2022 CC 5288 WATER OAK HOMEOWNERS ASSOCIATION OF MANATEE, INC., a Florida not-for-profit Corporation, Plaintiff, v. DORELLEN, INC., UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Summary Judgment of Foreclosure entered on December 1, 2022, in Case No. 2022 CC 5288, the undersigned Clerk of Court of Manatee County, Florida, will, on January 31, 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 2, Water Oak, Unit No. One, as per plat thereof recorded in Plat Book 36, Page(s) 136 through 142, of the Public Records of Manatee County, Florida.

ANY PERSON CLAIMING A 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 December 9, 2022. PORGES, HAMLIN, KNOWLES & HAWK, P.A. By: /s/ James C. Turffis James C. Turffis FBN: 0070926 Post Office Box 9320 Bradenton, Florida 34206 Telephone: (941) 748-3770 Attorney for Plaintiff December 16, 23, 2022 22-01805M

FIRST INSERTION

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

CASE NO. 2017CA003381AX PENNYMAC LOAN SERVICES, LLC; Plaintiff, vs. DORINE HAGER, DECEASED, KRIS HAGER, KRIS HAGER, WENDY SUE HAGER, WENDY SUE HAGER, ET AL; Defendants

NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Reschedule Foreclosure Sale dated November 7, 2022, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 11:00 AM at https://www.manatee.realforeclose.com/, on January 12, 2023, the following described property:

LOT 97, GAMBLE CREEK ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE(S) 1, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

Property Address: 12635 50TH CT E, PARRISH, FL 34219

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Andrew Arias, Esq. FBN: 89501 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 ServiceFL@mlg-defaultlaw.com MLG No.: 17-08982 / CASE NO.: 2017CA003381AX December 16, 23, 2022 22-01829M

FIRST 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-3886 IN RE: ESTATE OF LAURETTA PRECHTEL, Deceased.

The administration of the estate of LAURETTA PRECHTEL, deceased, whose date of death was July 6, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

LISA WETZEL Personal Representative 15774 North State Road 245 Santa Claus, Indiana 47579

Kevin M. Collver Attorney for Personal Representative Florida Bar No. 0104450 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: kcollver@barneswalker.com December 16, 23, 2022 22-01837M

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MANATEE COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 41-2022-CA-002649 LOANDEPOT.COM, LLC, Plaintiff, vs. HOLLY LAYNE GAMBLE, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered November 23, 2022 in Civil Case No. 41-2022-CA-002649 of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Bradenton, Florida, wherein LOANDEPOT.COM, LLC is Plaintiff and HOLLY LAYNE GAMBLE, et al., are Defendants, the Clerk of Court, ANGELINA M. COLONNOSO, will sell to the highest and best bidder for cash electronically at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 10th day of January, 2023 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 2, BLOCK D, BAYSHORE GARDENS, SECTION NO. 6, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGE 59, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. /s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRSservice@mccalla.com Fla. Bar No.: 0146803 7100363 22-00452-3 December 16, 23, 2022 22-01838M

FIRST INSERTION

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

PROBATE DIVISION File No. 2022 CP 001510 AX Division: Probate IN RE: ESTATE OF EDMUND DANZIG, Deceased.

The administration of the estate of Edmund Danzig, deceased, whose date of death was November 6, 2021, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative: Diana Danzig C/O Payne Law Group 766 Hudson Ave. Suite C Sarasota, Florida 34236

Attorney for Personal Representative: Teresa A. Monfils, Esq. Attorney Florida Bar Number: 1019949 PAYNE LAW GROUP PLLC 766 Hudson Ave. Suite C SARASOTA, FL 34236 Telephone: (941) 487-2800 Fax: (941) 487-2801 E-Mail: tmonfils@lawnav.com Secondary E-Mail: kbush@lawnav.com December 16, 23, 2022 22-01810M

FIRST INSERTION

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

CASE NO. 22-CC-005082 WHITBURN, LLC, PLAINTIFF, VS. HOA PROBLEM SOLUTIONS 5, INC. AS TRUSTEE OF THE 11409 PARKSIDE PLACE LAND TRUST DEFENDANT(S)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 10, 2022, and entered in 2022-CC-005082 of the County Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein Whitburn, LLC is the Plaintiff and HOA PROBLEM SOLUTIONS 5, INC. as Trustee of the 11409 Parkside Place Land Trust, is the Defendant. Angelina Colonnese as the Clerk of the Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00AM, on January 12, 2023, the following described property as set forth in said Final Judgment, to wit:

Lot 4, BLOCK "A-1", Unit 1, Summerfield Village Subphase A, a Subdivision as per plat thereof as recorded in Plat Book 28, Page 108-21, Inclusive, of the Public Records of Manatee County, Florida

More commonly known as: 11409 Parkside Place, Bradenton, FL 34202 ("Property").

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 8th day of December, 2022. Erik De L'Etoile, Esq. DeL'Etoile Law Firm, P.A. Attorney for Plaintiff Florida Bar No. 71675 Tampa, FL 33610 (813) 563-5025 Erik@deletoilelaw.com www.deletoilelaw.com December 16, 23, 2022 22-01801M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION FILE NO. 2022 CP 003544 AX Division PROBATE IN RE: ESTATE OF MAUREEN A. KINDER Deceased.

The administration of the estate of Maureen A. Kinder, deceased, whose date of death was August 22, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West, Bradenton, Florida, 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: /s/ Daniel Patrick Kinder Daniel Patrick Kinder

269 Sunlit Cove Drive Northeast Saint Petersburg, Florida 33702 Attorney for Personal Representative: /s/ Stacey Maloney Stacey Maloney Florida Bar No. 1022354 Band, Gates & Dramis, P.L. 2070 Ringling Blvd. Sarasota, FL 34237 Telephone: (941) 366-8010 E-Mail Address: smaloney@bandgatesdramis.com December 16, 23, 2022 22-01809M

FIRST 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-2447 IN RE: ESTATE OF CAROLYN MARIE CALVERT, also known as CAROLYN M. CALVERT, Deceased.

The administration of the estate of CAROLYN MARIE CALVERT, also known as CAROLYN M. CALVERT, deceased, whose date of death was May 12, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Gary Douglas Fill Personal Representative 2311 North Van Buren Court Arlington, VA 22205

Kevin M. Collver Attorney for Personal Representative Florida Bar No. 0104450 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: kcollver@barneswalker.com Secondary Email: nmika@barneswalker.com December 16, 23, 2022 22-01836M

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 ALPINE SAUNA / STEAM BATH : Located at 6990 Country Lakes Cir : Manatee County in the City of Sarasota : Florida, 34243-3836 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Sarasota Florida, this December day of 14, 2022

NA December 16, 2022 22-01847M

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 STEINHATCHEE RIVER RENTALS : Located at 747 116th Ct NE : Manatee County in the City of Bradenton : Florida, 34212-9331 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton Florida, this December day of 14, 2022

AMI J SAMS REAL ESTATE SERVICES, LLC December 16, 2022 22-01846M

FIRST INSERTION

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

Case No.: 2022 CA 4841 AX Agency Case No.: 2022-022719 IN RE: FORFEITURE OF: ELEVEN THOUSAND FOUR HUNDRED FIFTY-SEVEN DOLLARS (\$11,457.00) IN U.S. CURRENCY AND TWO GOLD BRACELETS

TO ALL PERSONS OR ENTITIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED:

YOU ARE NOTIFIED that an action pursuant to the Florida Contraband Forfeiture Act has been filed by Petitioner, Manatee County Sheriff's Office, on the following property in Manatee County, Florida ELEVEN THOUSAND FOUR HUNDRED FIFTY-SEVEN DOLLARS (\$11,457.00) IN U.S. CURRENCY AND TWO GOLD BRACELETS, and you are required to serve a copy of your written defenses to it, if any, on the Attorney for Petitioner, Brian A. Iten, General Counsel, Manatee County Sheriff's Office, at the address of 600 Hwy. 301 Blvd. W., Ste. 202, Bradenton, FL 34205 within 20 days after publication of this Notice and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

Publication dates: December 16, 2022 and December 23, 2022.

If you cannot afford an attorney, contact Gulfoast Legal Services at (941) 746-6151 or www.gulfoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may 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.

DATED: 12/7/2022 ANGELINA COLONNOSO, CLERK OF THE CIRCUIT COURT MANATEE COUNTY, FLORIDA 1115 Manatee Avenue West Bradenton, FL 34205 (Seal) BY: Kris Gaffney Deputy Clerk

December 16, 23, 2022 22-01824M

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

CASE NO.: 2022-CC-4971

JEFFREY KWITT,
Plaintiff, v.
**DAVID MICHAEL STEVEN
SCHLEICH, and JANICE LANEZE
LEMKE,**
Defendant, and
**STATE OF FLORIDA
DEPARTMENT OF HIGHWAY
SAFETY AND MOTOR
VEHICLES,**
Defendant.

TO: JANICE LANEZE LEMKE
391 Colony Drive South
Ellenton, Florida 34222
JANICE LANEZE LEMKE
6209 99th St. E.

Bradenton, FL 34202

YOU ARE NOTIFIED that an action for ejectment and unlawful detainer related to the following described mobile home located in Manatee County, Florida:

1976 RAMA mobile home, with VIN numbers 20620441AJ and 20620441BJ

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on James C. Turff, Esq., Attorney for Plaintiff, Porges, Hamlin, Knowles & Hawk, P.A., 1205 Manatee Avenue West, Bradenton, FL 34205 (941) 748-3770, within thirty (30) days from first date of publication of this notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered

against you for the relief demanded in the complaint or petition.

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.

DATED this 2 day of DECEMBER 2022.

ANGELINA M. ("ANGEL")
COLONNESO,
Clerk of Court
(SEAL) By: Kris Gaffney
Deputy Clerk

James C. Turff, Esq.
Attorney for Plaintiff
Porges, Hamlin, Knowles & Hawk, P.A.
1205 Manatee Avenue West
Bradenton, FL 34205
(941) 748-3770
Dec. 16, 23, 30, 2022; Jan. 6, 2023
22-01825M

FIRST INSERTION

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

CIRCUIT CIVIL DIVISION
CASE NO.: 2022CA003368

BMO HARRIS BANK, N.A.
Plaintiff(s), vs.
**JOSEPH PETER MULDER;
ROBERT MULDER; RITA HILL;
SUSAN MCDOWELL;
BERNADETTE O'BRIEN; JOYCE
A. ANNOKKEE, IF LIVING,
BUT IF DECEASED, THE
UNKNOWN HEIRS, DEVISEES,
BENEFICIARIES, GRANTEES,
ASSIGNS, CREDITORS, LIENORS,
AND TRUSTEES OF JOYCE A.
ANNOKKEE, DECEASED, AND
ALL OTHER PERSONS CLAIMING
BY, THROUGH, UNDER,
AND AGAINST THE NAMED
DEFENDANTS;**
Defendant(s).

TO: JOYCE A. ANNOKKEE, IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF JOYCE A. ANNOKKEE, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS
LAST KNOWN ADDRESS: UNKNOWN
CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Manatee County, Florida, to foreclose certain real property described as follows:

UNIT 238, OF PALM LAKE ESTATES CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1000, PAGE 2417, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 11, PAGES 106 THROUGH 112, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1978 MOBILE

HOME WITH VEHICLE IDENTIFICATION NO.S: 13001883A and 13001883B.

Property address: 808 53rd Avenue East, Lot 238, Bradenton, FL 34203

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.

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

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

DATED this the 9 day of DECEMBER, 2022.

