

LEE COUNTY LEGAL NOTICES

FIRST INSERTION

Notice is hereby given that JOHN F LEONARDO, OWNER, desiring to engage in business under the fictitious name of JOHNNY WINDOWS PLUS located at 1460 CARMELLE DR, FT MYERS, FLORIDA 34135 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 20, 2023 23-00140L

FIRST INSERTION

Notice of Sale
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999 Sale date February 10, 2023 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309 37468 2003 Ford VIN#: 1FMZU63K23UC25265 Lienor: Napa Auto Centers of SW/FA's Auto & Fleet Svc 14420 S Tamiami Trl Ft Myers 239-288-4291 Lien Amt \$1378.73 Licensed Auctioneers FLAB422 FLAU 765 & 1911
January 20, 2023 23-00139L

FIRST INSERTION

NOTICE OF UNCLAIMED FUNDS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, PROBATE ACTION 93-GA-003078
IN RE: The Guardianship of Raymond K Morgan
To: Unknown Heirs of: Raymond K Morgan
You are hereby notified that pursuant to an Order entered by the Circuit Court, Robert Lipshutz, as Guardian, has deposited with the undersigned the sum of \$199.91, due to you, from the estate. You must claim said funds, less costs incurred, within six months from the first date of publication of this notice in accordance with the provisions of Florida Statute 744.534
KEVIN C. KARNES, CLERK OF COURTS
By: Heather Beachy, Deputy Clerk
Jan. 20; Feb. 17, 2023 23-00120L

FIRST INSERTION

TRUSTEE'S NOTICE OF SALE. Date of Sale: 02/21/2023 at 1:00 PM. Place of Sale: On sidewalk near main entrance awning at 2501 Thompson Street, Fort Myers, FL 33901. This Notice is regarding that certain timeshare interest owned by Obligor in Caribbean Beach Club, a Condominium, located in Lee County, Florida, as more specifically described in the Lien(s) referred to on Schedule "I". The Obligor has failed to pay when due the Assessments, Fees, and Taxes as assessed or advanced and is thereby in default of the obligation to pay such amounts as and when due Pursuant to that certain Declaration referred to below. Accordingly, the Caribbean Beach Club Association, Inc., a Florida non-profit corporation (Association) did cause a Claim of Lien ("Lien") to be recorded in the Public Records of Lee, Florida, as described on Schedule "I", thereby perfecting the lien of Assessments, Fees, and Taxes pursuant to the Declaration and sections 721.16 and 192.037 Florida Statutes. The Obligor and any junior lienholders have the right to cure the default and to redeem its respective interest, up to the date the trustee issues the certificate of sale, by paying in full the amounts owed as set forth on Schedule "I" attached hereto, which include the amount secured by each lien, per diem up to and including the day of sale, plus the estimated foreclosure costs in the amount of \$672.00, by delivering cash or certified funds to the Trustee. See Schedule "I" attached hereto for (1) the name and address of each Obligor, (2) the lien(s) reflecting the legal description of the timeshare interest, (3) the recording information for each Lien, (4) the amount secured by each Lien, and (5) the per diem amount to account for the further accrual of the amounts secured by each Lien. See Exhibit "A" attached hereto for the name and address of each Junior Interest holder, if applicable. The Association has appointed the following Trustee to conduct the trustee's sale: First American Title Insurance Company, a Nebraska corporation duly registered in the state of Florida as an Insurance Company, 400 S. Rampart Blvd, Suite

FIRST INSERTION

Notice is hereby given that JAGUAR LAND ROVER FT MYERS, OWNER, desiring to engage in business under the fictitious name of ART BY THE WAY located at 4471 WESTERN GAILS CT, UNIT 401, FORT MYERS, FLORIDA 33916 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 20, 2023 23-00161L

FIRST INSERTION

Notice of Self Storage Sale
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 Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storage-treasures.com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Tanner Thomas unit #00865; Kenneth Green unit #01254; Timothy J Fulcher unit #04268. 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.
January 20, 27, 2023 23-00124L

