\*\*Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com\*\* DECEMBER 23 - DECEMBER 29, 2022

### POLK COUNTY LEGAL NOTICES

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY,

FLORIDA CASE NO: 2022 CP 003641 IN RE: ESTATE OF: RAFAEL JOSE RIOBUENO MARTINEZ Deceased.

The administration of the estate of RA-FAEL JOSE RIOBUENO MARTINEZ, deceased, whose date of death was April 10,2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 FOR THE FLORI-DA PROBATE CODE WILL BE FOR-EVER 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 23, 2022.

Personal Representative Blanca Martinez Tovar 548 Ogelthorpe Drive

Davenport, FL 33897 Attorney for Personal Representative Alfred Torres, Esq. Davila & Torres, P.A. 911 N. Main St., Ste. 9B Kissimmee, FL 34741 Telephone: (407) 933-0307 alfred@davilaandtorres.com December 23, 30, 2022 22-01866K

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 2022-CP-004257 **Division: Probate** 

IN RE: ESTATE OF CHRISTOPHER ALLEN MCLIN

Deceased. The administration of the estate of Christopher Allen Mclin, deceased, whose date of death was September 5, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave., Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

All other creditors of the decedent

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

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

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 23, 2022.

Personal Representative: /s/ Ashley Mclin **Ashley Mclin** 2230 Tanglewood St., Lot 65

Lakeland, FL 33801 Attorney for Personal Representative: /s/ Aliana M. Pavret 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 December 23, 30, 2022 22-01867K

### FIRST INSERTION

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

File No. 53-2022-CP-004235-0000-XX Division 14 IN RE: ESTATE OF RICHARD MAYNARD FEY

Deceased.

The administration of the estate of Richard Maynard Fey, deceased, whose date of death was August 29, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 23, 2022.

Personal Representative: Alan L. Bartholomew

204 South Street Huron, Ohio 44839 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com Dcember 23, 30, 2022 22-01878K

### FIRST INSERTION

NOTICE TO CREDITORS IN THE TENTH JUDICIAL CIR-CUIT COURT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

### FILE NO. 532022CP0037620000XX IN RE: ESTATE OF JAMES ERVIN LANKSTER, Deceased.

The administration of the Estate of James Ervin Lankster, deceased, whose date of death was July 25, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

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

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

The date of first publication of this

## Personal Representative:

1830 Staunton Avenue Lakeland, Florida 33803 Attorneys for Personal Representative: Rachel Welborn, Esq. Florida Bar Number: 1035278 Dennis J. Szafran, Esq. Florida Bar Number: 118448 13119 W. Linebaugh Ave., Suite 102 Tampa, Florida 33626 Telephone: (888) 266-1078 Fax: (727) 498-3661 E-Mail: service@djslaw.org Secondary E-Mail: danielle@djslaw.org

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

notice is December 23, 2022.

### Chris Lankster

Attorneys for the Personal Representative

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Polk COUNTY FLORIDA PROBATE DIVISION File Number: 2022CP0038710000XX IN RE: ESTATE OF Ruth Ann Sanders

Deceased.
TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE

The administration of the estate of RUTH ANN SANDERS deceased, whose date of death was July 9, 2022 in Lakeland, Polk County, is pending in the Circuit Court for Polk County, Florida, Probate Division, File Number 2022CP0038710000XX the address of which is 930 E. Parker St., Room 240 Lakeland, FL 33801-1929. The names and addresses of the personal representative and the personal representative's attorney are set forth

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmature, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AF-TER 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 unmatured, 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 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

### Personal Representative: CAROLYN ANN BARON 521 NE 110th Street

Miami, FL 33161 Tel. 305.751.8704 Attorney for Personal Representative: Drew Sheridan, Esq. Fla Bar No. 240631 PO BOX 16-1941 Miami, Florida 33116-1941 Tel. (305) 596-3368 email: drewsheridan@drewsheri-

December 23, 30, 2022 22-01882K

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-001556 Division Probate IN RE: ESTATE OF PAUL M. BROCKUS, **Deceased.**The administration of the estate of

PAUL M. BROCKUS, deceased, whose date of death was March 1, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 30 E Parker Street, Lakeland, FL 33801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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 23, 2022. Signed on this 19 day of May, 2022.

### /s/ Sarah Brockus SARAH BROCKUS Personal Representative 37 S. Calumet Avenue

Hastings on Hudson, NY 10706 /s/ Charles F. Robinson CHARLES F. ROBINSON Attorney for Personal Representative Florida Bar No. 100176 Special Needs Lawyers, PA 901 Chestnut Street, Suite C Clearwater, FL 33756 Telephone: (727) 443-7898 Charlie@specialneedslawyers.com

Secondary Email: Liz@specialneedslawyers.com December 23, 30, 2022 22

### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT  $\begin{array}{c} \text{IN AND FOR POLK COUNTY,} \\ \text{FLORIDA} \end{array}$ 

CASE NO.: 2021-CC-005694 SETTLERS CREEK OF CENTRAL FLORIDA HOMEOWNERS' ASSOCIATION, INC., a Florida notfor-profit corporation, Plaintiff, vs.

**Defendants.**NOTICE IS HEREBY GIVEN pursuant to an Final Judgment of Foreclosure dated the 5th day of December, 2022 and entered in CASE NO.: 2021 CC 005694, of the County Court in and for Polk County, Florida, where-in Settlers Creek of Central Florida Homeowners' Association, Inc., is Plaintiff, and Wade C. Irish, Joy C. Irish, CACH, LLC and ABS Loan Trust VI are the Defendants, I will sell to the highest and best bidder at www.polk. realforeclose.com at 10:00 A.M., on the 19th day of January, 2023, the following described property as set forth in said Final Judgment, to-wit:

Lot 16 of SETTLERS CREEK NORTH, according to the Plat thereof as recorded in Plat Book 134, Pages 16 and 17, of the Public Records of Polk County, Florida. This property is located at the street address of: 8278 Settlers

Creek Loop, Lakeland, FL 33810 Any person claiming an interest in the surplus funds from the foreclosure 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.

December 23, 30, 2022 22-01870K

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, Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 14 day of December, 2022. Shipwash Law Firm, P.A. 225 S. Swoope Avenue, Suite 110 Maitland, FL 32751 Phone: (407) 274-9913 Telefax: (407) 386-7074 BY: /s/ Tennille M. Shipwash Tennille M. Shipwash, Esq. Florida Bar No.: 617431 Primary email address: tshipwash@shipwashlegal.com Secondary email address: tsantiago@shipwashlegal.com December 23, 30, 2022 22-01861K

### FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2022CA-000531-0000-LK WHISPERING TRAILS HOMEOWNERS ASSOCIATION INC

Plaintiff(s) VS. REGINA P SMITH, ET AL Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on SEPTEM-BER 6, 2022, in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

LOT 159, WHISPERING TRAILS PHASE 2, A SUBDIVI-SION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 143, PAGE 49, 50, AND 51, IN THE PUBLIC RECORDS OF POLK COUNTY. FLORIDA.

A/K/A; 2749 WHISPERING TRAILS DR, WINTER HAVEN, FL 33884 to the highest and best bidder for cash,

on-line at 10:00 a.m. (Eastern Time) at

www.polk.realforeclose.com, on 6TH day of JANUARY, 2023.

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 WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. WITNESS my hand and the seal of the Court on this 5th day of December,

> STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Bartow, Florida 33831-9000 (SEAL) By /s/ Carolyn Mack Deputy Clerk

December 23, 30, 2022 22-01864K

### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2022CA-002166-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. NAHUM CORDOVA JR.; ASSOCIATION, INC: FLORIDA HOUSING FINANCE CORPORATION; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION, INC.; MARIA O. CORDOVA; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

**Defendants.**NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated the 8th day of December 2022, and entered in Case No. 2022CA-002166-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and NAHUM CORDOVA JR. BRIDGEWATER MASTER ASSO-CIATION, INC FLORIDA HOUSING FINANCE CORPORATION VILLAG-ES AT BRIDGEWATER COMMU-NITY ASSOCIATION, INC. MARIA O. CORDOVA; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell. to the highest and best bidder for cash electronically at www.polk.realfore-close.com at, 10:00 AM on the 13th day of March 2023 the following described property as set forth in said Final Judgment, to wit:

LOT 12, BLOCK A, VILLAGES AT BRIDGEWATER VILLAGE 3. ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 159, PAGE(S) 30

THROUGH 32. INCLUSIVE. OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED, IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 14th day of December 2022.

By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 22-00967

December 23, 30, 2022 22-01862K

### 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 ROSECLEAN CLEANING SER-VICE: Located at 10 Grove Park Ln : Polk County in the City of Eagle

Lake: Florida, 33839 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Eagle Lake Florida, this No-

vember day of 16, 2022 MARTINEZ ROSA L

December 23, 2022 22-01876K Notice of Self Storage Sale

FIRST INSERTION

Please take notice Hide-Away Storage - College Parkway located at 12859 McGregor Blvd., Fort Myers, FL 33919 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storagetreasures. com on 1/11/2023 at 10:00am. Unless

stated otherwise the description of the contents are household goods and furnishings. Michael S Fritsche unit #00304. All property is being stored at the above self-storage facility. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

December 23, 30, 2022 22-01868K

### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 53-2022-CA-001176 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

WALDO SEPULVEDA MENDEZ, et al.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 06, 2022, and entered in 53-2022-CA-001176 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIA-TION is the Plaintiff and WALDO SEPULVEDA MENDEZ; MARIEL VEGA CRUZ; FLORIDA HOUSING FINANCE CORPORATION: WIL-LIAMS PRESERVE HOMEOWN-ERS ASSOCIATION, INC are the Defendant(s). Stacy M. Butterfield as

### FIRST INSERTION

NOTICE OF SALE OF ABANDONED PROPERTY PURSUANT TO SECTION 715.109, FLORIDA STATUTES

Notice is hereby given that, on January 9, 2023, at 10:00 AM, at 2504 Ave. G NW, Winter Haven, FL 33880, Linda Frost, pursuant to Section 715.109, Florida Statutes, shall sell at public sale by competitive bidding the following property abandoned by William Allan Williams, to wit: A certain 1991 MERI doublewide mobile home, bearing VIN #s HML2F28312646403A and HML2F28312646403B.