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

Plaintiff Atty:
Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
BMO Hanis Bank, N.A. vs. Joyce A.
Annokkee
TPD File No. 22-002159-1
December 16, 23, 2022 22-01822M

FIRST INSERTION

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

CIVIL DIVISION
Case #: 2022CA000869AX
DIVISION: B

**JPMorgan Chase Bank, National
Association**
Plaintiff, vs.-
**Unknown Heirs, Devisees, Grantees,
Assignees, Creditors, Lienors, and
Trustees of Frank Ralph Cerbone
a/k/a Frank R. Cerbone, Deceased,
and All Other Persons Claiming
by and Through, Under, Against
The Named Defendant(s); Crista
L. Lagace a/k/a Crista L. Cerbone;
Nicholas Paul Cerbone; Unknown
Spouse of Crista L. Lagace a/k/a
Crista L. Cerbone; Unknown Spouse
of Nicholas Paul Cerbone; The Third
Bayshore Condominium Association,
Inc; Unknown Person in Possession
of the Subject Property**
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2022CA000869AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein JPMorgan Chase Bank, National Association, Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Frank Ralph Cerbone a/k/a Frank R. Cerbone, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Angelina Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on January 19, 2023, the following described property as set forth in said Final Judgment, to-wit:
UNIT C-32, BUILDING C, THE THIRD BAYSHORE CONDOMINIUM, SECTION 18, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RE-

CORDS BOOK 474, PAGE 121, AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 2, PAGE 37, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLEService@logs.com

Pursuant to the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
LOGS LEGAL GROUP LLP
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700 Ext. 55139
Fax: (561) 998-6707
For Email Service Only:
FLEService@logs.com
For all other inquiries:
mtebbi@logs.com
By: /s/ Michael L. Tebbi
Michael L. Tebbi, Esq.
FL Bar # 70856
22-325631 FC01 CHE
December 16, 23, 2022 22-01819M

FIRST INSERTION

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

CIVIL DIVISION
CASE NO.: 2018 CC 5350

**WHITE SANDS OF LONGBOAT
CONDOMINIUM ASSOCIATION,
INC.**
Plaintiff, vs.
**NANCY SILLER, SUSAN
KUHLLING, SALLY ANN CAMPER,
DIANE F. CAMPER, DEBORAH
LYN CAMPER, SANDY CAROLYN
CAMPER, RICHARD RUSSELL,
MARGARET J. RUSSELL
A/KA MARGARET J. PICO, ALL
UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES, OR OTHERS
CLAIMING BY THROUGH OR
UNDER A. YVONNE RUSSELL,
A/K/A ATTIE YVONNE RUSSELL,
A/K/A YVONNE RUSSELL,
DECEASED, JOHN RAPILLO,
TERRI RAPILLO, RICHARD F.
HUGHES, JANET M. HUGHES,
AND JOHN D. HUGHES**
Defendants.

NOTICE of Sale is hereby given pursuant to the Final Judgment as to Count I entered in the above noted case that the following properties will be sold in Manatee County, Florida by the Manatee County Clerk of Court, described as:

Week No. 48, in Condominium Parcel No. 117, WHITE SANDS OF LONGBOAT KEY CONDOMINIUM, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 986, Page(s) 3300, and all subsequent amendments thereto, and as per plat thereof, recorded in Condo-

minium Book 10, Page 194, and amendments thereto, of the Public Records of Manatee County, Florida, together with an undivided interest in the common elements.

At public sale, to the highest and best bidder for cash, via the internet at www.manatee.realforeclose.com, at 11:00 a.m. on the 25th day of January, 2023. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by ACH, wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED

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

Dated: December 8, 2022
Respectfully submitted,
Hankin & Hankin
100 Wallace Avenue, Suite 100
Sarasota, FL 34237
By: Shannon G. Hankin, Esquire
Florida Bar No. 812471
Attorneys For Plaintiff
December 16, 23, 2022 22-01803M

FIRST INSERTION

NOTICE OF ACTION
SERVICE BY PUBLICATION
IN THE TWELFTH JUDICIAL
CIRCUIT COURT IN AND FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2022-CA-004967

**IN RE:
ERNA NOREIKIS LIVING TRUST
UTD 7/26/2002**

**ERNA NOREIKIS, individually,
and as TRUSTEE OF THE ERNA
NOREIKIS LIVING TRUST U/T/D
7/26/2002,
Plaintiffs, v.
ERNA NOREIKIS AS TRUSTEE
OF THE ERNA NOREIKIS
LIVING TRUST U/T/D 7/26/2002,
RIMANTAS J. NOREIKIS A/K/A
RAY NOREIKIS, BENAS A.
NOREIKIS, JURAS B. NOREIKIS,
and UNKNOWN BENEFICIARIES
OF THE ERNA NOREIKIS LIVING
TRUST UTD 7/26/2002,
Defendants.**

TO: UNKNOWN BENEFICIARIES OF THE ERNA NOREIKIS LIVING TRUST U/T/D 7/26/2002, and any unknown spouse, heirs, devisees, grantees, creditors, or other parties claiming by, through, under, or against any known or unknown person who is known to be dead or is not known to be either dead or alive.

YOU ARE HEREBY NOTIFIED that a Complaint containing two (2) total counts has been filed. The first count is to establish the beneficiaries of the Erna Noreikis Living Trust U/T/D 7/26/2002 (the "Trust") owning property commonly known as 7611 4th Avenue Dr NW, Bradenton 34209 (the "Property") and more particularly described as:

Lot 27, Block A, INDIAN SPRINGS SUBDIVISION as recorded Plat Book 22, Pages 15 and 16, Public Records of Manatee County, Florida.

A second count is brought to quiet title to the Property.
RIMANTAS J. NOREIKIS A/K/A RAY NOREIKIS, BENAS A. NOREIKIS, AND JURAS B. NOREIKIS are named as Co-Defendants.

All persons claiming to be an unknown beneficiary or claiming an interest in the Property are required to serve a copy of your answer and your written defenses, if any, to the Complaint, on John J. Waskom, Esq., the Plaintiff's attorney, whose address is 2033 Main

Street, Suite 600, Sarasota, FL 34237, on or before January 20, 2023.

You must also file your original answer and written defenses, if any, with the clerk of the court, for Manatee County, Florida, either before service on the Plaintiff's attorney or immediately thereafter; OTHERWISE, A DEFAULT WILL BE ENTERED AGAINST YOU for the relief demanded in Plaintiffs' Complaint.

The notice contained herein shall be published once a week for four (4) consecutive weeks in the Business Observer, 1970 Main St., Sarasota, FL 34236, Phone (941) 366-3468.

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

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

Dated: 12/9/2022
Angelina Colonneso
Manatee County
Clerk of The Circuit Court
(SEAL) By: Kris Gaffney
As Deputy Clerk

Respectfully submitted,
ICARD, MERRILL, CULLIS,
TIMM, FUREN & GINSBURG, P.A.
8470 Enterprise Circle, Suite 201
Lakewood Ranch, Florida 34202
Telephone: (941) 907-0006
Attorneys for Plaintiffs
By: /s/ John J. Waskom
John J. Waskom, Esq.
Florida Bar No.: 0962181
01645283-1
Dec. 16, 23, 30, 2022; Jan. 6, 2023
22-01818M

FIRST INSERTION

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

CIVIL DIVISION
CASE NO.:

**412022CA004408CAAXMA
MORTGAGE ASSETS
MANAGEMENT, LLC F/K/A
REVERSE MORTGAGE
SOLUTIONS, INC.**

**PLAINTIFF, vs.
UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES,
AND ALL OTHERS WHO MAY
CLAIM AN INTEREST IN THE
ESTATE OF HARRIET L. SOTO
A/K/A HARRIET L. KATZ A/K/A
HARRIET KATZ SOTO ET AL.,
DEFENDANTS.**

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF HARRIET L. SOTO A/K/A HARRIET L. KATZ A/K/A HARRIET KATZ SOTO
Last Known Address: 4954 CLUBVIEW COURT E, BRADENTON FL 34203

Current Residence: UNKNOWN
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 19, PERIDIA, UNIT TWO AS RECORDED IN PLAT BOOK 23, PAGES 98 AND 99 PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. ALONG WITH A PORTION OF LOT 20, PERIDIA, UNIT TWO AS FOLLOWS: FROM THE SOUTHEASTERLY CORNER OF LOT 20 AS A POINT OF BEGINNING; THENCE N71 DEGREES 58 MINUTES 44 SECONDS W ALONG THE SOUTHERLY LINE OF SAID LOT 20, 64.78 FEET; THENCE S76 DEGREES 23 MINUTES 11 SECONDS E LEAVING SAID LOT LINE 65.06 FEET TO A POINT ON THE RIGHT-OF-WAY LINE ON CLUBVIEW COURT EAST; THENCE SOUTHWESTERLY ALONG SAID LINE AND A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 140.00 FEET AND BEING CONCAVE EASTERLY, 5.00 FEET (CHORD BEARING S19 DEGREES 02 MINUTES 39 SECONDS W, 5.00 FEET) TO THE POINT OF BEGINNING LESS A PORTION OF THE AFOREMENTIONED LOT 19 AS A POINT OF BEGINNING; THENCE S71 DEGREES 58 MINUTES 44 SECONDS E

ALONG THE NORTHERLY LINE OF SAID LOT 19, 64.88 FEET; THENCE N76 DEGREES 23 MINUTES 11 SECONDS W LEAVING SAID LOT LINE, 65.06 FEET TO THE WESTERLY LINE OF SAID LOT 19; THENCE NORTHEASTERLY ALONG SAID WESTERLY LINE AND NON-TANGENT CURVE EQUAL TO THE RIGHT HAVING A RADIUS OF 263.46 FEET AND BEING CONCAVE EASTERLY, 5.00 FEET (CHORD BEARING N17 DEGREES 53 MINUTES 03 SECONDS E, 5.00 FEET) TO THE POINT OF BEGINNING. ALL TOGETHER CONTAINING 8556 SQUARE FEET

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 2200 W. Commercial Blvd, Suite 103, Ft. Lauderdale, FL 33309 at least thirty (30) days after the first publication of this Notice in the (Please publish in THE BUSINESS OBSERVER C/O FLA) 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

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

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

WITNESS my hand and the seal of this Court this 12/9/2022
ANGELINA "ANGEL" COLONNESO
As Clerk of the Circuit Court
(SEAL) By: Kris Gaffney
As Deputy Clerk
MILLER, GEORGE & SUGGS, PLLC
Attorney for Plaintiff
2200 W. Commercial Blvd, Suite 103
Ft. Lauderdale, FL 33309
22FL922-0013
December 16, 23, 2022 22-01823M

FIRST INSERTION

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

CIVIL DIVISION
Case #: 2020CA000015AX
DIVISION: B

**Nationstar Mortgage LLC d/b/a
Mr. Cooper**
Plaintiff, vs.-
**Paul James Fitzpatrick a/k/a
Paul J. Fitzpatrick a/k/a Paul
Fitzpatrick; Unknown Spouse of
Paul James Fitzpatrick a/k/a Paul J.
Fitzpatrick a/k/a Paul Fitzpatrick;
Renee Patnode; Unknown Parties
in Possession #1, if living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devisees, Grantees, or Other
Claimants; Unknown Parties in
Possession #2, if living, and all
Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devisees, Grantees, or Other
Claimants**
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2020CA000015AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein US Bank Trust National Association, Not In Its Individual Capacity But Solely As Owner Trustee For VRMTG Asset Trust, Plaintiff and Paul James Fitzpatrick a/k/a Paul J. Fitzpatrick a/k/a Paul Fitzpatrick are defendant(s), I, Clerk of Court, Angelina Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW.MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on January 17, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 3 AND THE SOUTH 35 FEET OF LOT 4, BLOCK D, TANGELO PARK SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 11, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLEService@logs.com

Pursuant to the Fair Debt Collections Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
LOGS LEGAL GROUP LLP
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, Florida 33431
Telephone: (561) 998-6700 Ext. 55139
Fax: (561) 998-6707
For Email Service Only:
FLEService@logs.com
For all other inquiries:
mtebbi@logs.com
By: /s/ Michael L. Tebbi
Michael L. Tebbi, Esq.
FL Bar # 70856
19-322224 FC01 FVV
December 16, 23, 2022 22-01820M

SUBSEQUENT INSERTIONS

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage - Bradenton - Lena located at 5246 Lena Rd., Bradenton FL 34211 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.storageauctions.com on 12/27/2022 at 1:00PM. Unless stated otherwise the description of the contents are household goods and furnishings. Miriam Lopez unit #1162; Bonnie Vanderschouw unit #3185; Vanessa Horton unit #3200; Patrick Laferriere unit #409. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
December 9, 16, 2022 22-01768M

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage - Bradenton - SR70 located at 8785 E State Rd 70, Bradenton, FL 34202 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.storageauctions.com on 12/27/2022 at 1:00PM. Unless stated otherwise the description of the contents are household goods and furnishings. Tim Bohan unit #2064; Scott Meyers unit #7242. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
December 9, 16, 2022 22-01767M

THIRD 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
22-01735M

Dec. 2, 9, 16, 23, 2022

THIRD 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 herein after 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, FLORIDA STATUTES, FAILURE TO FILE A WRITTEN RESPONSE TO THIS NOTICE WITH THE COURT OR TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MINOR CHILD.

Dated at Bradenton, Manatee County, Florida this 22 day of NOVEMBER, 2022.

Angelina Colonnese
Clerk of Circuit Court
(SEAL) Trista Winningham
By: Deputy Clerk
Dec. 2, 9, 16, 23, 2022 22-01740M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1981 FLEE HS FLFL2173A & FLFL2173B . Last Tenants: KAREN SUE MOLASH AND GRACE I BOETTNER and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE, LLC, 101 AMSTERDAM AVE, ELLENTON, FL 34222. 813-282-5925

December 9, 16, 2022

22-01784M

SECOND INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO: 2013-CA-002269
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR WASHINGTON MUTUAL MORTGAGE PASS-THROUGH CERTIFICATES WMALT 2007-0A5, Plaintiff v.