FIRST INSERTION

NOTICE OF UNCLAIMED FUNDS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, PROBATE ACTION 87-GA-002049
IN RE: The Guardianship of Dearmond, Anna Sue
To: Unknown Heirs of: Anna Sue Dearmond
You are hereby notified that pursuant to an Order entered by the Circuit Court, Robert M Lipshutz, as Guardian, has deposited with the undersigned the sum of \$2753.18, due to you, from the estate. You must claim said funds, less costs incurred, within six months from the first date of publication of this notice in accordance with the provisions of Florida Statute 744.534
KEVIN C. KARNES, CLERK OF COURTS
By: Heather Beachy, Deputy Clerk
Jan. 20; Feb. 17, 2023 23-00121L

290, Las Vegas, NV, 89145. Foreclosure HOA 123692-CBC2-HOA. Schedule "I": Obligors, Notice Address, Default Amount; AMY RAGONESE, PO BOX 414 UNADILLA, NY 13849 UNITED STATES, \$5,557.06; TONDA STEWART, 9385 Shawnee Trail Powell, OH 43065 UNITED STATES, \$6,473.49; FORREST MOORE and BEVIE MOORE and BETTY V. MCGREEVY, 2715 S MARTIN L KING JR BLVD #130 FRESNO, CA 93706 UNITED STATES, \$6,236.34; RICHARD CUMMINS and JAMILA NAEEM and BETTY V. MCGREEVY, 167 Church St E Apt #205 Brampton, ON L6V 1H4 CANADA, \$6,545.27; TAMMY J. STELMASZAK, 524 DOVER PL TOLEDO, OH 43605 UNITED STATES, \$5,668.39; STANLEY R. MARVIN and DOROTHY JEANNE MARVIN, 363 S COCONUT PALM BLVD TAVERNIER, FL 33070 UNITED STATES, \$6,462.69; CHARLES C. WETMORE, JR. and GEORGIANA E. WETMORE and PATRICIA ANN ALEXANDER, 78 Barony Ln Hilton Head Island, SC 29928 UNITED STATES, \$5,279.64; HAZEL BURT, 78 Barony Ln Hilton Head Island, SC 29928 UNITED STATES, \$5,466.62; CHARLES C. WETMORE, JR. and GEORGIANA WETMORE, 78 Barony Ln Hilton Head Island, SC 29928 UNITED STATES, \$5,347.28; GEORGIANA WETMORE and CHARLES C. WETMORE, JR., 78 Barony Ln Hilton Head Island, SC 29928 UNITED STATES, \$5,477.94; CHARLES C. WETMORE, JR. and GEORGIANA WETMORE, 78 Barony Ln Hilton Head Island, SC 29928 UNITED STATES, \$6,345.05. Exhibit "A": Junior Interest Holder Name, Junior Interest Holder Address; None, N/A.
January 20, 27, 2023 23-00122L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Slapped Brands located at 12601 Equestrian Cir in the City of Fort Myers, Lee County, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 11th day of January, 2023.
Dream Chasers US LLC
Matthew Emillio Reyes
January 20, 2023 23-00128L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of KylianLukaBraxton, located at 910 se 8th st, in the City of Cape Coral, County of Lee, State of FL, 33990, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 18th day of January, 2023.
Manuel Joel Martinez
910 se 8th st
Cape Coral, FL 33990
January 20, 2023 23-00163L

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 C-CUP TUMBLERS & MORE : Located at 12430 Rock Ridge Ln : Lee County in the City of Fort Myers : Florida, 33913-6765 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Fort Myers Florida, this January day of 17, 2023
MCPHERSON-DAVIDSON
CHERYL B
January 20, 2023 23-00150L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION
Case No.: 2022-CP-003408
IN RE: ESTATE OF CHARLES ANDREW DRIVER Deceased.
The administration of the Estate of CHARLES ANDREW DRIVER, deceased, who died on February 7, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is the Honorable Keith R. Kyle, Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida, 33901. The names and addresses of the petitioner and the petitioner's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is January 20, 2023.
By: /s/ Aaron J. Bedy, Esq. Personal Representative & Attorney for the Estate
Bedy Law, PLLC
13043 West Linebaugh Avenue
Tampa, Florida 33626
727-308-0529
Florida Bar No.: 99293
aaron@bedylaw.com
January 20, 27, 2023 23-00167L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Vogue Interiors located at 24520 Production Circle, Suite 5 in the City of Bonita Springs, Lee County, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 12th day of January, 2023.
Ikem Design, LLC
Miguel Zarate
January 20, 2023 23-00129L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of CC VILLA MANAGEMENT located at 1332 S.W. 20th Avenue in the City of Cape Coral, Lee County, FL 33991 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 18th day of January, 2023.
B&S FLORIDA SERVICE INC.
Stephan Tipp
January 20, 2023 23-00165L