All sales are as-is, where-is, with all faults, for cash, and subject to any and all ownership rights, liens, and security interests which have priority under law. The landlord, pursuant to statute, reserves the right to bid on the subject property in an attempt to recover unpaid storage costs and costs of advertising and sale. Other sales terms and conditions may apply and will be announced at the sale

 ${\bf December\,23,30,2022} \quad \ \ {\bf 22\text{-}01871K}$ 

### 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 PINEAPPLE PINAY: Located at 6767 Highlands Creek Blvd: Polk County in the City of Lakeland: Florida, 33813 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

see, Florida. Dated at Lakeland Florida, this November day of 16, 2022 ZEDONEK AGATHA CASTELLANO

December 23, 2022 22-01877K

### 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 OFF THE WALL GRAPHICS: Located at 6050 New Tampa Hwy : Polk County in the City of Lakeland: Florida, 33802-8205 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this November day of 16, 2022 DEMONTE MICHAEL THOMAS 22-01875K December 23, 2022

### 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 OSCAR THE TOOL MAN: Located at 4838 Mac Donald St: Polk County in the City of Lake Wales : Florida, 33859-8759 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

Dated at Lake Wales Florida, this November day of 16, 2022 FIGUEROA OSCAR

December 23, 2022 22-01874K

### FIRST INSERTION

Notice is hereby given that DAVID JUSTIN HURT, OWNER, desiring to engage in business under the fictitious name of HEALTHSURANCE PLUS located at 5225 IMPERIAL LAKES BLVD, APT 10, MULBERRY, FLORIDA 33860 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. December 23, 2022

the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com. at 10:00 AM, on January 11, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 113, WILLIAMS PRESERVE PHASE 1, AS PER PLAT THERE-OF, RECORDED IN PLAT BOOK 160, PAGE 10 THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 229 PRIM-ROSE DRIVE, DAVENPORT, FL 33837

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

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 con-

### tact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 20 day of December, ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com

### FIRST INSERTION

22-014351 - NaC

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA.

CASE No. 2021CA-001132-0000-00 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/ SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 2001-1, Plaintiff, vs. COLON, SURIEL, et al.,

Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2021CA-001132-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for POLK County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/ SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 2001-1, Plaintiff and COLON, SURIEL, et. al., are Defendants. I, Stacy M. Butterfield, CPA, Clerk of Courts and Comptroller will sell to the highest bidder for cash WWW.POLK.REALFORECLOSE. COM, at the hour of 10:00 AM, on the 19th day of January, 2023, the following described property:

LOT 323, COUNTRY VIEW ESTATES PHASE 3A, ACCORD-ING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 101, PAGES 31 THROUGH 37, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY,

FLORIDA. TOGETHER WITH A 2000 DOUBLEWIDE MOBILE HOME, TITLE NUMBERS 83368304 AND 83368393; VIN NUMBERS SHGA6484A AND SHGA6484B

December 23, 30, 2022 22-01880K

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. DATED this 15th day of December,

GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Jacob.Elberg@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /s/ Jacob C. Elberg Jacob C. Elberg, Esq. Florida bar No. 1032316 32875.2200 / JDeleon-Colonna

December 23, 30, 2022 22-01863K

### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 2016CA001950000000 US BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR C-BASS MORTGAGE LOAN ASSET-**BACKED CERTIFICATES, SERIES** 2006-CB 9,

Plaintiff, vs. MARY L. HARRIS A/K/A MARY HARRIS, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 24, 2021, and entered in 2016 CA 001950000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIA-TION, AS SUCCESSOR IN INTEREST TO BANK OF AMERICA NATION-ASSOCIATION, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR C-BASS TRUST 2006-CB9, C-BASS MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-CB9 is the Plaintiff and UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST  $MARY\,L.\,HARRIS\,A/K/A\,MARY\,HAR$ RIS, DECEASED; DENA HARRIS; REGINA HARRIS; JUSTIN HARRIS; NANCY HARRIS-JACKSON are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 27, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 68, LAKE DEESON ES-TATES. UNRECORDED: COM-MENCE AT THE SW CORNER OF THE NE 1/4 OF THE NE 1/4 OF SECTION 29, TOWNSHIP 27 SOUTH, RANGE 24 EAST, POLK COUNTY, FLORIDA, AND DEFLECT 76° 48' 30" RIGHT

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

FROM THE WEST BOUND-ARY THEREOF; RUN THENCE NORTHEASTERLY 51.35 FEET TO THE POINT OF BEGIN-NING; THENCE DEFLECT 76° 48'30" LEFT AND RUN NORTH-ERLY 145 FEET; THENCE DEFLECT 76° 48' 30" RIGHT AND RUN NORTHEASTERLY 108.00 FEET; THENCE DE-FLECT 103° 11' 30" RIGHT AND RUN SOUTHERLY 145 FEET: THENCE DEEFLECT 76° 48 30" RIGHT AND RUN SOUTH-WESTERLY 108 FEET TO THE POINT OF BEGINNING. Property Address: 1803 LAKE

DEESON DR, LAKELAND, FL 33805

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 accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 15 day of December, 2022.

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Amanda Murphy Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda. murphy@raslg.com

December 23, 30, 2022 22-01881K

16-014204 - NaC

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2018CA003461 FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA,

Plaintiff, vs. MAYSOON SAMHAN, et al

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 22, 2022, and entered in 2018CA003461 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is the Plaintiff and MAYSOON SAMHAN: UNKNOWN SPOUSE OF MAYSOON SAMHAN; ONE HIGHLANDS

NOTICE OF SALE

West Palm Beach, FL 33407 Jerry E. Aron, P.A., having a street ad-

dress of 801 Northpoint Parkway, Suite

64, West Palm Beach, Florida 33407 is the foreclosure trustee (the "Trustee")

of Holiday Inn Club Vacations Incorpo-

rated, having a street address of 9271 S. John Young Pkwy, Orlando, Fl. 32819

(the "Lienholder") pursuant to Section

721.855 and 721.856, Florida Statutes

and hereby provides this Notice of Sale

to the below described timeshare inter-

Week/Unit/Interest/Building

-- JIMMIE D DALLAS and

225 COUNTY ROAD 288, BALLINGER, TX

9/0036, Contract # M91820475,

Building E, Unit Type: N/A, Fractional Interest 1.923%

PO BOX 44486, INDIANAPOLIS, IN 46244

44/0033, Contract # M6720598,

Building E, Unit Type: N/A, Fractional Interest 1.923%

-- DELBERT LEE PHILLIPS III

A/K/A DELBERT PHILLIPS 6 CYPRESS POINT LN,

EUREKA SPRINGS, AR 72631

38/0007, Contract # M6634020,

Building A, Unit Type: N/A,

--RANDI B. SHENKMAN A/K/A RANDI SHENKMAN

Fractional Interest 1.923%

48 WARNER ST APT 290,

BELCHERTOWN, MA 01007

18/0103, Contract # M6561356,

Building 1, Unit Type: Ambassa-

35/0031, Contract # M6786147,

Building D, Unit Type: N/A,

- ARTURO VARGAS A/K/A

2223 CABO BAHIA, CHULA

dor, Fractional Interest 1.923%
-- DIANNA SUMPTER A/K/A

DIANNA F. SUMPTER

168 FRITTER DR, HEMINGWAY, SC 29554

Fractional Interest 1.923%

ARTURO A. VARGAS

DEBORAH DALLAS

- BRIAN LAHR

Prepared by and returned to:

801 Northpoint Parkway, #64

Jerry E. Aron, P.A.

Owner Name

Address

FIRST INSERTION

PROPERTY OWNERS' ASSOCIATION, INC.; CACH, LLC are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com. at 10:00 AM, on January 18, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 4, ONE HIGHLANDS PLACE ADDITION, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 86, PAGE 22, PUB-LIC RECORDS OF POLK COUN-TY, FLORIDA.

Property Address: 733 HIGH-LANDS PLACE BLVD, LAKE-LAND, FL 33813

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

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 pro-

vision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 16 day of December, 2022. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \_\S\Amanda Murphy\_ Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda.murphy@raslg.com18-191840 - NiK December 23, 30, 2022 22-01872K

### FIRST INSERTION

VISTA, CA 91914 20/0046, Contract # M6811391, Building F, Unit Type: N/A, Fractional Interest 1.923% Whose legal descriptions are (the "Property"): The above-described Fractional Interest, Use Period No./Unit No., Building No. of the following described real property:

An undivided interest as tenantin-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida, located at 121 Emerald Loop, Davenport, Florida 33897 (the "Resort") according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively (the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto

The above-described Owners have failed to make the required payments of assessments for common expenses as required by the condominium documents. A claim of lien and assignment thereof in the amount stated below, and which will accrue the per diem amount stated below, were recorded in the official book and page of the public records of Orange County, Florida, as stated below:

Owner Name Lien Doc # Assign Doc # Lien Amt Per Diem

- - D A L L A S / D A L L A S 2022118482 2022119752 \$2,559.18 \$ 0.00

2021188193 LAHR 2021192205 \$4,470.32 \$ 0.00 - PHILLIPS III 2022119097  $2022121691\ \$7,\!647.06\ \$\ 0.00$ 

SHENKMAN 2022119097 2022121691 \$3,489.84 \$ 0.00 -- SUMPTER 2021188193 2021192205 \$4,721.39 \$ 0.00 -- VARGAS 2022119097 2022121691 \$3,290.53 \$ 0.00

Notice is hereby given that on 1/19/23, at 11:00 a.m., Eastern time, at My Office & More, 122 E. Main Street, Lakeland, FL 33801, the Trustee will offer for sale the above-described Property. If you would like to attend the sale but have Covid-19 related travel restrictions, please call

Trustee at 561-478-0511. In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated, as 407-477-7017 or 866-714-8679 , before you make any payment.