ROLAND M. GIBSON JR. AND SABBINA R. GIBSON, ET AL., Defendant(s).

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Mortgage Foreclosure dated November 25, 2014 and the Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale Set for November 9, 2022 dated October 13, 2022, in the above-styled cause, the Clerk of Circuit Court Angelina "Angel" Colonnese, shall sell the subject property at public sale on the 11th day of January 2023, at 11:00 am to the highest and best bidder for cash, at the www.manatee.realforeclose.com on the following described property:

LOT 23, LAKEWOOD RANCH COUNTRY CLUB VILLAGE, SUBPHASE G a/k/a WEST-

CHESTER, ACCORDING TO PLAT RECORDED IN PLAT BOOK 34, PAGES 17 THROUGH 22 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. Property Address: 6954 Westchester Circle, Bradenton, FL 34202.

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 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: November 30, 2022.

BITMAN, O'BRIEN & MORAT, PLLC /s/ Samantha Darrigo, Esquire Samantha Darrigo, Esquire Florida Bar No.: 0092331 sdarrigo@bitman-law.com cthrone@bitman-law.com 615 Crescent Executive Ct., Suite 212 Lake Mary, Florida 32746 Telephone: (407) 815-3110 Facsimile: (407) 815-3114 Attorneys for Plaintiff
December 9, 16, 2022 22-01776M

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1974 BAYW HS BF41270U & BF41270X . Last Tenants: MICHAEL D WILLIAMS AND MELISSA J WHITMAN and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE LLC, 101 AMSTERDAM AVENUE, ELLENTON, FL 34222. 813-282-5925. December 9, 16, 2022 22-01795M

SECOND INSERTION

NOTICE OF PUBLIC HEARING PURSUANT TO SECTION 177.101, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN pursuant to Section 177.101, Florida Statutes, and Section 312 of the Manatee County Land Development Code that an application for vacation of a plat either in whole or in part has been made by Stacy Finstad and Charis Grossman to the Board of County Commissioners of Manatee County, Florida (Board). Said vacation application is assigned application number VAC2207- 0001 and seeks to vacate a portion of a platted access easement located at 619 Palm Avenue, Ellenton, FL 34222 in the Noble Park a Resub of Part of Lots 3 & 4 Susan B. Leflingwell Plat.

On the 10th of January, 2023, at 9:00 a.m., or as soon thereafter in the Honorable Patricia M. Glass Chambers, on the first floor of the Manatee County Administrative Center, located at 1112 Manatee Avenue West, Bradenton, Florida 34205, the Board will consider, act upon, adopt or reject said application and the following corresponding resolution:

RESOLUTION R-23-001

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF MANATEE COUNTY, FLORIDA, VACATING A PORTION OF A PLAT SUBDIVIDING LAND PURSUANT TO SECTION 177.101, FLORIDA STATUTES, AND THE LAND DEVELOPMENT CODE, MANATEE COUNTY, FLORIDA.

The subject property of this vacation application is located at 619 Palm Avenue, Ellenton, FL 34222, and is 1,859 square feet (0.04 acres) more or less in size. The future land use map designation and zoning district of the property subject to the application is RSF-6 and RES-6, respectively. The application, staff report, related materials and proposed Resolution related to this vacation application may be inspected by the public during normal business hours at the County Administration Building, requested via email at planning.agenda@mymanatee.org, or on the County's website at www.mymanatee.org.

Persons may appear and be heard, written comments filed with the Director of the Property Management Department will be entered into the record and the hearing may be continued from time to time as necessary. For more information, call 941-748-4501 Extension 3603.

The Board does not discriminate upon the basis of any individual's disability status. This non-discrimination policy involves every aspect of the Board's functions including one's access to, participation in, employment with, or treatment in its programs or activities. Anyone requiring reasonable accommodation for this meeting as provided for in the Americans with Disabilities Act (ADA), or assistance with accessing any documents pertaining to this matter, should contact Carmine DeMilio at (941) 792- 8784 Ext. 8203 or carmine.demilio@mymanatee.org.

According to Section 286.0105, Florida Statutes, any person desiring to appeal any decision made by the Board with respect to any matter to be considered at a public hearing or meeting will need a record of the proceedings, and for such purposes, may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is to be based.
December 9, 16, 2022 22-01770M

FOURTH 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, Devises, 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, Devises, Grantees, Assignees, Lienors, Creditors, Trustees, and all other claimants claiming by, through, under 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 single-wide mobile home: 1967 Vand Mobile Home, VIN 4GV5712E2N3698

and on or before a date that is 30 DAYS after the first publication of this notice, to wit: _____, you are required to serve a copy of your written defenses, 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 demanded 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@lutzbobob.com
Nov. 25; Dec. 2, 9, 16, 2022
22-01730M

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

SECOND INSERTION

NOTICE OF ACTION FOR PUBLICATION FOR DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA.

CASE NO. 41-2022 DR 002706 AX IN RE: THE MARRIAGE OF: BRANDON FRANKLIN, Petitioner, And JANICKA FRANKLIN, Respondent.

TO: JANICKA FRANKLIN
YOU ARE NOTIFIED that an ac-

tion entitled Petition for Dissolution of Marriage has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Gary Israel, Esquire, Petitioner's attorney, whose address is 121 S. Orange Ave., Suite 1500, Orlando, FL 32801, on or before December 30, 2022, and file the original with the clerk of this court at Manatee County Courthouse, 1115 Manatee Avenue W., Bradenton, FL 34205, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

SECOND INSERTION

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

CIRCUIT CIVIL DIVISION
CASE NO.: 2018-CA-001880
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2007-0H3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-0H3 Plaintiff(s), vs. LAURI MAILLOUX A/K/A LAURI S. MAILLOUX; et al., Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Reschedule Foreclosure Sale entered on October 18, 2022 in the above-captioned action, the Clerk of Court, Angelina "Angel" Colonesso, will sell to the highest and best bidder for cash at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4th day of January,

2023 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 1, BLOCK F, SINGELTARY SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 70, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, LESS ROAD RIGHT OF WAY.

Property address: 1102 2nd Street West, Bradenton, FL 34205

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.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

AMERICANS WITH DISABILITIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO

SECOND INSERTION

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

CIRCUIT CIVIL DIVISION
CASE NO.: 2019CA000557AX
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-80CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-80CB Plaintiff(s), vs. KEITH W. MAY A/K/A KEITH MAY; et al., Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on November 22, 2022 in the above-captioned action, the Clerk of Court, Angelina "Angel" Colonesso, will sell to the highest and best bidder for cash at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 10th day of January, 2023 at 11:00 AM

on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 38, Block A, Millbrook at Greenfield Plantation, Phase III-B, according to the Plat thereof, as recorded in Plat Book 37, Page 100 through 104, of the Public Records of Manatee County, Florida.

Property address: 1296 Millbrook Circle, Bradenton, FL 34212

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.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

AMERICANS WITH DISABILITIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO

SECOND INSERTION

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. 412022CA004091CAAXMA
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANNA C. BROOKSHIRE, DECEASED, et al. Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANNA C. BROOKSHIRE, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

THE FOLLOWING DESCRIBED LAND LOCATED IN

THE COUNTY OF MANATEE, STATE OF FLORIDA, TO-WIT: CONDOMINIUM UNIT 1-N, BUILDING A-1, SABAL PALM GARDENS, A CONDOMINIUM, PHASE III, ACCORDING TO THE CORRECTIVE DECLARATION OF CONDOMINIUM FILED IN OR BOOK 916, PAGES 1922 THROUGH 1975 INCLUSIVE, AS AMENDED IN OR BOOK 948, PAGES 1719 THROUGH 1724 INCLUSIVE AND FURTHER AMENDED IN OR BOOK 1015, PAGES 1834 THROUGH 1839 INCLUSIVE, AND FURTHER AMENDED IN OR BOOK 1060, PAGES 3111 THROUGH 3134, AND AS RECORDED IN CONDOMINIUM PLAT BOOK 8, PAGES 67, 68 AND 69 AND IN CONDOMINIUM PLAT BOOK 12, PAGES 109, 110 AND 111, AND IN CONDOMINIUM PLAT BOOK 15, PAGES 6, 7 AND 8, PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED SHARE OF THE COMMON ELEMENTS APPURTENANT THERETO. SUBJECT TO TAXES FOR 2002 AND ALL SUBSEQUENT YEARS.

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.

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

DATED this 30 day of November, 2022.

Angelina Colonesso Manatee County Clerk of The Circuit Court
CLERK OF THE CIRCUIT COURT
By: (SEAL) Trista Winningham
Deputy Clerk
Dec. 9, 16, 23, 30, 2022 22-01778M

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.

Respectfully submitted,
/s/ Heather L. Griffiths
PADGETT LAW GROUP
HEATHER GRIFFITHS, ESQ.
Florida Bar # 91444
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
(850) 422-2520 (telephone)
(850) 422-2567 (facsimile)
attorney@padgettlawgroup.com
Attorney for Plaintiff
December 9, 16, 2022 22-01760M

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.

Respectfully submitted,
/s/ Heather L. Griffiths
PADGETT LAW GROUP
HEATHER GRIFFITHS, ESQ.
Florida Bar # 91444
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
(850) 422-2520 (telephone)
(850) 422-2567 (facsimile)
attorney@padgettlawgroup.com
Attorney for Plaintiff
December 9, 16, 2022 22-01777M

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

In and for Manatee County:

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

If you are a person with a disability who needs any 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 6 day of DECEMBER, 2022

Angelina Colonesso
Manatee County Clerk of
The Circuit Court
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
22-050435
December 9, 16, 2022 22-01792M

SECOND INSERTION

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

PROBATE DIVISION
FILE NO.: 412022CP003171CPAXMA
IN RE: ESTATE OF GARY ALLEN WIENSCH, Deceased.

The administration of the Estate of Gary Allen Wiensch, deceased, whose date of death was June 24, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Karen Wiensch
c/o: Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601

Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMuralt@bja-law.com
December 9, 16, 2022 22-01793M

SECOND INSERTION

NOTICE TO CREDITORS THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION
CASE NO.: 2022-CP-003657
IN RE: THE ESTATE OF JEFFREY MARVIN COOK A/K/A JEFFREY M. COOK A/K/A JEFFREY COOK, DECEASED.

The administration of the estate of JEFFREY MARVIN COOK A/K/A JEFFREY M. COOK A/K/A JEFFREY COOK, deceased, whose date of death was November 3, 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 has been served must file their claims with this court WITHIN THE LATER OF THREE (3) 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 decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:
SHARON SUE BURCH
11505 North Fordyce Road
Farwell, MI 48622

Attorney for Personal Representative:
JAMES D. JACKMAN, ESQUIRE
Florida Bar No. 521663
JAMES D. JACKMAN, P.A.
5008 Manatee Avenue West, Suite A
Bradenton, Florida 34209
Telephone: (941) 747-9191
Email: jackmanpleadings@gmail.com
December 9, 16, 2022 22-01799M

SECOND INSERTION

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

PROBATE DIVISION
Uniform Case Number 2022CP002480AX
IN RE: ESTATE OF Mildred A. Madigan Deceased.

The administration of the estate of Mildred A. Madigan, deceased, whose date of death was 12 - June - 2022 is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, 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 demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is 09 December 2022.

Personal Representative:
Stephen J. Madigan
8114 Timberlake Lane
Sarasota, Florida 34243

Attorney for Personal Representative:
S / Michael J. Quicker, Esq.
Florida Bar No. 398421
Address
10530 Boardwalk Loop, Unit 501
Lakewood Ranch, Florida 34202
Telephone: 941-926-2338
E-Mail: MJQuickerLaw@verizon.net
December 9, 16, 2022 22-01788M

SECOND INSERTION

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

PROBATE DIVISION
File No. 2022-CP-003782
IN RE: ESTATE OF LORETTA M. CHRISTENBERRY, a/k/a LORETTA MAE CHRISTENBERRY Deceased.