FIRST INSERTION

Extra Space Storage will hold a public auction to sell personal property belonging to those individuals listed below at the location indicated: 11301 Bonita Beach Rd SE, Bonita Springs, FL 34135. Phone: 239-221-0521. Auction date: 02/07/2023 at 12:30 PM.
Mary Beck - Household Goods
Lloyd Maclean - Household Goods
Jessica Almdarez - Household Goods
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
January 20, 27, 2023 23-00151L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT PROBATE DIVISION LEE COUNTY, FLORIDA
File No: 23-CP-30
Division: Probate
IN RE: THE ESTATE OF FREDERICK H. WESTERMAN, Deceased.
The Estate of FREDERICK H. WESTERMAN, deceased, whose date of death was November 27, 2021, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 23-CP-30, which address is: Lee County Justice Center, 1st Floor, 1700 Monroe Street, Fort Myers, Florida 33901.
The names and addresses of the personal representative and the personal representative's attorney are set forth below. The date of first publication of this notice is January 20, 2023.
All creditors and those having claims or demands against decedent's estate, including unmaturing, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above named court within the later of three (3) months after the date of the first publication of this notice or thirty (30) days after the date of service of a copy of this notice on them.
All other creditors having claims or demands against decedent's estate, including unmaturing, contingent or unliquidated claims, are required to file their claims with the above-named court within three (3) months after the date of the first publication of this notice.
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.
Personal Representative:
Linda Westerman
2127 SW Pine Lane, 6-4
Cape Coral, FL 33991
Attorney for Personal Representative:
Jennifer M. Neilson
Florida Bar No. 54986
NEILSON LAW, P.A.
829 SE 47th Terrace
Cape Coral, Florida 33904
Office: (239) 443-3866
Email: jn@nlaw.us
January 20, 27, 2023 23-00168L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Southwest Florida Handyman located at 7857 Drew Circle Suite 15 in the City of Fort Myers, Lee County, FL 33967 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated at Sarasota County, Florida, this 4th day of January, 2023.
4EverGreen Building LLC
Richard Mahler
January 20, 2023 23-00132L

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 CARIBBEAN COMMERCIAL CLEANING : Located at 3718 7th St W : Lee County in the City of Lehigh Acres : Florida, 33971-1312 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Lehigh Acres Florida, this January day of 17, 2023
WILLIAMS JEWMIIE P
January 20, 2023 23-00147L

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 FLORIDA PAINTING CONTRACTOR : Located at 27396 Pinecrest Ln : Lee County in the City of Bonita Springs : Florida, 34135-6235 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Bonita Springs Florida, this January day of 17, 2023
CHELY'S CLEANING SOLUTIONS LLC
January 20, 2023 23-00148L

FIRST INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION
CASE NO.: 2022-CA-005145
MICHAEL ORR, Plaintiff, vs. HONG FAH 18 LLC, Defendant.
TO: HONG FAH 18 LLC, C/O SIN F. NG, 728 SW PINE ISLAND RD, SUITE 4, CAPE CORAL, FL 33991.
YOU ARE NOTIFIED that an action to foreclose mortgage to the following property in Lee County, Florida:
LOT 3 AND 4, BLOCK 3997, UNIT 55, CAPE CORAL SUBDIVISION, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 92 THROUGH 106, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, PLLC, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before February 27, 2023, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
DATED on 01/17/2023
KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT (SEAL) By: C. Richardson
DEPUTY CLERK
SOKOLOF REMTULLA, PLLC
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-5252/
Facsimile: 561-342-4842
Email: pleadings@sokrem.com
Counsel for Plaintiff
Jan. 20, 27; Feb. 3, 10, 2023 23-00154L