An Owner may cure the default by

paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes. TRUSTEE:

Jerry E. Aron, P.A. By: Print Name: Jennifer Conrad Title: Authorized Agent FURTHER AFFIANT SAITH NAUGHT.

Sworn to and subscribed before me this December 15, 2022, by Jennifer Conrad, as authorized agent of Jerry E. Aron, P.A. who is personally known to me. (Notarial Seal)

Print Name: Sherry Jones NOTARY PUBLIC STATE OF FLORIDA

Commission Number: HH 215271 My commission expires: 2/28/26 December 23, 30, 2022 22-01869K

### FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

Case #: 2022CC000609000000 Wells Fargo Bank, N.A.

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of James David Jones, Jr., Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Bailev Gabrielle Jones a/k/a Bailey Gabrielle Rose, a minor child; Melinda Kaye Waters a/ka Melinda K. Waters a/k/a Melinda Kaye Cope, as Guardian of Bailey Gabrielle Jones a/k/a Bailey Gabrielle Rose, a minor child: Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2022CC000609000000 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of James David Jones, Jr., Deceased, and All Other Persons Claiming by and Through, Under,

Against The Named Defendant (s) are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www. polk.realforeclose.com at 10:00 A.M. on January 31, 2023, the following described property as set forth in said Final Judgment, to-wit:

PARCEL 1: THE WEST 132.0 OF THE EAST FEET, LESS THE SOUTH 316.0 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 26 SOUTH, RANGE 27 EAST. POLK COUNTY, FLORIDA. AND PARCEL 2: THE NORTH-WEST 1/4 OF THE NORTH-WEST 1/4 LESS MAINTAINED RIGHT OF WAY AND LESS THE WEST 450 FEET OF THE NORTH 291 FEET OF THE SOUTH 316 FEET AND LESS LOTS 4 THRU 7 AND 9 AND ONE UNNUMBERED LOT OF AN UNRECORDED SUBDIVISION AND LESS THE EAST 150 FEET OF THE WEST 1250 FEET OF THE NORTH 291 FEET OF THE SOUTH 316 FEET AND LESS CRESCENT RIDGE, AS RE-CORDED IN PLAT BOOK 77, PAGE 46-47 AND LESS 132 FEET OF THE EAST 396 FEET LESS THE SOUTH 316 FEET. ALL LOCATED IN SECTION 27, TOWNSHIP 26 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA.

TOGETHER WITH THAT CERTAIN MANUFACTURED

HOME, YEAR: 2006, MAKE: FLEETWOOD, VIN#: GAF-L534A78477AV21 AND VIN#: GAFL534B78477AV21.

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.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING. YOU ARE ENTITLED. AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830. (863) 534-4686. AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-LILED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711 Submitted By: ATTORNEY FOR PLAINTIFF:

LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite

Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707

20-323101 FC01 WNI December 23, 30, 2022 22-01883K

**PUBLISH YOUR** LEGAL NOTICE

Call **941-906-9386** or email legal@businessobserverfl.com

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION

CASE NO. 53-2022-CA-003326 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs. ROBER DAVIS A/K/A ROGER PHILLIP DAVIS, JR., AS PERSONAL REPRESENTATIVE

OF THE ESTATE OF BEATRICE K.

DAVIS, DECEASED. et al.

**Defendant(s).**TO: ROGER PHILLIP DAVIS, JR., AS PERSONAL REPRESENTATIVE OF THE ESTATE OF BEATRICE K. DA-VIS, DECEASED and ROGER PHIL-LIP DAVIS, JR., Whose Residence Is: 4923 S DOSSEY RD LAKELAND, FL 33811 and who is evading service of process and all parties claiming an interest by, through, under or against the Defendant(s), 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:
A PARCEL OF LAND BEING A PORTION OF THE SOUTH-EAST ONE QUARTER OF THE SOUTHWEST ONE QUARTER OF THE NORTHEAST ONE QUARTER OF SECTION 11, TOWNSHIP 29, SOUTH, RANGE 23, EAST, POLK COUN-TY, FLORIDA, BEING DESCRIBED AS FOLLOWS: COMMENCE AT A RAIL-ROAD SPIKE MARKING THE NORTHEAST CORNER OF THE SOUTHWEST ONE QUAR-

TER OF THE NORTHEAST

ONE QUARTER OF SAID SEC-TION 11: THENCE SOUTH 00 DEGREES 12 MINUTES 01 SECONDS EAST, ALONG THE EAST LINE OF SAID SOUTH-WEST ONE QUARTER OF THE NORTHEAST ONE QUARTER, A DISTANCE OF 657.39 FEET TO THE NORTHEAST CORNER OF SAID SOUTHEAST ONE QUAR-TER OF THE SOUTHWEST ONE QUARTER OF THE NORTH-EAST ONE QUARTER BEING MARKED BY A NAIL AND DISK STAMPED RLS 1521 AND THE POINT OF BEGINNING THENCE CONTINUE SOUTH 00 DEGREES 12 MINUTES 01 SECONDS EAST, ALONG SAID EAST LINE, 362.22 FEET TO A RAILROAD SPIKE MARKING THE NORTH LINE OF THE SOUTH 295.16 FEET OF SAID SOUTHWEST ONE QUARTER OF THE NORTHEAST ONE QUARTER; THENCE SOUTH

89 DEGREES 58 MINUTES 07 SECONDS WEST, ALONG SAID NORTH LINE, 295.16 FEET TO THE WEST LINE OF THE EAST 295.16 FEET OF SAID SOUTH-WEST ONE QUARTER OF THE NORTHEAST ONE QUARTER; THENCE NORTH 00 DEGREES 12 MINUTES 01 SECONDS WEST, ALONG SAID WEST LINE, 202.93 FEET; THENCE NORTH 89 DEGREES 54 MIN-UTES 41 SECONDS EAST, 91.13 FEET; THENCE NORTH 00 DEGREES 12 MINUTES 01 SEC-ONDS WEST, 159.00 FEET TO THE NORTH LINE OF SAID SOUTHEAST ONE QUARTER OF THE SOUTHWEST ONE QUARTER OF THE NORTH-EAST ONE QUARTER: THENCE NORTH 89 DEGREES 54 MIN-UTES 41 SECONDS EAST, ALONG SAID NORTH LINE, 204.03 FEET TO THE POINT OF BEGINNING. LESS AND

EXCEPT POLK COUNTY MAIN-TAINED RIGHT-OF-WAY FOR DOSSEY ROAD, AS SHOWN ON MAP BOOK 2, PAGE 174, PUB-LIC RECORDS OF POLK COUN-TY, 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 Jan. 16, 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.

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

Please contact the Office of the Court Administrator, 255 N. Broadway Avenue. Bartow. Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

WITNESS my hand and the seal of this Court at County, Florida, this 8th day of December, 2022.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT BY: /s/ Asuncion Nieves DEPUTY CLERK

ROBERTSON, ANSCHUTZ, SCHNEID, PL ATTORNEY FOR PLAINTIFF

6409 Congress Ave., Suite 100 Boca Raton, FL 33487

PRIMARY EMAIL: flmail@raslg.com

December 23, 30, 2022 22-01865K

### **SUBSEQUENT INSERTIONS**

**POLK COUNTY** 

FIRST INSERTION

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 2022-CP-004232

IN RE: ESTATE OF MAIRE ANN MELESE Deceased.
TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE ABOVE ESTSTE: You are hereby notified that an order of

Administration has been entered in the estate of MAIRE ANN MELESE, deceased, File Number 2022-CP-004232. by the Circuit Court for Polk County, Florida, Probate Division, the address of which is 55 N. Broadway Ave. Bartow, FL 33830; that the Decedents date of death was December 25, 2021; that the total value of the asset is \$5,500,00 and that the names and addresses of those to whom it has been assigned by such order are:

Address Name Dorvilmar Dorcely 3016 White Cedar Circle Kissimmee, FL, 34741 Auvilus Dorcely

2719 Numilla Drive, Orlando FL

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

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

The date of first publication of this

**Person Giving Notice:** Dorvilmar Dorcely Personal Representative

Tyrone N. Watson, Esq. Attorney

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA.

CASE No. 2022CA003515000000 PRIMARY RESIDENTIAL MORTGAGE, INC., PLAINTIFF, VS. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSÍGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF DEVIN ROBERT HENKEL A/K/A DEVIN GILLEY (DECEASED), ET AL.

DEFENDANT(S).
To: ROBERT HENRY HENKEL A/K/A ROBERT HENKEL RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 206 Gayview Dr., Apt. 91, Knoxville, TN

37920 To: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF DEVIN ROBERT HENKEL A/K/A

DEVIN GILLEY (DECEASED) LAST KNOWN ADDRESS: 1836 N Crystal Lake Drive, 87, Lake-

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in

Polk County, Florida:

LOT 4, BLOCK 12, THE GROVE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 65, PAGE 29, OF THE PUBLIC RECORDS OF POLK COUNTY

32839

THE FLORIDA PROBATE CODE.

Notice is December 16, 2022.