The administration of the estate of LORETTA M. CHRISTENBERRY, a/k/a LORETTA MAE CHRISTENBERRY, deceased, whose date of death was August 6, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, FL 34205. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

Personal Representatives:
/s/ Donna I. Sobel
DONNA I. SOBEL
4900 Manatee Avenue W.
Suite 206
Bradenton, Florida 34209
/s/ Cynthia Palmieri
CYNTHIA PALMIERI
3803 57th Street E.
Bradenton, FL 34208

Attorney for Personal Representatives:
/s/ Donna I. Sobel
DONNA I. SOBEL, ESQUIRE
Attorney
Florida Bar Number: 370096
4900 Manatee Avenue W.
Suite 206
Bradenton, FL 34209
Telephone: (941) 747-0001
Fax: (941) 746-2094
E-Mail: donna@sobelattorneys.com
Secondary E-Mail: scharles@sobelattorneys.com
December 9, 16, 2022 22-01762M

SECOND INSERTION

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

PROBATE DIVISION
File No. 2022CP000164AX
IN RE: ESTATE OF JOSE FRANKLIN LOPEZ LANUZA Deceased.

The administration of the estate of JOSE FRANKLIN LOPEZ LANUZA, deceased, whose date of death was September 16, 2021, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative
Maria Tomasa Alonzo
2555 PGA Blvd Lot 30
Palm Beach Garden, FL 33410

Attorney for Personal Representative
The Law Office of Alain Roman, PLLC
Alain E. Roman, Esq.
Fla. Bar No. 119796
8180 NW 36th Street, Suite 224
Doral, FL 33166
(305) 489-1415
December 9, 16, 2022 22-01789M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION
File No. 2022CP003565AX
IN RE: ESTATE OF TRAVIS J. WALKER (a/k/a TRAVIS JOHN WALKER), Deceased.

The administration of the Estate of TRAVIS J. WALKER (a/k/a TRAVIS JOHN WALKER), deceased, whose date of death was on or about February 12, 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 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is 12/9/22.

ROXANNE T. KURTZWEL
(a/k/a ROXANNE WALKER-KURTZWEL),
Ancillary Personal Representative
c/o Berlin Patten Ebling, PLLC
525-1st Avenue North
St. Petersburg, Florida 33701
RACHEL DRUDE-TOMORI, ESQ., LL.M.
Florida Bar No. 0061127
Berlin Patten Ebling, PLLC
525-1st Avenue North
St. Petersburg, Florida 33701
Telephone: (727) 822-2505
Fax: (941) 954-9992
Primary Email:
rdruce@berlinpatten.com
Secondary Email:
tkelley@berlinpatten.com
Secondary Email:
probate@berlinpatten.com
Attorneys for Roxanne T. Kurtzweil (a/k/a Roxanne Walker-Kurtzweil), Ancillary Personal Representative
December 9, 16, 2022 22-01780M

SAVE TIME
E-mail your Legal Notice

legal@businessobserverfl.com

Business Observer

LV4680

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022 CP 3687
Division Probate
IN RE: ESTATE OF
Josephine Kowalczyk
Deceased.

The administration of the estate of JOSEPHINE KOVALCZYK, deceased, whose date of death was September 30, 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 FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

Personal Representative:
WILLIAM KOVALCZYK, JR.
113 Crozet Drive
Charleston, SC 29412
Attorney for Personal Representative:
Marla Stewart Owczarek, Esq.
Florida Bar No. 1021687
Affordable Attorney
Gerling Law Group Chartered
6148 State Road 70 East,
Bradenton, FL 34203
Telephone: (941) 756-6600
Email:
attorney@gerlinglawgroup.com
December 9, 16, 2022 22-01761M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-002674
Division Probate
IN RE: ESTATE OF
GWENDOLYN RAE KIRCH
ALSO KNOWN AS GWENDOLYN
S. KIRCH
Deceased.

The administration of the estate of Gwendolyn Rae Kirch also known as Gwendolyn S. Kirch, deceased, whose date of death was June 14, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 12/9/2022.

Personal Representative:
Andrew D. Kirch
5707 Indianola Avenue
Indianapolis, Indiana 46220
Attorney for Personal Representative:
Brett H. Sifrit
Attorney
Florida Bar Number: 105564
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: bsifrit@farr.com
Secondary E-Mail:
akibler@farr.com and
probate@farr.com
December 9, 16, 2022 22-01794M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2022 CP 003430 AXMA
Division Probate
IN RE: ESTATE OF
DIANE R. RADZAVAGE
Deceased.

The administration of the estate of Diane R. Radzavage, deceased, whose date of death was August 27, 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 demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:
Megan Anne Bratlee
1805 32nd St W
Bradenton, FL 34205
Attorney for Personal Representative:
Kate Smith, Esq.
Florida Bar Number: 0196010
Smith Mroczkowski, PLLC
3400 S. Tamiami Trail, Suite 101
Sarasota, Florida 34239
Telephone: (941) 952-0550
Fax: (941) 952-0551
E-Mail: kate@smlawrsq.com
Secondary E-Mail:
dena@smlawrsq.com
December 9, 16, 2022 22-01800M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO. 2022-CP-002913
IN RE: ESTATE OF
CHRISTINE ANN BOVITT
A/K/A CHRISTINE A. BOVITT
A/K/A CHRISTINA A. BOVITT,
DECEASED.

The administration of the estate of CHRISTINE ANN BOVITT A/K/A CHRISTINE A. BOVITT A/K/A CHRISTINA A. BOVITT, deceased, whose date of death was July 25, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee 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 has been served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is December 9, 2022.
Signed on this 4 day of November, 2022.

Personal Representative:
EDWARD GURSKI
1405 70th Street Court East
Bradenton, FL 34208
Attorney for Personal Representative:
JAMES D. JACKMAN, ESQUIRE
Florida Bar No. 521663
JAMES D. JACKMAN, P.A.
5008 Manatee Avenue West, Suite A
Bradenton, Florida 34209
Telephone: (941) 747-9191
Email: jackmanpleadings@gmail.com
December 9, 16, 2022 22-01798M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 2022CP003277AX
Division: Probate
IN RE: ESTATE OF
JONATHAN J. PRATER
Deceased.

The administration of the estate of Jonathan J. Prater, deceased, whose date of death was March 29, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 9, 2022.

Personal Representative:
/s/ Mary Ann Prater
Mary Ann Prater
5547 Lansdowne Way
Palmetto FL 34221

Attorney for
Personal Representative:
/s/ Aliana M. Payret
Aliana M. Payret
Florida Bar No. 104377
Robinson, Pecaro & Mier, P.A.
201 N. Kentucky Avenue, #2
Lakeland, FL 33801
Email Address:
apayret@lawdrive.com
melinda@lawdrive.com
December 9, 16, 2022 22-01779M

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
MANATEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-3671
IN RE: ESTATE OF
PEGGY J. CASE
Deceased.

The administration of the estate of Peggy J. Case, deceased, whose date of death was September 15, 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 representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

Co-Personal Representative:
Kimberly Day
101 Hodge Drive
Clarksville, Indiana 47129
Co-Personal Representative:
Paul Newville
17340 West Carnegie Circle, #105-A
Fort Myers, Florida 33967
Attorney for Personal Representatives:
Alexander A. Stewart, Attorney
Florida Bar Number: 122110
Stewart & St. Paul Estate Law, PLLC
1201 6th Avenue West, Suite 100
Bradenton, Florida 34205
Telephone: (941) 217-7654
E-Mail: stewart@spsstatelaw.com
December 9, 16, 2022 22-01797M

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1978 FLEH HS 1394A & 1394B . Last Tenants: SCOTT DEAN GURNE SR., PATSY BLACK GURNE and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE, LLC, 101 AMSTERDAM AVE, ELLENTON, FL 34222. 813-282-5925
December 9, 16, 2022 22-01782M

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1975 RAMA HS 20620344A1 & 20620344B1 . Last Tenants: CHARLES WALTER BLAISDELL and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE LLC, 101 AMSTERDAM AVENUE, ELLENTON, FL 34222. 813-282-5925.
December 9, 16, 2022 22-01796M

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 12/30/2022 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109 1971 SUNH HS 47242134B2984A. Last Tenants: DORIS JULIETTE ALICE PERROTTI, AND LAWRENCE D NORTH and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE LLC, 101 AMSTERDAM AVENUE, ELLENTON, FL 34222. 813-282-5925.
December 9, 16, 2022 22-01783M

SECOND INSERTION

Notice of Self Storage Sale
Please take notice Midgard Self Storage - Lakewood Ranch located at 10810 Internet Pl., Bradenton, FL 34211 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.storageauctions.com on 12/27/2022 at 1:00PM. Unless stated otherwise the description of the contents are household goods and furnishings. Greg Sanders unit #1216; Monica Brown unit #4154. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
December 9, 16, 2022 22-01766M

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-3670
IN RE: ESTATE OF
MARY ANNE CLARK,
Deceased.

The administration of the estate of MARY ANNE CLARK, deceased, whose date of death was September 29, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Deborah Anne Norris
Personal Representative
1205 Hanging Rock Pkwy.
Dungannon, VA 24245
Jeffrey S. Goethe
Attorney for Personal Representative
Florida Bar No. 0861420
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: jgoethe@barneswalker.com
Secondary Email:
rbattle@barneswalker.com
December 9, 16, 2022 22-01790M

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on December 28, 2022 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1983 JAYC mobile home bearing the vehicle identification number 1UJB02R3DITG0084 and all personal items located inside the mobile home. Last Tenant: James Wayne Whited, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of James Wayne Whited. Sale to be held at: Trade Winds Mobile Home Court, 5917 14th Street West, Lot No. 301, Bradenton, Florida 34207.
December 9, 16, 2022 22-01765M

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on December 28, 2022 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1967 HILL mobile home bearing the vehicle identification number HF394A and all personal items located inside the mobile home. Last Tenant: Stuart Oliver Ayala, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Stuart Oliver Ayala. Sale to be held at: Trade Winds Mobile Home Court, 5917 14th Street West, Lot No. 301, Bradenton, Florida 34207.
December 9, 16, 2022 22-01763M

SECOND INSERTION

NOTICE OF PUBLIC SALE
To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on December 27, 2022, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:00 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storageauctions.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.
PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531 Time: 10:00 AM
Sale to be held at www.storageauctions.com.
A06CC - Eleindor, Wisder; A37 - Monay, Bianca; C04 - Welsh, Margaret; C06 - brady, dawn; C20 - Moreland, Zackary S.; C21 - Burch, Collin; E03CC - Bailey, Steve; E29 - DEVILBISS, CHRIS; F22 - Bell, Misty; G03 - Holloman, Nakeria; G30 - Brier, Michael; H00cc - Hanna, Elma; K22 - Lavergne, Kevin
PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473 Time: 10:15 AM
Sale to be held at www.storageauctions.com.
A007 - Dunbar, Shavonna; A071 - Rouzier, Da'lana; B026 - Gleason, Pamela; B047 - Schultz, Micah; C007 - Jr, Johnny Harris; C018 - Armstrong, Dawn; C097 - Milton, Mercedes; C100 - Dejean, Rebecca; C101 - Ables, Robert; C119 - Kovatch, Joseph; D004 - Lewis, Omari; D017 - Brown, Jada; D030 - Morico, Daniel; D051 - BREWER, DESIREE; E043 - Vega, Christally; E050 - Behn, Lela; E058 - Young, Darlena; F033 - Smith, Ronnie; F042 - Gutierrez, Richie; G007 - Rafferty, Danielle; G052 - FOWLER, BRADLEY; H002 - Garren, Steven; H022 - crumpton, ruth; K002 - hinton, james; K014 - mayo, Sofia
PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078 Time: 10:30 AM
Sale to be held at www.storageauctions.com.
0445 - Gamber, Doddie; 0520 - Hampton-Day, Cynthia; 0527 - Williams, Samantha; 0531 - wiggins, Marybeth; 0611 - Dorsey, Vonshakkia; 0616 - Hardenbergh, David; 0620 - Hardenbergh, David; 0660 - Lawson, James; 0662 - Ramos, Joseph; 0666 - Axelrod, Brian; 0807 - clifton, tiki; 0829 - Ford, Lakisha; 0838 - Alexander, Terrika; 0844 - Keehner, Steven; 0849 - Yacin, Charlene; 0850 - Willis, Doug; 2058 - Williams, Lloyd; 2080 - Wetzler, crystal; 2104 - Jones, Violet; 2124 - Lowe, Brentress
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.
December 9, 16, 2022 22-01769M