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Tub Technique located at 4922 SW 27th Avenue, in the County of Lee in the City of Cape Coral, Florida 33914 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Sarasota County, Florida, this 4th day of January, 2023.
Due South Group, LLC
January 20, 2023 23-00162L

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 Island Time of Matlacha located at 4606 Pine Island Rd. NW, in the County of Lee, in the City of Matlacha, Florida 33993 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Matlacha, Florida, this 13th day of January, 2023.
Kristy Iannelli
January 20, 2023 23-00130L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of HARBORSIDE COMMERCIAL REFRIGERATION located at 582 SANFORD DRIVE in the City of Fort Myers, Lee County, FL 33919 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 12th day of January, 2023.
HARBORSIDE CHILLERS, LLC
Kevin J. Clark
January 20, 2023 23-00127L

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 EVENTPANOU : Located at 2515 Liberty Park Dr Apt 1206 : Lee County in the City of Cape Coral : Florida, 33909-3705 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Cape Coral Florida, this January day of 17, 2023
ISNORD KWILOO JOSEPH
January 20, 2023 23-00149L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Studio JAE Extension & Color Bar, located at 2335 Lazy River Ln., in the City of Fort Myers, County of Lee, State of FL, 33905, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 18 of January, 2023.
AEJ of SWFL LLC
2335 Lazy River Ln.
Fort Myers, FL 33905
January 20, 2023 23-00158L

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Speed star detailing, located at 346 Buena Vista Blvd, in the City of Fort Myers, County of Lee, State of FL, 33905, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 18 of January, 2023.
Robin Emmanuel Rodriguez leiva
346 Buena Vista Blvd
Fort Myers, FL 33905
January 20, 2023 23-00164L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-4124
Division Probate
IN RE: ESTATE OF
ADA ANN HEALEY Deceased.

The administration of the estate of Ada Ann Healey, deceased, whose date of death was October 15, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Robert Nathan Clark

1562 NE 52nd Avenue
Ocala, Florida 34470

Attorney for Personal Representative:

Lowell S. Schoenfeld, Attorney
Florida Bar Number: 980099
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square
Fort Myers, FL 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail:
lowellschoenfeld@gskattorneys.com

Secondary E-Mail:
marironning@gskattorneys.com
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January 20, 27, 2023 23-00155L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-000052
Division Probate
IN RE: ESTATE OF
JOYCE ANN MARTIANO,
Deceased.

The administration of the estate of Joyce Ann Martiano, deceased, whose date of death was August 10, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Toni A. Martiano

17200 Key Vizcaya Court
Fort Myers, FL 33908

Attorney for Personal Representative:

Mary Vlasak Snell, Attorney
Florida Bar Number: 516988
PAVESE LAW FIRM
P.O. Box 1507
Fort Myers, FL 33902-1507
Telephone: (239) 334-2195
Fax: (239) 332-2243
E-Mail: mvs@paveselaw.com
Secondary E-Mail: lja@paveselaw.com
January 20, 27, 2023 23-00135L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-000050
Division Probate
IN RE: ESTATE OF
VINCENT JOSEPH ORTAGLIA,
Deceased.

The administration of the estate of Vincent Joseph Ortaglia, deceased, whose date of death was October 5, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Margaret J. Kelley

2219 SW 12th Place
Cape Coral, Florida 33991

Attorney for Personal Representative:

Mary Vlasak Snell, Attorney
Florida Bar Number: 516988
PAVESE LAW FIRM
P.O. Box 1507
Fort Myers, FL 33902-1507
Telephone: (239) 334-2195
Fax: (239) 332-2243
E-Mail: mvs@paveselaw.com
Secondary E-Mail: lja@paveselaw.com
January 20, 27, 2023 23-00137L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 22-CP-003645
IN RE: ESTATE OF
GLENN J. HEIL,
Deceased.