Attorney for Person Giving Notice:

December 16, 23, 2022 22-01843K

### SECOND INSERTION

FLORIDA has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 01/17/2023 or immediately thereafter, otherwise a de-

fault may be entered against you for the relief demanded in the Complaint. This notice shall be published once a week for two consecutive weeks in the Business Observer.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686. at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711

Date: 12/8/2022 Stacy M. Butterfield Clerk of the Circuit Court

(SEAL) By: Tamika Joiner Deputy Clerk of the Court Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432 Our Case #: 22-001357-FNMA-F\2022CA003515000000\PRMI

December 16, 23, 2022 22-01840K

### FOURTH INSERTION

NOTICE OF ASSIGNMENT IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

Case No.: 2022-CA-003976 In re: Assignment for the Benefit of Creditor of

Assignor, To: PHILIP J. VON KAHLE,

TO: CREDITORS AND OTHER INTERESTED PARTIES:

PLEASE TAKE NOTICE that on November 22, 2022, a petition commencing an assignment for the benefit of creditors pursuant to chapter 727, Florida Statutes, made by Fresh Alternatives, LLC, assignor, with principal place of business at 1568 Town Center Drive, Lakeland, Florida, to Philip J. Von Kahle, assignee, whose address is 1885 Marina Mile Boulevard, Suite 103, Fort Lauderdale, Florida, was filed.

YOU ARE HEREBY further notified that in order to receive any dividend in this proceeding you must file a proof of claim with the assignee or the assignee's attorney on or before March 22, 2023.

Dec. 2, 9, 16, 23, 2022

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION

DIVISION CASE NO. 2018CA004006000000 AMERIHOME MORTGAGE

COMPANY, LLC, Plaintiff, vs. DON LAMASTER, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 19, 2019 in Civil Case No. 2018CA004006000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein AMERIHOME MORTGAGE COMPANY, LLC is Plaintiff and DON LAMASTER, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www. polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 3rd day of January, 2023 at 10:00 AM on the following described property as set forth in said Summary Final

Judgment, to-wit: Lot 11, Block F, Crooked Lake Park Tract Number 2, according

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY,

FLORIDA

CASE NO.: 2022-CA-0323

LESLY CORRIELUS; ROSEMARIE

CORRIELUS; OLIVIA FAULKNER;

PAUL FRITSCH; ALVA B. MYRIE;

DONNA L. KAHLO AND PETER B.

KAHLO, TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER

THE DONNA LEE KAHLO LIVING

TRUST. DATED FEBRUARY 10,

1992, AND ANY AMENDMENTS

THERETO; KEVIN KAHLO; and

HERITAGE ENTERPRISES FL,

Plaintiff, v.

KARI WRIGHT.

to the map or plat thereof, as recorded in Plat Book 39, Page 42, Public Records of Polk County, Florida.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 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: MRService@mccalla.com Fla. Bar No.: 0146803

6956135 20-01163-1

SECOND INSERTION

December 16, 23, 2022 22-01824K

### SECOND INSERTION

NOTICE OF SALE OF ABANDONED PROPERTY PURSUANT TO SECTION 715.109,

FLORIDA STATUTES Notice is hereby given that, on January 9, 2023, at 10:00 AM, at 2504 Ave. G NW, Winter Haven, FL 33880, Angel's REI, LLC, pursuant to Section 715.109, Florida Statutes, shall sell at public sale by competitive bidding the following property abandoned by Karl Walter Hoogerwerff and Barbara A. Hoogerwerff, to wit: A certain 1986 PALM doublewide mobile home, bearing VIN #s PH063524A and PH063524B.

All sales are as-is, where-is, with all faults, for cash, and subject to any and all ownership rights, liens, and security interests which have priority under law. The landlord, pursuant to statute, reserves the right to bid on the subject property in an attempt to recover unpaid storage costs and costs of advertis-ing and sale. Other sales terms and conditions may apply and will be announced at the sale.

December 16, 23, 2022 22-01858K

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

File No.: 22CP-4193 IN RE: ESTATE OF EMMETT MILES RIGDON, Deceased SSN: XXX-XX-7350

administration of the estate of EMMETT MILES RIGDON, deceased, whose date of death was October 3, 2022, and whose Social Security Number is XXX-XX-7350, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims 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 SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent

and other persons having claims or demands against decedent's estate must file their claims with this Court WITH-IN 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Signed on this 14th day of December, 2022.

Personal Representative: /s/ Dianna Brissell **Dianna Brissell** 3338 Parental Home Rd.

Jacksonville, FL 32216 Attorney for Personal Representative: /s/ Michael A. Johnson Michael A. Johnson Florida Bar #: 0474258 P.O. Box 1397 Lakeland, FL 33802-1397 Telephone: (863) 688-0741 Fax#: (863) 688-0472 Primary email: majlaw@tampabay.rr.com

December 16, 23, 2022 22-01849K

The aforesaid sale will be made pur-

suant to the Consent Final Judgment

entered in Case No. 2022-CA-002038,

now pending in the Circuit Court of the

### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2022-CA-002038 SOUTHSTATE BANK, N.A. formerly known as CenterState Bank, N.A. formerly known as CenterState Bank of Florida N.A Plaintiff, vs. DISTINCTIVE GROUP LLC, a

Florida limited liability company; DENISE A. CATASUS, an individual; DEREK CATASUS, an individual; HALEY CATASUS, an individual; WINTER RIDGE CONDOMINIUM HOMEOWNERS ASSOCIATION, INC., a Florida not for profit corporation; FIRST UNKNOWN TENANT IN POSSESSION; and SECOND UNKNOWN TENANT IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN that on the 3rd day of January, 2023, at 9:00 A.M. at, or as soon thereafter as same can be done at www.polk.realforeclose. com, the Clerk of this Court will offer for sale to the highest bidder for cash in accordance with Section 45.031, Florida Statutes, the following real and personal property, situate and being in Polk County, Florida to-wit:

Condominium Unit 165, WINTER RIDGE CONDOMINIUM, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof, as recorded in Official Records Book 3047 Page 2235, as amended from time to time, of the Public Records of Polk County, Florida.

Commonly known as: 610 Ridge Terrace, Winter Haven, Florida 33881 Parcel No.: 26-28-09-530002-

001650

Primary Email: egolden@burr.com Secondary Email: mlucca-cruz@burr.com Gennifer L. Bridges, Esq. Florida Bar Number: 72333 Primary Email: gbridges@burr.com Secondary Email: nwmoslev@burr.com BURR & FORMAN LLP 200 S. Orange Avenue, Suite 800 Orlando, FL 32801 Telephone: (407) 540-6600

Tenth Judicial Circuit in and for Polk 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 WITHIN 60 DAYS. If you are a person with a disability who needs any accommodation in order to participate in this proceeding. vou are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin-

istrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 8th day of December, /s/ Gennifer L. Bridges

Eric S. Golden, Esq. Florida Bar Number: 0146846 Facsimile: (407) 540-6601 ATTORNEYS FOR PLAINTIFF 49570179 v1 December 16, 23, 2022

# Who benefits from legal notices?

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

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

### Defendants. To LESLY CORRIELUS; ROSEMARIE CORRIELUS; PAUL FRITSCH; ALVA B. MYRIE: KARI WRIGHT

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

INDIAN LAKE EST UNIT 13 SEC 17 31 30 PB 40 PG 20BLK 353 LOT 10 More commonly known as: 0 Laguna Drive, Indian Lake Estates FL 33855 AND/OR INDIAN LAKE EST UNIT 4 SEC 8 31 30 PB 39 PG 30 BLK152 LOT 23 More commonly known as: 0 Magnolia Dr., Indian Lake Estates, FL 33855 AND/OR INDIAN LAKE EST UNIT 6 SEC 12 31 29 PB 40 PG 41BLK 238 LOT 21 More commonly known as: 0 Oleander Drive, Indian Lake Estates FL 33855 AND/OR INDIAN LAKE

ESTS UNIT 5 SEC 7 31 30 PB 39 PG 31BLK 202 LOT 12 More commonly known as: 0 Orchid Drive, Indian Lake Estates FL 33855

has been filed by Plaintiff, HERITAGE ENTERPRISES FL, LLC, 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 January 16, 2023 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Witness my hand and the seal of this court on this 9th day of December,

> Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Asuncion Nieves Deputy Clerk

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 Dec. 16, 23, 30, 2022; Jan. 6, 2023 22-01855K

BARRED.

### SECOND INSERTION

THIRD INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 22-CP-003888 IN RE: ESTATE OF SEAN MICHAEL FOXEN a/k/a JOHN JOSEPH FOXEN a/k/a JOHN MICHAEL FOXEN,

**Deceased.**The administration of the estate of SEAN MICHAEL FOXEN, also known as JOHN JOSEPH FOXEN A/K/A JOHN MICHAEL FOXEN, deceased, whose date of death was March 12, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT, IN

AND FOR POLK COUNTY, FLORIDA

CASE NO.:

532022CA003411000000

YOU ARE HEREBY NOTIFIED that

an action to quiet title on the following

property located 146 8th Street, Winter

Haven, FL 33880, and more fully de-

Begin at the NE corner of Lot 8 of A RESUBDIVISION OF LOT 30

WAHNETA FARMS, as shown on

the Map or Plat thereof recorded

in Plat Book 17, Page 15, Public Records of Polk County, Florida,

thence run Southwesterly along

the SE boundary 368.14 feet to a

Point of Beginning; thence run

Northwesterly at a right angle to

the previous course a distance of 137.5 feet; thence Southwesterly

parallel to the SE boundary a dis-

tance of 49.40 feet; thence run

Southeasterly 137.5 feet to the

Southeasterly boundary of said

Lot 8: thence run Northeasterly to

the Point of Beginning a distance

of 49.40 feet, more or less; LESS

right-of-way of Eighth Street pre-

viously deeded to Polk County,

has been filed against you, and you

are required to serve a copy of writ-

ten defenses, if any, to this action, on

The Law Office of Paul A. Krasker,

Parcel No.: 05-668500-000808

Florida

MASCORRO CONSTRUCTION.