SECOND INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF
THE TWELFTH JUDICIAL
CIRCUIT IN AND FOR MANATEE
COUNTY, FLORIDA GENERAL
JURISDICTION DIVISION
CASE NO. 2021CA002742AX
BAYSHORE GARDENS
CONDOMINIUM APARTMENTS
ASSOCIATION, INC., A
FLORIDA NOT FOR PROFIT
CORPORATION,
PLAINTIFF, V.
UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES, AND
ALL OTHERS WHO MAY CLAIM
AN INTEREST IN THE ESTATE OF
CHARLES BARETZ, ET AL.,
DEFENDANTS.
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 10, 2022, and entered in Case No. 2021CA002742AX of the CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT in and for Manatee County, Florida, wherein BAYSHORE GARDENS CONDOMINIUM APARTMENTS ASSOCIATION, INC. is Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CHARLES BARETZ; DERRICK HARRISON WILSON; DEYDA L. BARETZ A/K/A DEYNA LYNN GOMEZ; UNKNOWN TENANT NO. 1 IN POSSESSION OF SUBJECT PROPERTY AND UNKNOWN TENANT NO. 2 IN POSSESSION OF SUBJECT PROPERTY are Defendants, Angelina "Angel" Colonnese, Manatee County Clerk of Court, will sell to the highest and best bidder for cash: [] www.manatee.realforeclose.com, the Clerk's website for online auctions, at 11:00 AM, on the 18th day of January, 2023 the following described property as set forth in said Final Judgment, to wit:
APARTMENT 2, BUILDING "T", BAYSHORE GARDENS CONDOMINIUM APARTMENTS, SECTION 7, AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 1, PAGE 23, AND DECLARATION OF CONDOMINIUM
RECORDED IN OFFICIAL RECORDS BOOK 319, PAGE 479, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, TOGETHER WITH ALL RIGHTS THEREUNTO APPERTAINING.
A/K/A: 5913 Easy Street, Unit 12, Bradenton 34207
A 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 SIXTY (60) DAYS AFTER THE SALE.
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.
I HEREBY CERTIFY a copy of the foregoing was served by first class United States mail or e-mail to Donald W. Scarlett, Esq., Appointed Guardian Ad Litem for Defendants, Unknown Heirs, Beneficiaries, Devisees, Assignees, Lienors, Creditors, Trustees, and All Others Who May Claim An Interest In The Estate of Charles Baretz, Donald W. Scarlett, P.A., 1003 East Concord Street, Orlando, FL 32803, donscarlett2@aol.com; Unknown spouse of Charles Baretz, 5913 Easy Street, Unit 12, Bradenton, FL 34207-4654; Derrick Harrison Wilson, 1220 Virginian Drive, Orlando, FL 32807; Deyda L. Baretz a/k/a Deyna Lynn Gomez, 2011 Plainfield Drive, Orlando, FL 32812, on this 1st day of December, 2022.
BECKER & POLIAKOFF, P.A.
Attorneys for Plaintiff
Tower Place
1511 N. Westshore Blvd., Suite 1000
Tampa, FL 33607
Primary:
cfofservicemail@beckerlawyers.com
BY: /s/ Carolyn C Meadows
Carolyn C. Meadows
Florida Bar #92888
22711313v.1 B00744/405786
December 9, 16, 2022 22-01759M

CHARLOTTE 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 LL-T NAILS & SPA : Located at 2411 S McCall Rd Ste 7 : Charlotte County in the City of Englewood : Florida, 34224-5123 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Englewood Florida, this December day of 14, 2022
LAM SIDNEY

December 16, 2022 22-01300T

FIRST INSERTION

Notice of Public Sale

Pursuant F.S. 328.17, United American Lien & Recovery as agent w/ power of attorney will sell the following vessel(s) to the highest bidder. Inspect 1 week prior @ marina; cash or cashier check; all auctions are held w/ reserve; any persons interested ph 954-563-1999

Sale Date December 30, 2022 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309

V12949 2003 MVI FL2248MH Hull ID#: MVIPC376E303 outboard pleasure gas fiberglass 21ft R/O Thomas Allen Williams Lienor: Royal Palm Marina 779 W Wentworth St Englewood

Licensed Auctioneers FLAB422 FLAU765 & 1911
December 16, 23, 2022

22-01281T

FIRST INSERTION

REQUEST FOR QUALIFICATIONS FOR DESIGN-BUILD SERVICES FOR THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

RFQ for Design-Build Services

The Babcock Ranch Community Independent Special District (the "District"), located in Lee County and Charlotte County, Florida, announces that design-build ("Design-Build") services will be required on a continuing basis for the District's Curry Creek Linear Park (the "Project") in accordance with Section 287.055, Florida Statutes. The firm selected will act in the general capacity of the Design-Builder and will provide the District such services, as required, including design, administration and construction services for the Project.

Any firm or individual ("Applicant") desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement ("Qualification Statement") of its qualifications and past experience on U.S. General Service Administration's "Architect-Engineer Qualifications, Standard Form No. 330," with pertinent supporting data and all other items requested in the District's Design/Build Request for Qualifications for the Project which may be requested from the District's Design Criteria Professional, Adam Ahmad, P.E., AICP, GC, Capital Consulting Solutions, DBE/MBE/SBE, 9010 Strada Stell Ct., Ste 108, Naples, Florida 34109, or via email: adam.ahmad@capitalengr.com. Among other things, Applicants must submit information relating to: a) the ability of the Applicant's professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant's willingness to meet time and budget requirements; d) the Applicant's past experience and performance, including but not limited to past experience providing professional services for any special districts and past experience with Charlotte County or Lee County; e) the geographic location of the Applicant's headquarters and offices; f) the current and projected workloads of the Applicant; g) the volume of work previously awarded to the Applicant by the District; and h) Applicant's past performance.

Any and all questions relative to this project shall be directed in writing only to the District's Design Criteria Professional, via email only at Anthony.arfuso@capitalengr.com & Adam.ahmad@capitalengr.com. Questions must be submitted by January 6, 2023, at 4:00 p.m.

The District will review all Applicants and will comply with Florida law, including the Consultant's Competitive Negotiations Act, Chapter 287, Florida Statutes ("CCNA"). All Applicants interested must submit six (6) bound copies and one (1) electronic copy on a flash drive of Standard Form No. 330 and the Qualification Statement in accordance with District's Design/Build Request for Qualifications for the Project by 10:00 a.m. on January 19, 2023 to the attention of John Broderick, District Construction Project Manager, 42850 Crescent Loop, Suite 200, Babcock Ranch, FL 33982.

At a future public meeting, the Board shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, and the most qualified Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the most qualified Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.

The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

Any protest regarding the terms of this Notice, or the evaluation criteria or the District's Design/Build Request for Qualifications for the Project on file with the District Manager, must be filed in accordance with Rule 3.11, District Rules of Procedure, in writing, within seventy-two (72) hours (excluding weekends) after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. 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 or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Ten Thousand Dollars (\$10,000.00).

NOTICE OF PUBLIC MEETING FOR EVALUATION COMMITTEE

A public meeting of the District's evaluation committee will be held on January 26, 2023, at 9:00 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 16, 2022 22-01306T

FIRST INSERTION

REQUEST FOR PROPOSALS ("RFP") DISASTER DEBRIS MONITORING AND REIMBURSEMENT SERVICES FOR BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

Request for Proposals

Notice is hereby given that Babcock Ranch Community Independent Special District (the "ISD" or "District") requests proposals from all qualified firms interested in providing disaster debris monitoring and reimbursement services ("RFP"). This is a supplemental notice of the original notice of RFP published on November 18, 2022, to notify prospective proposers of the extension of deadlines to submit questions regarding the RFP and submit proposals.

The revised Proposal Manual ("Project Manual") will be available for public inspection and may be obtained beginning on Friday, December 16, 2022, at 9:00 a.m., (EST) by emailing gillyardd@whhassociates.com.

Firms desiring to submit proposals shall submit one (1) original proposal, five (5) physical copies of their proposal and one (1) USB drive which shall contain an electronic copy of their proposal no later than Tuesday, January 17, 2023, at 9:00 a.m., (EST) (the "Extended Submission Deadline") at 2300 Glades Road Suite 410W, Boca Raton, FL 33431 attention: Cindy Cerbone. All submitted proposals will be opened commencing at 9:30 a.m. on Tuesday, January 17, 2023, at 2300 Glades Road Suite 410W, Boca Raton, FL 33431.

Proposals shall be submitted in a sealed package, shall bear the name of the firm on the outside of the package and shall clearly identify the proposal as "[Insert Firm's Name] - Babcock Ranch Community Independent Special District - Disaster Debris Monitoring and Reimbursement Services Proposal". Proposals may be either mailed, delivered through expedited service providers, or hand-delivered. No facsimile, telephonic, electronic, or telegraphic submittals will be accepted. Proposals submitted after the Extended Submission Deadline and therefore are not reviewed and considered by the District may be recovered by the firm within ten (10) calendar days of the Extended Submission Deadline. Proposals received after the Extended Submission Deadline that are not reviewed or recovered, may be destroyed by the District.

The District reserves the right to reject any and all proposals or any proposal not conforming to the intent and purpose of the Project Manual, or waive minor or technical irregularities in any proposal pursuant to its Rules of Procedure, as amended.

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, as amended. 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.

Any and all questions relative to this RFP shall be directed in writing only to Andrew Kantarzi at kantarzia@whhassociates.com. No response will be provided to any question submitted after 9:00 a.m., Thursday, January 12, 2023.

District Manager
December 16, 2022 22-01293T

FIRST INSERTION

REQUEST FOR PROPOSALS ("RFP") DISASTER DEBRIS REMOVAL AND DISPOSAL SERVICES FOR BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

Request for Proposals

Notice is hereby given that Babcock Ranch Community Independent Special District (the "ISD") requests proposals from all qualified firms interested in providing disaster debris removal and disposal services ("RFP"). This is a supplemental notice of the original notice of RFP published on November 18, 2022, to notify prospective proposers of the extension of deadlines to submit questions regarding the RFP and submit proposals.

The revised Proposal Manual ("Manual") will be available for public inspection and may be obtained beginning on Friday, December 16, 2022, at 9:00 a.m., (EST) by emailing gillyardd@whhassociates.com.

Firms desiring to submit proposals must submit one (1) original, five (5) hard copies and one (1) USB drive which shall contain an electronic copy of their proposal no later than Tuesday, January 17, 2023, at 9:00 a.m., (EST) ("Extended Submission Deadline") at 2300 Glades Road Suite 410W, Boca Raton, FL 33431, Attention: Cindy Cerbone. All submitted proposals will be opened commencing at 9:30 a.m., (EST) on Tuesday, January 17, 2023, at 2300 Glades Road Suite 410W, Boca Raton, FL 33431.

Proposals shall be submitted in a sealed package, shall bear the name of the proposer on the outside of the package and shall clearly identify the proposal as "[Insert Firm's Name] - Babcock Ranch Community Independent Special District - Disaster Debris Removal and Disposal Services Proposal". Proposals may be either mailed, delivered through expedited service providers, or hand-delivered. No facsimile, telephonic, electronic, or telegraphic submittals will be accepted. Proposals submitted after the Extended Submission Deadline and therefore are not reviewed and considered by the District may be recovered by the firm within ten (10) calendar days of the Extended Submission Deadline. Proposals received after the Extended Submission Deadline that are not reviewed or recovered, may be destroyed by the District.

The District reserves the right to reject any and all proposals or any proposal not conforming to the intent and purpose of the Project Manual, or waive minor or technical irregularities in any proposal pursuant to its Rules of Procedure, as amended.

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, as amended. 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.

Any and all questions relative to this RFP shall be only directed in writing to Andrew Kantarzi at kantarzia@whhassociates.com. Questions must be submitted on or before 9:00 a.m. (EST), Thursday, January 12, 2023. No response will be provided to any questions submitted after such date and time.

District Manager
December 16, 2022 22-01292T

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 ROBERTO'S LANDSCAPING : Located at 20343 Rutherford Ave : Charlotte County in the City of Port Charlotte : Florida, 33952-2354 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 December day of 14, 2022
HERNANDEZ ROBERTO

December 16, 2022 22-01301T

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH
JUDICIAL CIRCUIT IN AND FOR
CHARLOTTE COUNTY, FLORIDA
CASE NO. 22000763CA

LIMA ONE CAPITAL, LLC
Plaintiff, v.
N&J DREAMS, LLC, A FLORIDA
LIMITED LIABILITY COMPANY;
UNKNOWN TENANT 1;
UNKNOWN TENANT 2;
TAMPA PRIDE-MARK FUND, INC.
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on November 22, 2022, in this cause, in the Circuit Court of Charlotte County, Florida, the clerk shall sell the property situated in Charlotte County, Florida, described as:

LOT 96, BLOCK 1700, PORT CHARLOTTE SUBDIVISION SECTION FIFTY-FOUR, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE(S) 68-A THROUGH 68-E, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. a/k/a 5186 FORBES TERRACE, PORT CHARLOTTE, FL 33981 at public sale, to the highest and best bidder, for cash, online at www.charlotte.realforeclose.com, on January 23, 2023 beginning at 11:00 AM.

charlotte.realforeclose.com, on January 23, 2023 beginning at 11:00 AM.