The administration of the estate of GLENN J. HEIL, deceased, whose date of death was August 18, 2022, File Number 22-CP-003645, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is January 20, 2023.

Personal Representative:

Patricia M. Bybee

18050 S. Tamiami Trail, #59
Fort Myers, Florida 339108

Attorney for Personal Representative:

GORDON H. COFFMAN
Attorney at Law
12651 McGregor Blvd, #104
Fort Myers, Florida 33919
Florida Bar No. 187680
January 20, 27, 2023 23-00152L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-65
IN RE: ESTATE OF
DAYMON UTTERBACK
Deceased.

The administration of the estate of Daymon Utterback, deceased, whose date of death was September 29, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Terry Goodman

5818 Porterfield Dr.
Evansville, IN 47711

Attorney for Personal Representative:

Amy Meghan Neaheer, Attorney
Florida Bar Number: 190748
6313 Corporate Court, Ste. 110
Ft. Myers, FL 33919
Telephone: (239) 785-3800
E-Mail: aneaheer@neaheerlaw.com
Secondary E-Mail:
mhill@neaheerlaw.com
January 20, 27, 2023 23-00169L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2022-CP-004092
Division: Probate
IN RE: ESTATE OF
DEBORAH ANN
CHURCH-OBMANN Deceased.

The administration of the estate of Deborah Ann Church-Obmann, deceased, whose date of death was November 16, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Karla A. Sitko

3528 Antione Place
St. Charles, IL 60175

Attorney for Personal Representative:

Forrest J. Bass, Attorney
Florida Bar No.: 68197
Farr Farr Emerich
Hackett Carr & Holmes, PA
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941) 639-1158
Fax: (941) 639-0028
E-Mail: fbass@farr.com
Secondary E-Mail:
msleeper@farr.com and
probate@farr.com
January 20, 27, 2023 23-00138L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
Lee COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-000147
Division Probate
IN RE: ESTATE OF
Sandra Rose Frania
Deceased.

The administration of the estate of Sandra Rose Frania, deceased, whose date of death was September 14, 2021, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is 20 January, 2023.

Leonard J. Frania

P.O. Address: 9571 Cedar Creek Drive,
Bonita Springs, FL 34135

CASEY LAW GROUP, PL
Attorneys for Personal Representative

P.O. BOX 1240
ESTERO, FL 33929
Telephone: 2394986999
Florida Bar No. 979414
Email Addresses:
patrick@caseylawoffice.com
January 20, 27, 2023 23-00136L

FIRST INSERTION

NOTICE OF ACTION -
CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF
THE TWENTIETH JUDICIAL
CIRCUIT IN AND FOR LEE
COUNTY, FLORIDA GENERAL
JURISDICTION DIVISION
CASE NO. 22-CA-005039
U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE
FOR RCF 2 ACQUISITION TRUST,
Plaintiff, vs.
CHANDRA
MONTES DE OCA, et. al.
Defendant(s),
TO: CHANDRA MONTES DE OCA
AND UNKNOWN SPOUSE OF CHAN-
DRA MONTES DE OCA,
whose residence is unknown and all
parties having or claiming to have any
right, title or interest in the property
described in the mortgage being fore-
closed herein.

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

LOTS 23 AND 24, BLOCK
1911, CAPE CORAL UNIT 28,
A SUBDIVISION ACCORDING
TO THE PLAT THEREOF RE-
CORDED AT PLAT BOOK 14,
PAGES 101 TO 111, INCLUSIVE,
IN THE PUBLIC RECORDS OF
LEE COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Shannon M. Puopolo, Esq., Plaintiff's attorney, of the law firm of Henderson, Franklin, Starnes & Holt, P.A., whose address is Post Office Box 280, Fort Myers, Florida 33902, within thirty (30) days after the first publication of the 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.