INC., a Florida corporation,

Plaintiff, vs. JAMES M. KOCH,

To: James M. Koch

2630 Watson Lane

scribed as follows:

(last known address)

Haines City, FL 33844

Defendants.

All other creditors of the decedent

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

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

NOTWITHSTANDING THE TIME 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. KELLY CARTER FOXEN Personal Representative 807 Krenson Woods Lane Lakeland, FL 33801

Robert D. Hines, Esquire Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Ave., Suite B Tampa, FL 33612

Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com December 16, 23, 2022

5, 2023; otherwise a default judgment

may be entered against you for relief

This Notice of Action shall be published in the Polk County Business

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 Public Information

Dept., Pasco County Government Center, 7530 Little Rd., New Port

Richey, FL 34654; (727) 847-8110

(V) in New Port Richey; (352) 521-

4274, ext 8110 (V) in Dade City 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

impaired call 711. The court does not

provide transportation and cannot

accommodate for this service. Persons

with disabilities needing transportation

to court should contact their local

public transportation providers for

information regarding transportation

OF SAID COURT on this 29 day of

The Law Office of Paul A. Krasker, P.A.

1615 Forum Place, Fifth Floor

West Palm Beach, FL 33401

service@kraskerlaw.com

Dec. 9, 16, 23, 30, 2022

WITNESS MY HAND AND SEAL

Stacy M. Butterfield

As Deputy Clerk

22-01802K

CLERK OF THE COURT

(SEAL) By: /s/ Asuncion Nieves

services.

NOV., 2022.

demanded in the Complaint.

Observer, on December 9, 2022.

22-01831K

### SECOND INSERTION

**POLK COUNTY** 

NOTICE TO CREDITORS and other persons having claims or de-IN THE CIRCUIT COURT FOR mands against decedent's estate must POLK COUNTY, file their claims with this court WITH-FLORIDA IN 3 MONTHS AFTER THE DATE OF PROBATE DIVISION THE FIRST PUBLICATION OF THIS PROBATE FILE NO. ALL CLAIMS NOT FILED WITHIN 53-2022-CP-003548-0000-XX IN RE: Estate of THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-BEVERLY DILLASHAW, **Deceased.**The administration of the estate of Bev-TION 733.702 WILL BE FOREVER BARRED. erly Dillashaw, deceased, whose date NOTWITHSTANDING THE TIME of death was May 28, 2022, is pending PERIODS SET FORTH ABOVE, ANY in the Circuit Court for Polk County, Florida, Probate Division, the address

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/ William E. Dillashaw III William E. Dillashaw III 4230 Chambers Street

Lake Wales, Florida 33898 Attorney for Personal Representative: /s/ Amy L. Phillips AMY L. PHILLIPS Florida Bar No. 91682 P.O. Box 4397 Winter Haven, FL 33885 (863) 268-8292 amy@amyphillipspllc.com

All other creditors of the decedent

December 16, 23, 2022 22-01829K

### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE P.A. at 1615 Forum Place, Fifth Floor, TENTH JUDICIAL CIRCUIT IN AND West Palm Beach, FL 33401, and file FOR POLK COUNTY, FLORIDA the original with the Clerk within 30 CASE NO. days after the first date of publication of this notice, or on or before January

ON THEM.

532022CA003121000000 WELLS FARGO BANK, N.A. Plaintiff, v. THE UNKNOWN HEIRS,

of which is 255 North Broadway Ave,

Bartow FL 33830. The names and ad-

dresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and

other persons having claims or de-

mands against decedent's estate on

whom a copy of this notice is required

to be served must file their claims with this court ON OR BEFORE

THE LATER OF 3 MONTHS AFTER

THE TIME OF THE FIRST PUBLI-

CATION OF THIS NOTICE OR 30

DAYS AFTER THE DATE OF SER-

VICE OF A COPY OF THIS NOTICE

ney are set forth below.

GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF GUERRY WARDELL A/K/A GUERRY D. WARDELL A/K/A GUERRY VAN BUREN DOBBINS WARDELL, DECEASED, ET AL. Defendants. TO: JASON WARDELL,

Current residence unknown, but whose last known address was: 4530 HIGHLAND LANE, LAKE-LAND, FL 33813 AND

THE UNKNOWN HEIRS, GRANT-EES, DEVISEES, LIENORS, TRUST-EES, AND CREDITORS OF GUER-RY WARDELL A/K/A GUERRY D. WARDELL A/K/A GUERRY VAN BUREN DOBBINS WARDELL, DE-CEASED

Current Residence Unknown, but whose last known address was: HOLLINGSWORTH CREEK, LAKELAND, FL 33803-2354

YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow ing property in Polk County, Florida,

LOT(S) 8, OF HOLLING-SWORTH CREEK AS RE-CORDED IN PLAT BOOK 71, PAGE 50, ET SEQ., OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before Jan. 9, 2023 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 9000, Drawer CC-2, Bartow, FL 33831-9000, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of the Court on this 1st day of Dec., 2022. Stacy M. Butterfield

Clerk of the Circuit Court (SEAL) By: /s/ Asuncion Nieves Deputy Clerk

eXL Legal, PLLC, Plaintiff's attorney, 12425 28th Street North, Suite 200, St. Petersburg, FL 33716 1000008049

December 16, 23, 2022 22-01842K

### SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION: CASE NO.: 2014CA-003891-0000-00 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE UNDER THE POOLING AND

SERVICING AGREEMENT RELATING TO IMPAC SECURED ASSETS CORP., MORTGAGE PASS-THROUGH CERTIFICATES. SERIES 2007-2, JORGE SOTO: LUZ SOTO A/K/A

LUZ M. SOTO; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR DECISION ONE MORTGAGE COMPANY, LLC; ASSOCIATION OF POINCIANA VILLAGES, INC.: POINCIANA VILLAGE THREE ASSOCIATION, INC.; UNKNOWN TENANT #1 IN POSSESSION OF THE SUBJECT PROPERTY; UNKNOWN TENANT #2 IN POSSESSION OF THE SUBJECT

PROPERTY Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 15th day of November 2022, and entered in Case No. 2014CA-003891-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE IMPAC SECURED ASSETS CORP. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-2 is the Plaintiff and JORGE SOTO LUZ SOTO MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR DECISION ONE MORTGAGE COMPANY, INC. DMS CONSTRUCTION, LLC POINCIANA VILLAGE THREE ASSOCIATION, INC. UNKNOWN TENANT #1 N/K/A MINDY SOTO; and ASSOCIATION

OF POINCIANA VILLAGES, INC. IN POSSESSION OF THE SUBJECT

PROPERTY are defendants. STACY M.

BUTTERFIELD, CPA as the Clerk of

the Circuit Court shall sell to the high-

est and best bidder for cash electroni-

cally at www.polk.realforeclose.com at,

10:00 AM on the 17th day of January 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK 787, POIN-CIANA, NEIGHBORHOOD 5 NORTH, VILLAGE 3, AC-CORDING TO THE OFFICIAL PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGES THROUGH 42, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program

Dated this 14th day of December By: /s/ Lindsay Maisonet, Esq.

Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 20-01324

December 16, 23, 2022 22-01859K

SECOND INSERTION

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

File No. 532022CP0032230000XX Division 14 IN RE: ESTATE OF IVA LEE REED, Deceased.

The administration of the estate of IVA LEE REED, deceased, whose date of death was August 28, 2021, is pending in the Circuit Court for POLK County Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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/ Margarett Fields MARGARETT FIELDS

219 Grace Avenue Dundee, Florida 33838 Attorney for Personal Representative: /s/ Rodolfo Suarez Ir 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 16, 23, 2022 22-01830K

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA

CASE NO.: 2022-CA-001033 PENNYMAC LOAN SERVICES, LLC.

Plaintiff, v. ANDREW RYAN YOUNGBLOOD, et al..

Defendants. NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on January 26, 2023, at 10:00 a.m. ET, via the online auction site at www.polk. realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit:

Lot(s) 150, LAKE BLUFF AT TOWN CENTER EAST - PHASE 1, according to the plat as recorded in Plat Book 161, Page 1 through 4, of the Public Records of Polk County, Florida.

Property Address: 265 Arbor Lakes Drive, Davenport, FL, 33896

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

Any person claiming an interest in

the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attornev.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711.

SUBMITTED on this 9th day of December, 2022. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff

December 16, 23, 2022 22-01826K

### SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

Case #: 2021CA003231000000 Wells Fargo Bank, N.A. Plaintiff, -vs.-

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Al Joseph Mitchell, Sr., Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Irissie Taylor Mitchell a/k/a Irissie Taylor Davis a/k/a Irrisie Patricia Taylor; Al Joseph Mitchell, Jr.; Alysia Janelle Siller a/k/a Alysia Janelle Mitchell; Jarrod Antwone Mitchell; Al Joseph Stenson a/k/a Al J. Stenson; Unknown Spouse of Irissie Taylor Mitchell a/k/a Irissie Taylor Davis a/k/a Irrisie Patricia Taylor; Unknown Spouse of Al Joseph Mitchell, Jr.; Unknown Spouse of Alysia Janelle Siller a/k/a Alvsia Janelle Mitchell: Unknown Spouse of Jarrod Antwone Mitchell; Unknown Spouse of Al Joseph Stenson a/k/a Al J. Stenson; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Mandi M. Rose a/k/a Mandi Marie Rose: Rachael I. Lopez a/k/a Rachael Insua Lopez; State of Florida, Department of Revenue

Defendant(s). TO: Rachael I. Lopez a/k/a Rachael Insua Lopez: LAST KNOWN ADDRESS: 5516 CLARCONA POINTE WAY, APT

418, Orlando, FL 32810 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Polk County, Florida, more particularly described as follows:

LOTS 8 AND 16, ROBINSON SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 31, PAGE 14, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. SAID SUBDIVI-SION BEING LOCATED IN THE NORTH 391 FEET OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 29 SOUTH, RANGE 27 EAST.

more commonly known as 6197 Waverly Road, Waverly, FL 33877.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of this Court on the 6th day of December 2022. Default Date: January 16, 2023

Stacy M. Butterfield Circuit and County Courts (SEAL) By: /s/ Asuncion Nieves Deputy Clerk

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

LOGS LEGAL GROUP LIP Attorneys for Plaintiff 2424 North Federal Highway, Suite 360

Boca Raton, FL 33431 21-325246 FC01 WEQ December 16, 23, 2022 22-01856K

### SECOND INSERTION NOTICE OF SALE PURSUANT TO

CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2017CA001009000000 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. THE UNKNOWN HEIRS, DEVI-SEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UN DER, OR AGAINST, MARGARET L.