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

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

Dated this 12/14/2022.

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

eXL Legal, PLLC
12425 28TH ST NORTH, STE. 200
ST. PETERSBURG, FL 33716-1826
EFLING@EXLLEGAL.COM
1000007837
December 16, 23, 2022 22-01304T

FIRST INSERTION

AMENDED NOTICE OF ACTION
IN THE CIRCUIT COURT
OF THE 20TH JUDICIAL
CIRCUIT, IN AND FOR
CHARLOTTE COUNTY,
FLORIDA
CASE NO. 22001251CA

BIRSCEO LLC,
Plaintiff(s), vs.
DONALD M. MELOY; BEULAH
C. MELOY; LOT VESTORS, LLC;
AKHTAR AVAZ; LYDIA DELGADO;
YOLANDA GOODING; DIANA
S. TASHMAN; IRMA SAENZ;
WALTER G. ADAM; ELLI E.
ADAM; CARMEN DUESBURY;
ETHEL B. EICHHORN;
MARGARET E. LENTZ; WILLIAM
WAYNE EICHHORN; BARBARA
E. LOTHAMER; EDWARD
D. LOTHAMER, JR; CORA
MAE EICHHORN; WILLIAM
F. EICHHORN; RALPH W.
EICHHORN and MELVIN LEE
EICHHORN; if living, and if dead,
her/his/their unknown estates,
spouses, widows, heirs, devisees,
beneficiaries, grantors, creditors,
grantees, and all parties having
or claiming by, through, under or
against any and all persons claiming
any right, title, interest, claim, lien,
estate or demand against the named
Defendants in regard to the subject
property,
Defendants.

TO: DONALD M. MELOY, last known address 24159 Nacre Street NW, St. Francis, MN, 55070; BEULAH C. MELOY, last known address 24159 Nacre Street NW, St. Francis, MN, 55070; AKHTAR AVAZ, last known address 156 Bumbury Street, Adderley Green Stokeon, Trent, UK; WALTER G. ADAM, last known address 811 Brook Street, West Babylon, NY 11704-6803; ELLI E. ADAM, last known address 805 Brook Street, West Babylon, NY 11704-6803; CARMEN DUESBURY, last known address 30261 Brookfield Rd, Hayward, CA 94544; ETHEL B. EICHHORN, last address unknown; MARGARET E. LENTZ, last address unknown; WILLIAM WAYNE EICHHORN, last address unknown; BARBARA E. LOTHAMER, last address unknown; EDWARD D. LOTHAMER, JR., last known address 10534 RIGGS DR, OVERLAND PARK, KS 66212-1888; CORA MAE EICHHORN, last known address 3756 CORAL TREE CIR, COCONUT CREEK, FL 33073-4424; WILLIAM F. EICHHORN, last known address 27 STEDMAN AVE, LEHIGHTON, PA 18235-2610; and MELVIN LEE EICHHORN, last known address 17380 SANTA ROSA DR, DETROIT, MI 48221-2608, and his/her/their unknown spouses, widows, widowers, heirs, estates, devisees, beneficiaries, grantors, creditors, grantees, and all parties having or claiming by, through, under or against any and all persons claiming and right,

title, interest, claim, lien, estate or demand against the named defendants in regard to the subject property.

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

Lot 19, Block 1994, PORT CHARLOTTE SUBDIVISION, SECTION 60, according to the plat thereof, recorded in Plat Book 5, Pages 74A thru 74K, of the Public Records of Charlotte County, Florida,
Lots 18, 18, 20, 21, and 26 of Block H, of COUNTRY CLUB MANOR according to the Plat thereof as recorded in Plat Book 1, at page 106, of the Public Records of Charlotte County, Florida,
Lot 15, Block H, PEACE RIVER SHORES, UNIT 8, according to the Plat thereof, as recorded in Plat Book 7, at page 39A thru 39B, of the Public Records of Charlotte County, Florida,
Lot 6, Block 2117, of Port Charlotte Section 92, according to the Plat thereof, as recorded in Plat Book 7, Pages 70A thru 70D, of the public Records of Charlotte County, Florida,
Lot 29, Block 3198, of Port Charlotte Section 51, according to the Plat thereof, as recorded in Plat Book 5, Pages 65A thru 65H, of the Public Records of Charlotte County, Florida, and
Lot 10, Block 1314, of Port Charlotte Section 13, according to the Plat thereof, as recorded in Plat Book 5, at pages 2A thru 2G, of the Public Records of Charlotte County, Florida.

You are required to serve a copy of your written response, if any, to the action on Ilian Rashtanov, Plaintiff's attorney, whose address is One E. Broward Blvd., Ste. 700, Ft. Lauderdale, Florida 33301, ir@rashtanov-law.com, on or before January 16, 2023, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED this December 9, 2022.

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

Ilian Rashtanov,
Plaintiff's attorney,
One E. Broward Blvd., Ste. 700,
Ft. Lauderdale, Florida 33301,
ir@rashtanov-law.com
Dec. 16, 23, 30, 2022; Jan. 6, 2023
22-01288T

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Business
Observer

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT FOR CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2022-CP-1203
IN RE: ESTATE OF DENNIS ERWOOD WARD Deceased.

The Administration of the Estate of Dennis E. Ward, deceased, whose date of death was August 6, 2022, Case No. 22-CP-1203, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the Personal Representative and that Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this Notice has been served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of first publication of this Notice is 12/16/22.

Jeffrey Perlow

Personal Representative

/s/ Jeffrey S. Perlow
 Jeffrey Perlow, Esq.
 Attorney for the Estate
 Fla. Bar # 354759
 5425 Park Central Court
 Naples, Florida 34109
 Phone: (239) 593-1444
 Fax: 239-593-1169
 December 16, 23, 2022 22-01285T

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-001422-CP
Division: PROBATE
IN RE: ESTATE OF CORINE JOAN DITOTA, Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of Corine Joan Ditota, deceased, File Number 22-001422-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was March 27, 2022; that the total value of the estate is \$100.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Jeffrey Ditota	8105 Santa Cruz Drive Port Charlotte, FL 33981
Scott Ditota	641 105th Avenue North Naples, FL 34108
Amy Ditota	641 105th Avenue North Naples, FL 34108
Kathy Brown	641 105th Avenue North Naples, FL 34108

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is December 16, 2022.

Person Giving Notice:

Jeffrey Ditota

8105 Santa Cruz Drive
 Port Charlotte, FL 33981
 Attorney for Person Giving Notice
 Chylene R. Young
 Florida Bar Number: 0515299
 Wotitzky, Wotitzky, Ross & Young, P.A.
 1107 W. Marion Avenue, #111
 Punta Gorda, FL 33950
 Telephone: (941) 639-2171
 Fax: (941) 639-8617
 E-Mail: cyoung@wotitzkylaw.com
 Secondary E-Mail:
 jackie@wotitzkylaw.com
 December 16, 23, 2022 22-01284T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22001381CP
Division Probate
IN RE: ESTATE OF DEIRDRE M. O'NEIL, Deceased.

The administration of the estate of Deirdre M. O'Neil, deceased, whose date of death was February 16, 2021, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:

Ford E. O'Neil

P.O. Box 329
 Prides Crossing, MA 01965
 Attorney for Personal Representative:
 Mary Vlasak Snell, Attorney
 Florida Bar Number: 516988
 PAVESE LAW FIRM
 P.O. Box 1507
 Fort Myers, FL 33902-1507
 Telephone: (239) 334-2195
 Fax: (239) 332-2243
 E-Mail: mvs@paveselaw.com
 Secondary E-Mail: lja@paveselaw.com
 December 16, 23, 2022 22-01302T

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-1297-CP
Division PROBATE
IN RE: ESTATE OF ANDREW TODD GAMMILL A/K/A ANDREW T. GAMMILL Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of Andrew Todd Gammill a/k/a Andrew T. Gammill, deceased, File Number 22-1297-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33948; that the decedent's date of death was March 23, 2022; that the total value of the estate is \$15,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Andrew T. Gammill Revocable Trust dated December 17, 2020	Andrew Todd Gammill, Successor Trustee, 1549 Locust Creek Road Sylva, NC 28779

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is December 16, 2022.

Person Giving Notice:

Andrew Gammill

(Nov 7, 2022 11:03 EST)

Andrew Todd Gammill

1549 Locust Creek Road
 Sylva, NC 28779
 Schwarz & Harris, P.A.
 Attorney for Person Giving Notice
 Ellie K. Harris
 Florida Bar Number: 0021671
 Elise V. Bouchard
 Florida Bar Number: 0109033
 17841 Murdock Circle
 Port Charlotte, Florida 33948
 Telephone: (941) 625-4158
 Fax: (941) 625-5460
 E-Mail: elise@schwarzlaw.net
 Secondary E-Mail:
 e-service@schwarzlaw.net
 December 16, 23, 2022 22-01289T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-001344-CP
IN RE: ESTATE OF JOHN IRVIN GREGORY JR. Deceased.

The administration of the estate of JOHN IRVIN GREGORY JR., deceased, whose date of death was August 31, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 18500 Murdock Circle, Port Charlotte, Florida 33948. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:

JOHN GREGORY III

19190 Cochran Blvd., #381121
 Port Charlotte, FL 33948
 Attorney for Personal Representative:
 THOMAS R. WALSER, ESQ.
 E-mail Addresses:
 trwalser@floridaprobatefirm.com
 Florida Bar No. 116596
 Florida Probate Law Firm, PLLC
 4800 N. Federal Highway, Suite 106D
 Boca Raton, Florida 33431
 Telephone: (561) 210-5500
 December 16, 23, 2022 22-01296T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-001350
Division Probate
IN RE: ESTATE OF ROBIN DALZELL, Deceased.

The administration of the estate of ROBIN DALZELL, 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 18500 Murdock Circle, Port Charlotte, Florida 33948. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

Personal Representative:

SARA DALZELL KOLSKY

A/K/A SARA KOLSKY

c/o Alison K. Douglas, Esq.

Cummings & Lockwood, LLC

P.O. Box 413032
 Naples, Florida 34101-3032
 Attorney for Personal Representative:
 ALISON K. DOUGLAS, ESQ.
 Attorney for Personal Representative
 Florida Bar No. 0899003
 CUMMINGS & LOCKWOOD LLC
 P.O. Box 413032
 Naples, Florida 34101-3032
 Telephone: (239) 262-8311
 Primary Email: adouglas@cl-law.com
 Secondary Email:
 jpklemba@cl-law.com;
 mmoxam@cl-law.com
 December 16, 23, 2022 22-01291T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-1368-CP
Division Probate
IN RE: ESTATE OF ROGER A. THOMAS Deceased.

The administration of the estate of Roger A. Thomas, deceased, whose date of death was November 4, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:

Lori Wellbaum Emery

686 N. Indiana Avenue
 Englewood, FL 34223
 Attorney for Personal Representative:
 Lori Wellbaum Emery, Attorney
 Florida Bar No. 071110
 686 N. Indiana Avenue
 ENGLEWOOD, FL 34223
 Telephone: (941) 474-3241
 Fax: (941) 475-2927
 E-Mail:
 lemery@wellbaumandemery.com
 December 16, 23, 2022 22-01297T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022 CP 001352
Division: Probate
IN RE: ESTATE OF JEFFREY L. BLID, Deceased.

The administration of the estate of Jeffrey L. Blid, deceased, whose date of death was October 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 demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:

Gina Ramaglia

150 Old Englewood Rd., #98
 Englewood, Florida 34223
 Attorney for Personal Representative:
 Ledbetter Law Group
 Attorney for Personal Representative
 Steven W. Ledbetter, Esq.
 Florida Bar No. 41345
 Email: steve@LedbetterLawFL.com
 Callie Cowan, Esq.
 Florida Bar No. 57893
 Email: callie@LedbetterLawFL.com
 229 Pensacola Road
 Venice, Florida 34285
 Tel.: (941) 256-3965
 Fax: (941) 866-7514
 2nd Email:
 probate@LedbetterLawFL.com
 December 16, 23, 2022 22-01282T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No.: 2022-CP-001348
Division: Probate
IN RE: ESTATE OF WILLIAM H. ORTH, Deceased.

The administration of the estate of William H. Orth, deceased, whose date of death was November 8, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:

Kristen L. Vandenhanel

108 Bernice Drive
 Dingmans Ferry, PA 18328
 Attorney for Personal Representative:
 Noah A. Fischer, Attorney
 Florida Bar No.: 125676
 Farr Farr Emerich Hackett Carr & Holmes, PA
 99 Nesbit Street
 Punta Gorda, FL 33950
 Telephone: (941)639-1158
 Fax (941)639-0028
 E-Mail: nfischer@farr.com
 Secondary E-Mail:
 msleeper@farr.com and
 probate@farr.com
 December 16, 23, 2022 22-01303T

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22001225CP
Division Probate
IN RE: ESTATE OF JOHN DENARDO, Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of JOHN DENARDO, deceased, File Number 22001225CP by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950; that the decedent's date of death was June 27, 2022; that the total value of the estate is \$12,400.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name:	Address:
LINDA LIBRANDI	19 Wenmore Ln. Port Jefferson Station, NY 11776

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702.