WITNESS my hand and the seal of this Court at County, Florida, this 13th day of January, 2023.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) BY: C. Richardson
DEPUTY CLERK

Robertson, Anschutz,
Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
22-057698
January 20, 27, 2023 23-00134L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
CASE NO. 22-CA-005022
SUNCOAST CREDIT UNION,
Plaintiff, v.
TIMOTHY E. WESTERVELT; Any
Unknown Spouse of TIMOTHY
E. WESTERVELT; and ANY
UNKNOWN PERSONS IN
POSSESSION,
Defendants.
TO: TIMOTHY E. WESTERVELT;
ANY UNKNOWN SPOUSE OF TIM-
OTHY E. WESTERVELT; and ANY
UNKNOWN PERSONS IN POSSES-
SION; AND ALL OTHER PARTIES
CLAIMING BY THROUGH, UNDER
OR AGAINST THEM: AND ALL PAR-
TIES HAVING OR CLAIMING TO
HAVE ANY RIGHT, TITLE OR IN-
TEREST IN THE PROPERTY HERE-
IN DESCRIBED

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

LOTS 23 AND 24, BLOCK
1911, CAPE CORAL UNIT 28,
A SUBDIVISION ACCORDING
TO THE PLAT THEREOF RE-
CORDED AT PLAT BOOK 14,
PAGES 101 TO 111, INCLUSIVE,
IN THE PUBLIC RECORDS OF
LEE COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Shannon M. Puopolo, Esq., Plaintiff's attorney, of the law firm of Henderson, Franklin, Starnes & Holt, P.A., whose address is Post Office Box 280, Fort Myers, Florida 33902, within thirty (30) days after the first publication of the 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.

WITNESS my hand and seal of this Court on January 17, 2023.

KEVIN C. KARNES,
Clerk of Court
(SEAL) BY: C. Richardson
Deputy Clerk

Shannon M. Puopolo, Esq.,
Plaintiff's attorney,
Henderson, Franklin,
Starnes & Holt, P.A.,
Post Office Box 280,
Fort Myers, Florida 33902
January 20, 27, 2023 23-00145L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-004121
Division Probate
IN RE: ESTATE OF
DENNIS NEIL MAAS
Deceased.

The administration of the estate of Dennis Neil Maas, deceased, whose date of death was September 28, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Robert J. Beeson

20750 Nalle Rd
North Ft. Myers, Florida 33917

Attorney for Personal Representative:

Eviana J. Martin, Attorney
Florida Bar Number: 36198
Eviana J. Martin
Martin Law Firm, P.L.
3701 Del Prado Blvd S.
Cape Coral, FL 33904
Telephone: (239) 443-1094
Fax: (941) 218-1231
E-Mail:
eviana.martin@martinlawfirm.com
January 20, 27, 2023 23-00126L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
Probate Division
File No. 22-CP-003277
IN RE: ESTATE OF
SHARON ANN GUIDRY,
deceased.

The administration of the testate estate of Sharon Ann Guidry, deceased, whose date of death was August 11, 2022, File Number 22-CP-003277, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, PO Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of first publication of this Notice to Creditors is January 20, 2023.

Diana Lynn Grzelka

Co-Personal Representative of

4325 Rochester Rd.
Dryden, MI 48428

Denise Hettinger

Co-Personal Representative
1731 Blue Grass Rd.
Lansing, MI 48906

Brian J. Downey, Esq.

FL Bar Number: 0017975
BRIAN J. DOWNEY, P.A.

Attorney for Personal Representative
14090 Metropolis Ave., #205
Fort Myers, Florida 33912

239-321-6690
January 20, 27, 2023 23-00125L

SAVE
TIME



Email your Legal Notice
legal@businessobserverfl.com

Deadline Wednesday at noon
Friday Publication

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FLORIDA'S NEWSPAPER FOR THE C-SHOUTE

Business
Observer

1/20/2023, 5:58

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
22-325898 FCO1 RFT
January 20, 27, 2023 23-00142L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 22-CP-003486
IN RE: ESTATE OF
LEONARD CARL MALBERG JR,
Deceased.