THOMAS, DECEASED, et al,

Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated November 7, 2022, and entered in Case No. 2017CA001009000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Mortgage Assets Management, LLC, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Margaret L. Thomas, deceased, Christie Lee Thomas, Glenda Lee Thomas, Glenn Alan Thomas, Lake Gibson Village Homeowners Association, Inc., Polk County, Florida Clerk of the Circuit Court, State of Florida, United States of America Acting through Secretary of Housing and Urban Development, William Moffatt, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the January 6, 2023 the following described property as set forth in said

Final Judgment of Foreclosure: LOT 26A, BEGIN AT THE NORTHWEST CORNER OF LOT 26. LAKE GIBSON VILLAGE, AS RECORDED IN PLAT BOOK 88, PAGE 46, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, RUN THENCE NORTH 60 DE-GREES 44 MINUTES 23 SEC- ONDS EAST 111.15 FEET TO A POINT ON A CURVE CONCAVE TO THE RIGHT HAVING A RA-DIUS OF 50.00 FEET A DELTA OF 26 DEGREES 29 MINUTES 54 SECONDS TANGENT OF 11.77 FEET AN ARC LENGTH OF 23.12 FEET TO THE PRO-LONGATION OF A LINE THAT RUNS THROUGH AN 8 INCH CONCRETE BLOCK WALL, THENCE SOUTH 35 DEGREES 44 MINUTES 30 SEC-ONDS WEST 123.99 FEET, RUN SOUTH 88 DEGREES 52 MIN-LITES 47 SECONDS WEST 13 77 FEET., RUN N 22 DEGREES 29 MINUTES 21 SECONDS W 68.72 FEET TO THE POINT OF BE-GINNING.

A/KIA 205 MARBLE LANE, LAKELAND, FL 33809

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 12 day of December, 2022. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 servealaw@albertellilaw.com By: /s/ Justin Ritchie Florida Bar # 106621 Justin Ritchie, Esq. CT - 17-002628 December 16, 23, 2022 22-01841K

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-003906

IN RE: ESTATE OF THELMA FAY TOWNSEND, Deceased.

The administration of the estate of THELMA FAY TOWNSEND, deceased, whose date of death was February 18, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL  $33830. \ The \ names \ and \ addresses \ of the$ personal representative and the personal representative's attorney are set forth below.

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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.

DOUGLAS CAUDILL Personal Representative 1121 Trimble Drive

Lakeland, FL 33801 Robert D. Hines, Esq.
Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com

### SECOND INSERTION

**POLK COUNTY** 

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

File No. 532022CP0034430000XX **Division Probate** IN RE: ESTATE OF MARK RUSSELL CORYELL Deceased.

The administration of the estate of Mark Russell Coryell, deceased, whose date of death was February 4, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 930 E Parker Street, Room 240, Lakeland, Florida 33801-1929. 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED. The date of first publication of this notice is December 16, 2022.

Personal Representative: Donna Coryell 4225 1st Street NW

Lakeland, Florida 33810 Attorney for Personal Representative: Gregory J. Nussbickel Attorney for Petitioner Florida Bar Number: 580633 The Nussbickel Law Firm, PA 12500 Brantley Commons Ct., Suite #3 Fort Myers, Florida 33907-5969 Telephone: (239) 900-9455 E-Mail: greg@will.estate Secondary E-Mail: margov@will.estate Dcember 16, 23, 2022 22-01837K

### SECOND INSERTION

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

File No.: 532022CP0037100000XX Division: 14 IN RE: ESTATE OF KENNETH LEE HARPER, Deceased.

The administration of the estate of KENNETH LEE HARPER, deceased, whose date of death was February 7, 2022, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N Broadway Ave, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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.

Personal Representative: /s/ Lisa Lee Van Pelt LISA LEE VAN PELT 1130 Lee Avenue

Bartow, Florida 33830 Attorney for Personal Representative: /s/ Rodolfo Suarez RODOLFO SUAREZ, JR., ESQ.

Attorney Florida Bar Number: 013201 9100 South Dadeland Blvd, Suite 1620 Miami, FL 33156 Telephone: (305) 448-4244

E-Mail: rudy@suarezlawyers.com December 16, 23, 2022 22-01847K

### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2022-CA-1251

MIDFLORIDA CREDIT UNION, Plaintiff, v. THE ESTATE OF LELAND E. WORLEY, DECEASED; THE UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF LELAND E. WORLEY; THE UNKNOWN HEIRS OF LELAND E. WORLEY; JESSICA LYNN WORLEY; UNKNOWN SPOUSE OF JESSICA LYNN WORLEY; TENANT #1; TENANT #2; AND ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,

Defendants. NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on December 8, 2022, in this case in the Circuit Court of Polk County, Florida, the real property described as:

Lot 5, 6, and 7, and the W 1/2of Lot 4, Kossuthville Florida Townsite and Farm Unit No.1, according to map or plat thereof recorded in Plat Book 17, Page 50, Public Records of Polk County, Florida. AND

Lot 8, 9, 10, and 11, Kossuthville Florida Townsite and Farm Unit No 1, according to map or plat thereof recorded in Plat Book 17, Page 50, Public Records of Polk County, Florida.

December 16, 23, 2022 22-01857K

Parcel Identification No.: 25-28-18-346500-000080

Property Address: 3820 Roberts Avenue, Auburndale, Florida 33823 will be sold at public sale, to the highest and best bidder for cash, on-line at www.polk.realforeclose.com, on March 9, 2023, at 10:00 a.m.

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 sixty (60) days after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATE: December 13, 2022 Gregory A. Sanoba, Esquire Florida Bar No. 955930 greg@sanoba.com THE SANOBA LAW FIRM 422 South Florida Avenue Lakeland, Florida 33801 Telephone: 863/683-5353 Facsimile: 863/683-2237 Attorney for Plaintiff December 16, 23, 2022 22-1848K

### SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2022CC-006936-0000-WH GRENELEFE COUNTRY HOME OWNERS ASSOCIATION, INC., Petitioner, v.

ERIC JACK, and DEBRA JACK, **Respondents.** TO: ERIC JACK and DEBRA JACK, 13

Canterbury Dr., Haines City, FL 33844. YOU ARE NOTIFIED that an action for declaratory judgment, to establish and foreclose and equitable lien, and for other relief regarding the following property in Polk County, Florida:

GRENELEFE TOWNHOUSE AREA - TRACT 25-A (Country Home) - Starting at the South-west corner of Section 6, Township 26 South, Range 28 East, Polk County, Florida, run thence North 00°22'58" West, along the West line of said Section 6 a distance of 1529.54 feet; thence run North 89°37'02" East a distance of 941.12 feet to the POINT OF BEGINNING; thence run North 51°49'00" East a distance of 77.18 feet; thence run South 36°26'07" East a distance of 218.64 feet to a point on the Northwesterly right-of-way of Canterbury Drive, thence run South 47°32'19" West along said rightof-way a distance of 58.29 feet thence run North42°27'41" West along said right-ofway a distance of 25.00 feet: thence run South 47°32'19' along said way, a distance of 21.18 feet; thence run North 34°57'46' West a distance of 199.90 feet

to the POINT OF BEGIN-NING. Subject to a Party-Wall Agreement over the Eastfeet thereof. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Christopher A. Desrochers, Esq., the Plaintiff's attorney, whose address is 2504 Ave. G NW, Winter Haven, FL 33880 within 30 days after the date of the first publication of this notice, and file the original with the clerk of this Court either before service on the Plaintiff's attorney or immediately thereaf-

ter; otherwise a default will be entered

against you for the relief demand-

ed in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated on 12/12/2022 STACY M. BUTTERFIELD, CLERK OF THE CIRCUIT COURT (SEAL) By: Vergenise Ayala As Deputy Clerk Plaintiff's Attorney:

Christopher A. Desrochers, Esq., Christopher A. Desrochers, P.L., 2504 Ave. G NW. WinterHaven, FL 33880. (863) 299-8309. Email: cadlawfirm@hotmail.com Default Date 1/18/2023 December 16, 23, 2022 22-01846K

### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2022CA001537 MEADOW WALK AT FOUR CORNERS HOMEOWNERS ASSOCIATION, INC., A Florida Not-For-Profit Corporation, Plaintiff, v. DINORAH FERNANDEZ; UNKNOWN SPOUSE OF DINORAH FERNANDEZ; ANGEL MIGUEL FLORES; UNKNOWN SPOUSE OF ANGEL MIGUEL FLORES & ANY UNKNOWN PERSON(S) IN POSSESSION, Defendants.