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

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

The date of first publication of this Notice is December 16, 2022.

Person Giving Notice:

LINDA LIBRANDI

19 Wenmore Ln.
 Port Jefferson Station, NY 11776
 Attorney for Person Giving Notice:
 Ariana R. Fileman, Esq.
 Florida Bar No. 0990612
 Fileman Law Firm, P.A.
 201 W. Marion Ave., Suite 1208
 Punta Gorda, FL 33950
 Tel. (941) 833-5560
 December 16, 23, 2022 22-01290T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No.: 2022-CP-001332
Division: Probate
IN RE: ESTATE OF BETTY JEAN MILLER a/k/a BETTY J. MILLER Deceased.

The administration of the estate of Betty Jean Miller a/k/a Betty J. Miller, deceased, whose date of death was September 22, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:

Edward B. Miller III

1433 SW 11th Terrace
 Miami, FL 33155
 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 16, 23, 2022 22-01298T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-1323-CP
Division Probate
IN RE: ESTATE OF Janet Tang Woon Joo a/k/a Mrs. Janet Liok Woon Joo a/k/a Janet W.J. Tang Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

The administration of the estate of Janet Tang Woon Joo, a/k/a Mrs. Janet Liok Woon Joo, a/k/a Janet W.J. Tang, deceased, whose date of death was September 26, 2015 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.

FIRST INSERTION

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

PROBATE DIVISION
File No. 22-1391 CP
Division Probate
IN RE: ESTATE OF
LINDA MAE VOLZ,
Deceased.

The administration of the estate of LINDA MAE VOLZ, deceased, whose date of death was June 21, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Street, Punta Gorda,

FL33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

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

NOTWITHSTANDING THE TIME 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 16, 2022.

Personal Representative:
Tammy Oleson

21441 Dollard Avenue
Port Charlotte, FL 33954
Attorney for Personal Representative:
Pamela D. Keller, Esquire
Attorney for Personal Representative
Florida Bar Number: 082627
Keller Law Office, P.A.
425 Cross Street, Ste. 213
Punta Gorda, Florida 33950
Telephone: (941) 505-2555
Fax: (941) 505-2355
E-Mail:
Administrator@kellerlaw.biz
December 16, 23, 2022 22-01294T

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA

PROBATE DIVISION
File No. 22001444CP
Division Probate
IN RE: ESTATE OF
JOHN V. DUKE,
Deceased.

TO ALL PERSONS HAVING CLAIMS
OR DEMANDS AGAINST THE
ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of JOHN V. DUKE, deceased, File Number 22001444CP by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950; that the decedent's date of death was September 24, 2022; that the total value of the estate is \$250.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name: Address:
AMPARO C. DUKE
161 Ott Circle
Port Charlotte, FL 33952
ALL INTERESTED PERSONS ARE
NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702.

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

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

The date of first publication of this
Notice is December 16, 2022.

Personal Giving Notice:

Amparo C. Duke
161 Ott Circle
Port Charlotte, FL 33952
Attorney for Personal Giving Notice:
Ariana R. Fileman, Esq.
Florida Bar No. 0990612
Fileman Law Firm, P.A.
201 W. Marion Ave., Suite 1208
Punta Gorda, FL 33950
Tel. (941) 833-5560
December 16, 23, 2022 22-01305T

FIRST INSERTION

U.S. Department of Justice
United States Marshals Service
Middle District of Florida
Notice of U.S. Marshals
Service Sale

CASE NO.: 2:22-cv-335-JLB-KCD
Lesser Financial Enterprises, LLC v.
S/V LASONATA

By virtue of an Order granting final default judgment and ordering the sale of the vessel S/V LA SONATA dated November 28, 2022 and issued from the United States District Court for the Middle District of Florida, notice is hereby given that I will sell by public auction for cashier's or certified check, on January 9, 2023 at 11:00am, on the steps of the U.S. Federal Building Courthouse at 2110 First St, Fort Myers, FL 33901, the following vessel:

S/V LASONATA, a 2005 49-foot
Jeanneau bearing Hull Identifi-

cation Number IRI00035B505 and U.S. Coast Guard Official Number 1176551, her engines, tackle, furniture, tenders, apparel, and appurtenances

The successful bidder shall be required to pay a deposit to the U.S. Marshal of ten percent (10%) of the sale's price at the time and place of sale. Thereafter, the successful bidder shall pay the remainder of the bid within seven (7) days unless objections to the sale are filed. All payments shall be in certified or cashier's check drawn upon a first class commercial bank with an office or branch within the Middle District of Florida. Failure to pay the balance in accordance with the terms of the sale shall result in the forfeiture of the monies deposited and the vessel will be re-offered for sale. The sale of the vessel shall be "AS IS, WHERE IS"

and free and clear of all liens and encumbrances, and pre-existing claims on the vessel, whether recorded or otherwise. The sale shall comply with all laws of the U.S.A., including the citizenship requirements of Section 2 of the Shipping Act of 1916 as amended. The Court shall confirm the sale or sustain objections in conformance with Local Admiralty Rules.

Pursuant to the Court's Order, Plaintiff Lesser Financial Enterprises, LLC is permitted to credit bid using its Default Judgment, or any part thereof, in lieu of cash and shall not be required to pay cash or other payment, either as a deposit at the time or as a balance of the purchase price. The Default Judgment is \$197,289.64 in damages for the unpaid balance of its loan, including late fees and interest, \$3,949.49 in storage charges, \$500.00 in administrative

fees, and \$605.81 in custodia legis expenses as of September 23, 2022, and pre-judgment interest as provided by federal law.

Interested individuals may contact the Court appointed substitute custodian to obtain more information about the yacht and arrange for a vessel inspection prior to the sale. The substitute custodian's contact information is:

Lesser Financial Enterprises
6106 Harvard Avenue
Suite 607
Glen Echo, MD 20812
POC: Allan Lesser,
Managing Member
(301) 956-4241
Kellan Goble, United States Marshal
U.S. Marshals Service - Middle District
of Florida
December 16, 2022 22-01286T

FIRST INSERTION

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

PROBATE DIVISION
File No.: 22001387CP
Division: Probate
IN RE: ESTATE OF
ANN L. OSBORNE
Deceased.

The administration of the estate of Ann L. Osborne, deceased, whose date of death was September 21, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses

of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

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

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

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

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

Personal Representative:

Christine A. Pollino
15 W. Kendig Street
Waterloo, New York 13165

Attorney for Personal Representative:
Lori Wellbaum Emery, Attorney
Florida Bar Number: 071110
WELLBAUM & EMERY PA
686 N. Indiana Avenue
Englewood, FL 34223
Telephone: (941) 474-3241
Fax: (941) 475-2927
E-Mail:
lemery@wellbaumandemery.com
Secondary
E-Mail:
karen@wellbaumandemery.com
December 16, 23, 2022 22-01299T

FIRST INSERTION

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

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

HAMZA MAAYERGI, his devisees,
grantees, creditors, and all other
parties claiming by, through, under
or against him and all unknown
natural persons, if alive and if
now known to be or alive, their
several and respective spouses,
heirs, devisees, grantees, and other
creditors or other parties claiming
by, through, or under those unknown
natural persons and their several
unknown assigns, successors in
interest trustees, or any other
persons claiming by through, under
or against any 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; and UNKNOWN
SPOUSE OF HAMZA MAAYERGI,
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 26, 2023, at 11:00 a.m. at www.charlotte.realforeclose.com, in accordance with Chapter 45 Florida

Statutes, the following-described real property:

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

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. 2022-001099-CA, New Vista Properties, Inc., v. Hamza Maayergi.

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 immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

Dated this 12/12/2022 day of December, 2022.

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

Albert J. Tiseo, Jr., Esq.,
701 JC Center Court, Suite 3,
Port Charlotte, FL 33954
December 16, 23, 2022 22-01295T

FIRST INSERTION

NOTICE OF ADMINISTRATION
(Testate)

IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION
File No. 22001373CP
IN RE: ESTATE OF
BETTYE ANN YOUNG
Deceased.

Administration of the estate of Bettye Ann Young, deceased, is pending in the Circuit Court, for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Charlotte Co Justice Ctr., Punta Gorda, FL 33950. The file number for the estate is 22001373CP. The estate is testate and the date of the decedent's Will and any Codicils are March 6, 2018.

The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege set forth in § 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative.

Any interested person on whom a copy of this Notice of Administration is served must file with the court, on or before the date that is three months after the date of service of a copy of this Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the court. The three-month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by § 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the earlier of the

entry of an order of final discharge of the personal representative or one year after service of this Notice of Administration.

Persons who may be entitled to exempt property under § 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is four months after the date of service of a copy of this Notice of Administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

Unless an extension is granted pursuant to § 732.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of: the date that is six months after the date of service of a copy of this Notice of Administration on the surviving spouse or an attorney-in-fact or a guardian of the property of the surviving spouse; or the date that is two years after the date of the decedent's death.

Under certain circumstances and by failing to contest a will, the recipient of this Notice of Administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into a will.

Personal Representative
Tamara M. Learn
9488 Cummings Road
Durham, CA 95938
Attorney for Personal Representative
Bruce A. McDonald
Florida Bar No. 263311
McDonald Fleming
Attorneys for Personal Representative
707 E. Cervantes St., PMB #B-137
Pensacola, FL 32501
(850) 346-7926
bamcdonald@pensacolalaw.com
keiramcdonald@pensacolalaw.com
December 16, 23, 2022 22-01287T

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**

FLORIDA'S NEWSPAPER FOR THE C-SUITE
**Business
Observer**

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA
Case No.: 2022DR001227
Division: Civil

Lazaro Garcia Oliver, Petitioner, and Fabiola A. Aguilar Cruz, Respondent,
 TO: Fabiola Ashyda Aguilar Cruz Edificio 2 apto 21 Alamar Habana del Este Cuba

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Lazaro Garcia Oliver whose address is 18407 Kerrville Cir Port Charlotte, FL 33948 on or before 01/09/2023, and file the original with the clerk of this Court at 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.

The action is asking the court to decide how the following real or personal property should be divided:

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may view 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 address(es) on record at the clerk's office.

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

Dated: 12/02/2022
 CLERK OF THE CIRCUIT COURT
 By: Deputy Clerk
 Dec. 9, 16, 23, 30, 2022

22-01273T

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022-CP-001304
Division Probate
IN RE: ESTATE OF SHIRLEY I. HUCKEBY
Deceased.

TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of Shirley I. Huckleby, deceased, File Number 2022-CP-001304, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was July 18, 2022; that the total value of the estate is \$500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
 Shirley I. Huckleby Declaration of Trust dated March 14, 2000, as amended
 Brenda Persons and Henry D. "Rusty" Huckleby, Co-Trustees
 4500 Argo Road
 Punta Gorda, FL 33982

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Persons Giving Notice:
Brenda Persons and Henry D. "Rusty" Huckleby, Co-Trustees
 4475 Argo Road
 Punta Gorda, FL 33982
 Attorney for Person Giving Notice
 Brett H. Sifrit, Attorney
 Florida Bar Number: 105564
 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: bsifrit@farr.com
 Secondary E-Mail:
 probate@farr.com;
 akibler@farr.com
 December 9, 16, 2022 22-01279T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-1335-CP
Division Probate
IN RE: ESTATE OF Ronald O. Gutman
a/k/a Ronald Oliver Gutman
Deceased.

The administration of the estate of Ronald O. Gutman, a/k/a Ronald Oliver Gutman, deceased, whose date of death was January 21, 2022 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Personal Representative:
David Hudson
 Attorney for Personal Representative:
 Robert C. Benedict
 Florida Bar No: 0361150
 rbenedict@bigvlaw.com
 Wideikis, Benedict & Berntsson, LLC
 The Big W Law Firm
 3195 S. Access Road
 Englewood, FL 34224
 (941) 627-1000 Telephone
 December 9, 16, 2022 22-01261T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-1279-CP
Division Probate
IN RE: ESTATE OF MARGARET EVELYN HALPIN
Deceased.