The administration of the estate of Leonard Carl Malberg Jr, deceased, whose date of death was May 10, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd. 1st and 2nd Floors, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

Leonard Malberg III
104 Lupine Court
Delano, Minnesota 55328

Attorney for Personal Representative:
MAUREEN A. ARAGO, Attorney

Florida Bar Number: 835821
Arago Law Firm, PLLC
230 E. Monument Ave., Suite A
Kissimmee, FL 34741
Telephone: (407) 344-1185

E-Mail:
maureenarago@aragolaw.com
January 20, 27, 2023 23-00159L

FIRST INSERTION

NOTICE OF CIVIL ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR LEE COUNTY,
FLORIDA
CIVIL ACTION
CASE NO. 22-CA-1344

**KURT MORAN and
TRACY MORAN,
Plaintiffs, vs.
AMERICAN LAND SALES
Defendant.**

TO: AMERICAN LAND SALES (address unknown)

COME NOW, the Plaintiffs, KURT MORAN and TRACY MORAN, by and through the undersigned attorney, and hereby gives notice that a civil action has been instituted on the above action and is now pending in the Circuit Court of the State of Florida, County of Lee, on March 29, 2022. Case No: 22-CA-1344.

1. Lot 5, Block 10, Unit 2, LEIGH ACRES, according to the map or plat thereof on file in the office of the Clerk of the Circuit Court Recorded in Plat Book 18, Page 140, of the public records of Lee County, Florida.
Parcel ID
#36-45-27-02-00010.0050
More commonly known as: 1142 Dutchess Street East, Lehigh Acres, Florida 33974

You are required to serve an Answer to this action upon: ADAM J. STEVENS, ESQUIRE of POWELL, JACKMAN, STEVENS & RICCIARDI, P.A., Plaintiff's attorney, who address is 2050 McGregor Blvd., Fort Myers, FL 33901, on or before February 27, 2023, and file the original with the clerk of this court at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiff's attorney or immediately thereafter.

You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

DATED THIS 17th DAY OF January, 2023.

Kevin C. Karnes
Clerk of Circuit Court
(SEAL) By: C. Richardson
Deputy Clerk

/s/ Adam J. Stevens
Adam J. Stevens, Esquire
Florida Bar No. 31898
Powell, Jackman,
Stevens & Ricciardi, PA
Attorney for Plaintiff
2050 McGregor Blvd.
Fort Myers, FL 33901
(239) 689-1096 (Telephone)
(239) 791-8132 (Facsimile)
astevens@youradvocates.org
Jan. 20, 27; Feb. 3, 10, 2023
23-00157L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-3986
Division Probate
IN RE: ESTATE OF
BURTON L. BOBMAN
Deceased.

The administration of the Estate of BURTON L. BOBMAN, deceased, whose date of death was October 27, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

EILEEN G. BOBMAN
c/o Cummings & Lockwood LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135

Attorney for the
Personal Representative:
WILLIAM N. HOROWITZ, ESQ.
Florida Bar No. 0199941
Cummings & Lockwood LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135
7217835.1.docx 1/17/2023
January 20, 27, 2023 23-00156L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-004116
IN RE: ESTATE OF
JOHN PAUL LYNCH a/k/a
JOHN PAUL LYNCH, JR.
Deceased.

The administration of the estate of JOHN PAUL LYNCH a/k/a JOHN PAUL LYNCH, JR., deceased, whose date of death was December 8, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 Attn: Probate Division. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023.

Personal Representative:

**/s/ Maureen Lynch
Maureen Lynch**
1299 Main Street, Ste C
Dunedin, Florida 34698

Attorney for Personal Representative:
/s/ Spiro j. Verras
Spiro J. Verras, Esq., Attorney
Florida Bar Number: 479240
Verras Law, P.A.
31640 U.S. Highway 19 N., Suite 4
Palm Harbor, Florida 34684
Telephone: (727) 493-2900
Fax: (888) 908-5750
E-Mail: spiro@verras-law.com
Secondary E-Mail:
contact@verras-law.com
January 20, 27, 2023 23-00160L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
OF THE TWENTIETH
JUDICIAL CIRCUIT, IN AND
FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 23-CP-0080
IN RE: ESTATE OF
G. MARGUERITE ZERRER
Deceased