TO: UNKNOWN SPOUSE OF DINO-RAH FERNANDEZ 1090 Cypress Fox Boulevard

Davenport, FL 33897 If alive, and if dead, all parties claiming interest by, through, under or against UNKNOWN SPOUSE OF DINORAH FERNANDEZ, and all parties having or claiming to have any right, title, or interest in the property described

herein.
YOU ARE HEREBY NOTIFIED that an action seeking to foreclose a homeowner association assessment lien has been filed on the following described property:

Lot 23, MEADOW WALK PHASE 1, according to the plat thereof as recorded in Plat Book 179, Page(s) 20 through 24, of the Public Records of Polk County, Florida. Property Address: 1090 Cypress Fox Boulevard, Davenport, FL

33897 has been filed against you and you are

required to serve a copy of your written defenses, if any, to it, on MEADOW WALK AT FOUR CORNERS HOME-OWNERS ASSOCIATION, INC., c/o Sarah E. Webner, Esq., The Law Office of Wonsetler & Webner, P.A., 860 N. Orange Avenue, Suite 135, Orlando, FL 32801 within 30 days from the date of the 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.

This is an attempt to collect a debt. Any information will be used for that purpose.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of

this Court on 8-12-22. Default Date: 9/19/22

Stacy M. Butterfield Polk County Clerk of Court (SEAL) By Courtney Scott Deputy Clerk

Sarah E. Webner, Esq., The Law Office of Wonsetler & Webner, P.A. 860 N. Orange Avenue, Suite 135 Orlando, FL 32801 December 16, 23, 2022 22-01828K

### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

Case #: 2018-CA-002038

DIVISION: 11 Selene Finance LP Plaintiff, -vs.-Ezekial Gardner: Ethel Louise Gardner a/k/a Ethel L. Gardner a/k/a Ethel Gardner; United States of America, Acting Through the Secretary of Housing and Urban Development; 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

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-002038 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Selene Finance LP, Plaintiff and Ezekial Gardner are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on January 4, 2023, the following described property as set forth in said

Final Judgment, to-wit: LOTS 53, 54 AND 55, MOBILE HOME VILLAGE, AN UNRE-CORDED SUBDIVISION, BE-ING MORE PARTICULARLY

DESCRIBED AS FOLLOWS: THE NORTH 75.00 FEET OF THE SOUTH 625.00 FEET OF THE EAST 100.00 FEET OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 28 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 2007, MAKE: FLEETWOOD, VIN#: GAF-L707A56796ET31 AND VIN#: GAFL707B56796ET31.

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 THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING. YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-ULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 18-312054 FC01 SLE  $December \, 16, \, 23, \, 2022 \quad \ 22 \text{--}01827 K$ 

### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2022CA-000894-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. CHERYL ANN MCEWAN; FLORIDA HOUSING FINANCE CORPORATION; SQUIRE'S GROVE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN SPOUSE OF CHERYL ANN MCEWAN: UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY.

Defendants. NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated the 8th day of December 2022 and entered in Case No. 2022CA-000894-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and FLORIDA HOUS-ING FINANCE CORPORATION SQUIRE'S GROVE HOMEOWNERS ASSOCIATION, INC. BRANDON J. ANDERSON BRANDI JANELLE AN-DERSON A/K/A BRANDI ANDER-SON UNKNOWN TENANT N/K/A LEE WHITE UNKNOWN TENANT N/K/A ANTWAN SALTERS; and UN-KNOWN HEIRS BENEFICIARIES. DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF CHER-YL ANN MCEWAN IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTER-FIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www. polk.realforeclose.com at, 10:00 AM on the 17th day of May 2023, the following described property as set forth in said LOT 100, SQUIRE'S GROVE, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 137, PAGES 41 THROUGH 43. OF THE PUBLIC RECORDS

OF POLK COUNTY, FLORIDA IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

By: /s/ Lindsay Maisonet, Esq. Lindsav Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516eservice@decubaslewis.com 22-00411

December 16, 23, 2022 22-01860K

impaired, call 711. Dated this 14th day of December

### SECOND INSERTION

RE\_NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2020-CA-000525 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. JAMES C. MILLS A/K/A JAMES CARL MILLS, STEPHANIE MILLS; UNKNOWN SPOUSE OF JAMES C. MILLS A/K/A JAMES CARL MILLS: UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, et al., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Cancel and Reschedule the December 27, 2022 Foreclosure dated the 6th day of December, 2022, and entered in Case No. 2020-CA-000525, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and JAMES MILLSA/K/A JAMES CARL MILLS; STEPHANIE MILLS; and UNKNOWN TENANTS IN POSSES-SION OF THE SUBJECT PROPERTY are defendants. Stacy M. Butterfield as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com at 10:00 AM on the 20th day of January, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 4, WOODHAVEN, AN UN-RECORDED SUBDIVISION, DESCRIBED AS FOLLOWS: THE SOUTH 137 FEET OF THE NORTH 2223 FEET OF THE EAST 330 FEET OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 29 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA. SUBJECT TO AN EASEMENT FOR ROAD

PURPOSES OVER THE WEST 30 FEET THEREOF AND SUB-JECT TO AN EASEMENT FOR DRAINAGE, BRIDLE PATH AND UTILITIES, INCLUSIVE OVER THE EAST 15 FEET THEREOF.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE, PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, (863) 534-4690, WITHIN TWO (2) WORK-ING DAYS OF YOUR RECEIPT OF THIS DOCUMENT; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL TDD (863) 534-7777 OR FLOR-IDA RELAY SERVICE 711. Dated this 9th day of December 2022

By: /s/Migdalia Jordan Migdalia Jordan Bar No. 125410 Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 2200 W. Commercial Blvd, Suite 103 Ft. Lauderdale, FL 33309 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM 22FL373-0109 December 16, 23, 2022 22-01836K

# The History

# **How We Got Here**

# Cradle Condition of the Condition of the

The election of 1932 changed how the public viewed the role of government. Every decade since, government has continually expanded, with greater regulation and one failed welfare program after another.

### BY MILTON & ROSE FRIEDMAN

he presidential election of 1932 was a political watershed for the United States.

Herbert Houser seeking re-election on the

Herbert Hoover, seeking re-election on the Republican ticket, was saddled with a deep depression. Millions of people were unemployed. The standard image of the time was a breadline or an unemployed person selling apples on a street corner.

Though the independent Federal Reserve System was to blame for the mistaken monetary policy that converted a recession into a catastrophic depression, the president, as the head of state, could not escape responsibility. The public had lost faith in the prevailing economic system. People were desperate. They wanted reassurance, a promise of a way out.

Franklin Delano Roosevelt, the charismatic governor of New York, was the Democratic candidate. He was a fresh face, exuding hope and optimism.

True enough, he campaigned on the old principles. He promised if elected to cut waste in government and balance the budget, and berated Herbert Hoover for extravagance in government spending and for permitting government deficits to mount.

At the same time, both before the election and during

the interlude before his inauguration, Roosevelt met regularly with a group of advisers at the Governor's Mansion in Albany — his "brain trust," as it was christened. They devised measures to be taken after his inauguration that grew into the "New Deal" FDR had pledged to the American people in accepting the Democratic nomination for president.

The election of 1932 was a watershed in narrowly political terms.

In the 72 years from 1860 to 1932, Republicans held the presidency for 56 years, Democrats for 16. In the 48 years from 1932 to 1980, the tables were turned: Democrats held the presidency for 32 years, Republicans for

The election was also a watershed in a more important sense: It marked a major change in both the public's perception of the role of government and the actual role assigned to government.

One simple set of statistics suggests the magnitude of the change. From the founding of the Republic to 1929, spending by governments at all levels — federal, state, and local — never exceeded 12% of the national income except in time of major war, and two-thirds of that was state and local spending. Federal spending typically amounted to 3% or less of the national income.

Since 1933, government spending has never been less than 20% of national income and is now over 40%, and two-thirds of that is spending by the federal government

True, much of the period since the end of World War II has been a period of cold or hot war. However, since 1946 non-defense spending alone has never been less than 16% of the national income and is now roughly one-third the national income. Federal government spending alone is more than one-quarter of the national income in total, and more than a fifth for non-defense purposes alone. By this measure, the role of the federal government in the economy has multiplied roughly tenfold in the past half-century.

# 4477

The role of the federal government in the economy has multiplied roughly tenfold in the past half-century.

### **ROOSEVELT'S UTOPIAN FANTASY**

Roosevelt was inaugurated on March 4, 1933 — when the economy was at its lowest ebb. Many states had declared a banking holiday, closing their banks. Two days after he was inaugurated, President Roosevelt ordered all banks throughout the nation to close.

But Roosevelt used his inaugural address to deliver a message of hope, proclaiming that "the only thing we have to fear is fear itself." And he immediately launched a frenetic program of legislative measures — the "100 days" of a special congressional session.