The administration of the estate of Margaret Evelyn Halpin, deceased, whose date of death was June 4, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

Personal Representative:
Kenneth E. Krause
 410 Bal Harbor Blvd.
 Punta Gorda, Florida 33950
 Attorney for Personal Representative:
 Jeffrey R. Kuhns,
 Florida Bar No. 96026
 Forrest G. Miller,
 Florida Bar No. 1028360
 Attorney for Kenneth E. Krause
 KUHNS LAW FIRM, PLLC
 425 Cross Street, Ste. #312
 Punta Gorda, Florida 33950
 Telephone: (941) 205-8000/
 Fax: (941) 205-8001
 E-Mail: jeff@kuhnslawfirm.com
 Secondary E-Mail:
 forrest@kuhnslawfirm.com
 December 9, 16, 2022 22-01280T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22001291CP
Division: Probate
IN RE: ESTATE OF RAYMOND C. MILLER
Deceased.

The administration of the estate of Raymond C. Miller, deceased, whose date of death was August 22, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:
Keith D. Miller
 2626 Lantern Hill Ave.
 Brandon, Florida 33511
 Attorney for Personal Representative:
 s/ W. Kevin Russell, Attorney
 Florida Bar Number: 398462
 14295 S. Tamiami Trail
 North Port, Florida 34287
 Telephone: (941) 429-1871
 Fax: (941) 429-8961
 E-Mail: service@wkevinrussell.com
 December 9, 16, 2022 22-01268T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22001383CP
Division Probate
IN RE: ESTATE OF JULIA LORRAINE CHAPEL-GUTIERREZ
Deceased.

The administration of the estate of Julia Lorraine Chapel-Gutierrez, deceased, whose date of death was November 7, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Anna Donato
 188 Sawmill Lane
 Brick, New Jersey 08724
 Attorney for Personal Representative:
 James W. Mallonee, Attorney
 Florida Bar Number: 0638048
 946 Tamiami Trail, #206
 Port Charlotte, FL 33953-3108
 Telephone: (941) 206-2223
 Fax: (941) 206-2224
 E-Mail: jmallonee@jameswmallonee.com
 E-Mail: hchalmers@jameswmallonee.com
 December 9, 16, 2022 22-01270T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022CP001196
IN RE: ESTATE OF BARBARA J. HOLLAR,
Deceased.

The administration of the estate of Barbara J. Hollar, deceased, whose date of death was March 3, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
James R. Hollar
 159 Strawberry Hill Road
 Norwalk, Connecticut 06851
 Attorney for Personal Representative:
 Rodolfo Suarez, Jr., Esq.
 Florida Bar Number: 013201
 9100 S. Dadeland Blvd. Suite 1620
 Miami, FL 33156
 Telephone: (305) 448-4244
 Fax: (305) 448-4211
 E-Mail: rudy@suarezlawyers.com
 Secondary E-Mail:
 eca@suarezlawyers.com
 December 9, 16, 2022 22-01260T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22001238CP
Division Probate
IN RE: ESTATE OF JULIAN CLYDE KINDER,
Deceased.

The administration of the estate of Julian Clyde Kinder, deceased, whose date of death was August 21, 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 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 Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative:
Melissa Fisher
 2704 Summerview Way, #302
 Annapolis, Maryland 21401
 Attorney for Personal Representative:
 /s/ Kit Van Pelt
 Kit Van Pelt, Attorney
 Florida Bar Number: 106754
 Griffin & Van Pelt, P.A.
 1455 Court Street
 Clearwater, FL 33756
 Telephone: (727) 449-9800
 Fax: (727) 446-2748
 E-Mail: kit@lawyergriffin.com
 Secondary E-Mail:
 kim@lawyergriffin.com
 December 9, 16, 2022 22-01269T

THIRD 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 CUEVAS, 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

FOURTH 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, INC, Defendants.

To VILLEDA JOINER, LLC, a Florida limited liability company F/K/A M A G A Properties Florida, LLC, and THE ROTONDA SHORES CONSERVATION ASSOCIATION, INC. YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as:

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 33947

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.

S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before 12-27-22 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 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 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 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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 22-1237-CP
Division PROBATE
IN RE: ESTATE OF CONRAD J. KELLNER
Deceased.

The administration of the estate of Conrad J. Kellner, deceased, whose date of death was August 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, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
Stefanie Jablonski
 8390 Tindall Road
 Davisburg, Michigan 48350
 Attorney for Personal Representative:
 Ellie K. Harris
 Florida Bar Number: 0021671
 Schwarz & Harris, P.A.
 17841 Murdock Circle
 Port Charlotte, Florida 33948
 Telephone: (941) 625-4158
 Fax: (941) 625-5460
 E-Mail: elise@schwarzlaw.net
 Secondary:
 e-service@schwarzlaw.net
 December 9, 16, 2022 22-01259T

SAVE TIME

Email your Legal Notice
 legal@businessobserverfl.com
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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
 LV20906_V12

SECOND INSERTION

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

CASE NO. 22000113CA
BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SALLY A. CRAIG FKA SALLY A. WARNKE, DECEASED, et. al.
Defendant(s),

TO: WILLIAM A. CRAIG A/K/A WILLIAM ARTHUR CRAIG, SR., whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 7 AND LOT 8, BLOCK F, PEACE RIVER SHORES, UNIT 7, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 6, AT PAGE 7, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 1-9-2023/ (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 PUBLISHED ONCE A WEEK FOR TWO (2) 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.

WITNESS my hand and the seal of this Court at County, Florida, this 1st day of December, 2022.

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

Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
21-106649
December 9, 16, 2022 22-01263T

SECOND INSERTION

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

CASE NO.: 2022-CA-001377
E&M DIGITAL SOLUTIONS LLC,
Plaintiff, vs.
ESTATE OF DWIGHT D. JOSEPH;
UNKNOWN HEIRS OF DWIGHT D. JOSEPH; and EMMA COOK,
Defendants.

TO: ESTATE OF DWIGHT D. JOSEPH, 4427 N. BANK RD. NE, MILLERSPORT, OH 43046.
UNKNOWN HEIRS OF DWIGHT D. JOSEPH, 4427 N. BANK RD. NE, MILLERSPORT, OH 43046.

YOU ARE NOTIFIED that an action to foreclosure mortgage on the following property in Charlotte County, Florida:
LOT 5, BLOCK 2905, PORT CHARLOTTE SUBDIVISION, SECTION 49, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 63A THRU 63E, 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 Sokolof Remtulla, PLLC, the plaintiff's attorney, whose

address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before December 28, 2022, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

DATED on November 22, 2022.

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

SOKOLOF REMTULLA, PLLC
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-5252/
Facsimile: 561-342-4842
E-mail: pleadings@floridalitlaw.com
Counsel for Plaintiff
December 9, 16, 2022 22-01277T

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION
CASE NO. 22000353CA

JAMES B. WHITT,
Plaintiff, vs.
AMERICAN ESTATE AND TRUST FBO WAYNE GALLOWAY IRA; BURN'T STORE LAKES PROPERTY OWNERS ASSOCIATION, INC.; JOHN J. CORREIA, AS AN INDIVIDUAL AND AS TRUSTEE OF THE CORREIA FAMILY IRREVOCABLE TRUST; EMILY F. CORREIA, AS AN INDIVIDUAL AND AS TRUSTEE OF THE CORREIA FAMILY IRREVOCABLE TRUST; THE CORREIA FAMILY IRREVOCABLE TRUST, DATED APRIL 19, 1991,
Defendants.

TO: John J. Correia, individual and Trustee
846 County Street
Attleboro, MA 02703
Emily F. Correia, individually and Trustee
846 County Street
Attleboro, MA 02703

YOUR ARE NOTIFIED that an action to quiet title has been filed against you in the Charlotte County Court of the Twentieth Judicial Circuit, in and for Charlotte County, Florida, and you are required to serve a copy of your written defenses to it, if any, to: Christine F. Wright, Esq., 923 Del Prado Blvd., Suite 205, Cape Coral, FL 33990, on or before January 9, 2023, and file the original with the Clerk of this Court, at the Charlotte County Justice

Center, 350 E. Marion Avenue, Punta Gorda, FL 33950, either before service on Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the Complaint.

THIS NOTICE will be published once each week for four consecutive weeks in a newspaper of general circulation published in Charlotte County, Florida.

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 1st day of December, 2022.
Clerk of Court
By B. Lackey (SEAL)
Deputy Clerk

/s/ Christine F. Wright
Christine F. Wright, Esq.
Attorney for the Plaintiff
Florida Bar No. 0120790
Wright Law Firm, P.A.
923 Del Prado Blvd., Suite 205
Cape Coral, Florida 33990
Phone (239) 542-9955
Fax (239) 829-0548
Email: cwright@wlfpa.com
Secondary Email: info@wlfpa.com
Dec. 9, 16, 23, 30, 2022
22-01262T

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION
CASE NO.: 2022CA000282

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING
Plaintiff(s), vs.
PAMELA PREMDASS; et al.,
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on November 30, 2022 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of January, 2023 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LAND SITUATED IN THE CITY OF PORT CHARLOTTE IN THE COUNTY OF CHARLOTTE IN THE STATE OF FL LOT 12, BLOCK 2761, PORT CHARLOTTE SUBDIVISION, SECTION 33, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 35A THRU 35F, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY,

FLORIDA.
Property address: 22134 Marshall Avenue, Port Charlotte, 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 before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
12/05/2022
Roger D Eaton
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
BY: (SEAL) B. Lackey
Deputy Clerk

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 21-000142-1
December 9, 16, 2022 22-01264T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No. 2022 CP 001302
Division: Probate
IN RE: ESTATE OF HAROLD J. MICHAUD, Deceased.

The administration of the estate of Harold J. Michaud, deceased, whose date of death was June 23, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 4126 Attaway Lane, Port Charlotte, FL 33981. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

Personal Representatives:
Anthony Michaud
c/o Ledbetter Law Group
229 Pensacola Road
Venice, FL 34285
Stephanie M. Michaud
c/o Ledbetter Law Group
229 Pensacola Road
Venice, FL 34285

Attorney for Personal Representatives:
/s/ Callie Cowan
Ledbetter Law Group
Attorney for Petitioner
Steven W. Ledbetter, Esq.
Florida Bar No. 41345
Email: steve@LedbetterLawFL.com
229 Pensacola Road
Venice, FL 34285
Callie Cowan, Esq.
Florida Bar No. 57893
Email: callie@LedbetterLawFL.com
Telephone: (941) 256-3965
Fax: (941) 866-7514
2nd Email:
probate@LedbetterLawFL.com
December 9, 16, 2022 22-01278T

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION
CASE NO. 20000183CA

BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff, vs.

ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ELEANOR L. DIRRANE, DECEASED; STEPHANIE MARTIN; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JENNIFER DIRRANE, DECEASED; PHILIP MORTON,
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed July 29, 2022 and entered in Case No. 20000183CA, of the Circuit Court of the 20th Judicial Circuit in and for CHARLOTTE County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is Plaintiff and ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF ELEANOR L. DIRRANE, DECEASED; STEPHANIE MARTIN; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES,

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
Case No.: 2022-CP-001183
IN RE: ESTATE OF PATRICIA CHIARENZA, Deceased

The administration of the estate of PATRICIA CHIARENZA, deceased, whose date of death was February 15, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division; File Number 2022-CP-01183; the address of which is 350 E. Marion Avenue, Punta Gorda, Florida. The names and addresses of the personal representative(s) and the personal representative(s)' attorney are set forth below. The Fiduciary lawyer-client privilege in s. 90.5021 FLA. STAT. applies with respect to the personal representative and any attorney employed by the personal representative.

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmaturing, 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 (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (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 PUBLICATION OF THIS NOTICE IS December 9, 2022.

PERSONAL REPRESENTATIVE:
JOHN CHIARENZA
84 Windemere Avenue
Ellington, CT 06029

ATTORNEY FOR PERSONAL REPRESENTATIVE:
CARRIE N. FELICE, ESQ.
Florida Bar No.: 0014292
ELDER NEEDS LAW, PLLC
14391 Spring Hill Drive, Suite 287
Spring Hill, FL 34609
Telephone: (352)204-9611
carrie@elderneedslaw.com
probateenl@gmail.com
December 9, 16, 2022 22-01274T

ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JENNIFER DIRRANE, DECEASED; PHILIP MORTON; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; are defendants. ROGER D. EATON, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT:

WWW.CHARLOTTE.REALFORECLOSE.COM, at 11:00 A.M., on January 4, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 29, BLOCK 81, PORT CHARLOTTE SUBDIVISION, SECTION 5, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGES 1A - 1F, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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 12/01/2022.
ROGER D. EATON
As Clerk of said Court
By (SEAL) B. Lackey
As Deputy Clerk

Submitted by:
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 19-02101 PHH
December 9, 16, 2022 22-01265T



SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com