The members of FDR's brain trust were drawn mainly from the universities — in particular, Columbia University. They reflected the change that had occurred earlier in the intellectual atmosphere on the campuses — from

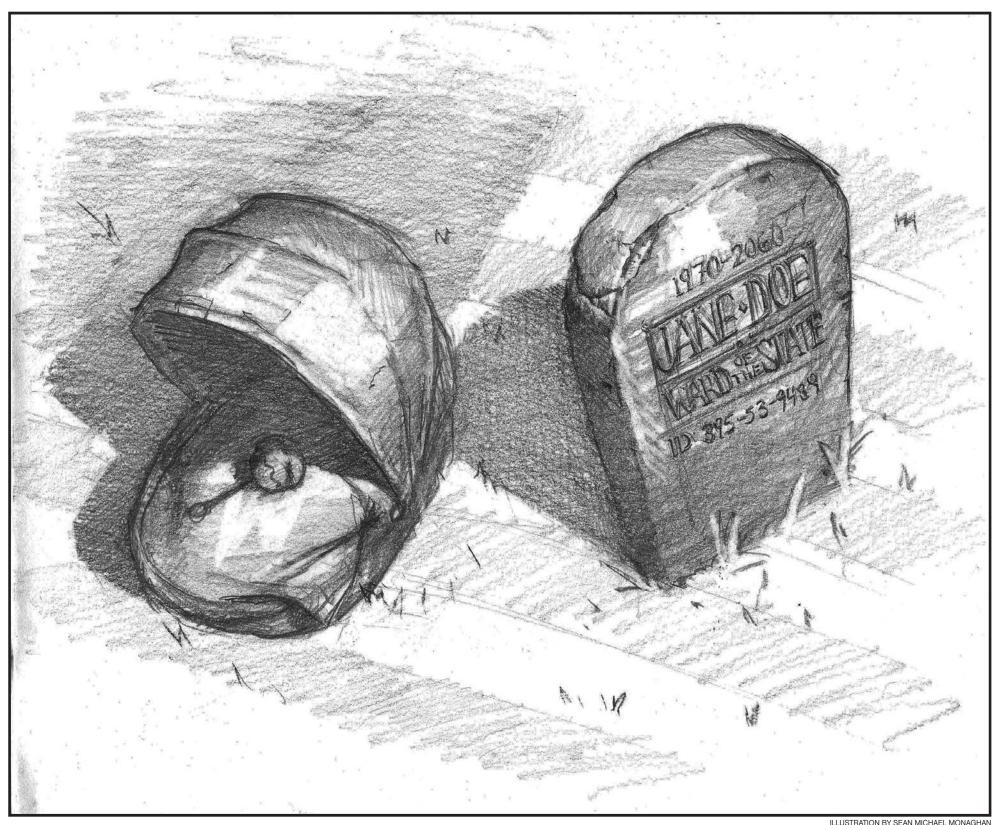


ILLUSTRATION BY SEAN MICHAEL MONAGHAN

belief in individual responsibility, laissez faire and a decentralized and limited government to belief in social responsibility and a centralized and powerful government. It was the function of government, they believed, to protect individuals from the vicissitudes of fortune and to control the operation of the economy in the "general interest," even if that involved government ownership and operation of the means of production.

These two strands were already present in a famous novel published in 1887, "Looking Backward," by Edward Bellamy, a utopian fantasy in which a Rip Van Winkle character who goes to sleep in the year 1887 awakens in the year 2000 to discover a changed world. "Looking backward," his new companions explain to him how the utopia that astonishes him emerged in the 1930s — a prophetic date-from the hell of the 1880s.

That utopia involved the promise of security "from cradle to grave" — the first use of that phrase we have come across — as well as detailed government planning, including compulsory national service by all persons over an extended period.

Coming from this intellectual atmosphere, Roosevelt's advisers were all too ready to view the depression as a failure of capitalism and to believe that active intervention by government — and especially central government — was the appropriate remedy. Benevolent public servants, disinterested experts, should assume the power that narrow-minded, selfish "economic royalists" had abused. In the words of Roosevelt's first inaugural address, "The money changers have fled from the high seats in the temple of our civilization."

In designing programs for Roosevelt to adopt, they could draw not only on the campus, but on the earlier experience of Bismarck's Germany, Fabian England and middle-way Sweden. The New Deal, as it emerged during the 1930s, clearly reflected these views.

It included programs designed to reform the basic structure of the economy. Some of these had to be abandoned when they were declared unconstitutional by the Supreme Courrt, notably the NRA (National Recovery Administration) and the AAA (Agricultural Adjustment Administration). Others are still with us, notably the Securities and Exchange Commission, the National Labor Relations Board, and nationwide minimum wages.

The New Deal also included programs to provide security against misfortune, notably Social Security (OASI: Old Age and Survivors Insurance), unemployment insurance and public assistance.

The New Deal also included programs intended to be strictly temporary, designed to deal with the emergency situation created by the Great Depression. Some of the temporary programs became permanent, as is the way with government programs.

The most important temporary programs included make work" projects under the Works Progress Admin istration, the use of unemployed youth to improve the national parks and forests under the Civilian Conservation Corps, and direct federal relief to the indigent.

At the time, these programs served a useful function. There was distress on a vast scale; it was important to do something about that distress promptly, both to assist the people in distress and to restore hope and confidence to the public. These programs were hastily contrived, and no doubt were imperfect and wasteful, but that was understandable and unavoidable under the circumstances. The Roosevelt administration achieved a considerable measure of success in relieving immediate distress and restoring confidence.

### **CENTRAL PLANNING TAKES OVER**

World War II interrupted the New Deal, while at the same time strengthening greatly its foundations. The war brought massive government budgets and unprecedented control by government over the details of economic life: fixing of prices and wages by edict, rationing of consumer goods, prohibition of the production of some civilian goods, allocation of raw materials and finished products, control of imports and exports.

The elimination of unemployment, the vast production of war materiel that made the United States the "arsenal of democracy" and unconditional victory over Germany and Japan — all these were widely interpreted as demonstrating the capacity of government to run the economic system more effectively than "unplanned capitalism."

One of the first pieces of major legislation enacted after the war was the Employment Act of 1946, which expressed government's responsibility for maintaining "maximum employment, production and purchasing power" and, in effect, enacted Keynesian policies into law.

The war's effect on public attitudes was the mirror image of the depression's. The depression convinced the public that capitalism was defective; the war, that centralized government was efficient. Both conclusions were false.

The depression was produced by a failure of government, not of private enterprise. As to the war, it is one thing for government to exercise great control temporarily for a single overriding purpose shared by almost all citizens and for which almost all citizens are willing to make heavy sacrifices; it is a very different thing for government to control the economy permanently to promote a vaguely defined "public interest" shaped by the enormously varied and diverse objectives of its citizens.

At the end of the war, it looked as if central economic planning was the wave of the future. That outcome was passionately welcomed by some who saw it as the dawn of a world of plenty shared equally. It was just as passionately feared by others, including us, who saw it as a turn to tyranny and misery. So far, neither the hopes of the one nor the fears of the other have been realized.

Government has expanded greatly. However, that expansion has not taken the form of detailed central economic planning accompanied by ever widening nationalization of industry, finance and commerce, as so many of us feared it would. Experience put an end to detailed economic planning, partly because it was not successful in achieving the announced objectives, but also because it conflicted with freedom.

That conflict was clearly evident in the attempt by the British government to control the jobs people could hold. Adverse public reaction forced the abandonment of the attempt. Nationalized industries proved so inefficient and generated such large losses in Britain, Sweden, France and the United States that only a few die-hard Marxists today regard further nationalization as desirable.

The illusion that nationalization increases productive efficiency, once widely shared, is gone. Additional nationalization does occur — passenger railroad service and some freight service in the United States, Leyland Motors in Great Britain, steel in Sweden. But it occurs for very different reasons — because consumers wish to retain services subsidized by the government when market conditions call for their curtailment or because workers in unprofitable industries fear unemployment. Even the supporters of such nationalization regard it as at best a necessary evil.

### SOCIALIZING RESULTS OF PRODUCTION

The failure of planning and nationalization has not eliminated pressure for an ever bigger government. It has simply altered its direction. The expansion of government now takes the form of welfare programs and of regulatory activities. As W. Allen Wallis put it in a somewhat different context, socialism, "intellectually bankrupt after more than a century of seeing one after another of its arguments for socializing the means of production demolished — now seeks to socialize the results of production."

In the welfare area, the change of direction has led to an explosion in recent decades, especially after President Lyndon Johnson declared a "War on Poverty" in 1964. New Deal programs of Social Security, unemployment insurance and direct relief were all expanded to cover new groups; payments were increased; and Medicare, Medicaid, food stamps and numerous other programs were added. Public housing and urban renewal programs were enlarged. By now there are literally hundreds of government welfare and income transfer programs.

The Department of Health, Education and Welfare, established in 1953 to consolidate the scattered welfare programs, began with a budget of \$2 billion, less than 5% of expenditures on national defense. Twenty-five years later, in 1978, its budget was \$160 billion, one and a half times as much as total spending on the Army, the Navy, and the Air Force. It had the third-largest budget in the world, exceeded only by the entire budget of the

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U.S. government and of the Soviet Union.

The department supervised a huge empire, penetrating every corner of the nation. More than one out of every 100 persons employed in this country worked in the HEW empire, either directly for the department or in programs for which HEW had responsibility but which were administered by state or local government units. All of us were affected by its activities. (In late 1979, HEW was subdivided by the creation of a separate Department of Education.)

No one can dispute two superficially contradictory phenomena: widespread dissatisfaction with the results of this explosion in welfare activities; and continued pressure for further expansion.

### **BAD MEANS FOR GOOD OBJECTIVES**

The objectives have all been noble; the results, disappointing. Social Security expenditures have skyrocketed, and the system is in deep financial trouble. Public housing and urban renewal programs have subtracted from rather than added to the housing available to the poor. Public assistance rolls mount despite growing employment.

By general agreement, the welfare program is a "mess" saturated with fraud and corruption. As government has paid a larger share of the nation's medical bills, both patients and physicians complain of rocketing costs and of the increasing impersonality of medicine. In education, student performance has dropped as federal intervention has expanded.

The repeated failure of well-intentioned programs is not an accident. It is not simply the result of mistakes of execution. The failure is deeply rooted in the use of bad means to achieve good objectives.

Despite the failure of these programs, the pressure to expand them grows. Failures are attributed to the miserliness of Congress in appropriating funds, and so are met with a cry for still bigger programs. Special interests that benefit from specific programs press for their expansion — foremost among them the massive bureaucracy spawned by the programs.

An attractive alternative to the present welfare system is a negative income tax. This proposal has been widely supported by individuals and groups of all political persuasions. A variant has been proposed by three presidents; yet it seems politically unfeasible for the foreseeable future.