The administration of the estate of G. MARGUERITE ZERRER, deceased whose date of death was December 7, 2022, is pending in the Circuit Court for Collier County, Florida, Probate Division, as File No. 23-CP-0080, the address of which is 3315 Tamiami Trail E, Suite 102, Naples, FL 34112. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The date of first publication of this notice is January 20, 2023

Personal Representative:

**/s/ Gary Callahan
Gary Callahan**
59 Edgewood Rd.
Bedminster, NJ 07921

Attorney for Personal Representative:
/s/ Paul P. Pacchiana
Paul P. Pacchiana, Esq
Florida Bar No. 0990541
5621 Strand Blvd, Ste 210
Naples, FL 34110-7303
Telephone: (239) 596-0777
Facsimile: (239) 592-5666
E-mail: paul@pppfloridalaw.com
January 20, 27, 2023 23-00170L

FIRST INSERTION

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

CASE NO.: 22-CA-005146

**NEWREZ LLC D/B/A
SHELLPOINT MORTGAGE
SERVICING,
Plaintiff, vs.
UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
SURVIVING SPOUSE, GRANTEEES,
ASSIGNEE, LIENORS,
CREDITORS, TRUSTEES, AND
ALL OTHER PARTIES CLAIMING
AN INTEREST BY, THROUGH,
UNDER, OR AGAINST THE
ESTATE OF BRUCE J. CROWELL
A/K/A BRUCE CROWELL,
DECEASED; et al.,
Defendant(s).**

TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By, Through, Under, Or Against The Estate Of Bruce J. Crowell A/K/A Bruce Crowell, Deceased
Last Known Residence: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in LEE County, Florida:

UNIT 105, BUILDING 1, CARRIAGE HOMES II AT MOODY RIVER ESTATES, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORD INSTRUMENT #2005000188430, AND AS AMENDED, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, within 30 days of 1st publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
Dated on January 18, 2023.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: C. Richardson
As Deputy Clerk

ALDRIDGE PITE, LLP,
Plaintiff's attorney,
5300 West Atlantic Avenue Suite 303
Delray Beach, FL 33484
1113-14382B
Ref# 2942
January 20, 27, 2023 23-00172L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2022-CP-4133
IN RE: ESTATE OF
ROSE MARIE ANN KRAMER,
aka ROSE MARIE KRAMER
Deceased.

The administration of the estate of ROSE MARIE ANN KRAMER, also known as ROSE MARIE KRAMER, deceased, whose date of death was October 31, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr. Blvd, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: January 20, 2023.

**JEFFREY L. KRAMER
Personal Representative**
12850 Bay Timber Court
Fort Myers, FL 33913

Robert D. Hines, Esquire
Attorney for
Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, PL
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
hballinger@hnh-law.com
January 20, 27, 2023 23-00166L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
File No.: 22-CP-003142
Division: Probate
IN RE: THE ESTATE OF
VIRGINIA M. FENTON,
Deceased.

The administration of the Estate of VIRGINIA M. FENTON, whose date of death was January 19, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 January 20, 2023.

**Joan C. Fenton White
JOAN C. FENTON WHITE,
Personal Representative**
1050 Chesterville Rd.
Lincoln University, PA 19352

/s/Carlena E. Hull
Carlena E. Hull
Attorney for Petitioner
Florida Bar No.: 1024079
9240 Bonita Beach Rd., SE, Suite 1117
Bonita Springs, FL 34135
Telephone: (239)220-3100
Email: carlena@costpluslegal.com
Secondary Email:
costpluslegal@gmail.com
January 20, 27, 2023 23-00171L

PUBLISHED LEGAL NOTICE

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

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

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



FIRST INSERTION

NOTICE OF AGENCY ACTION

Notice is hereby provided that the South Florida Water Management District (SFWMD or District), on December 7, 2022, issued an Environmental Resource permit (permit) with conditions Permit Number 36-106582-P, Application Number 210810-7085 to Lennar Homes, LLC, 10481 Six Mile Cypress Parkway, Fort Myers, FL 33966, to authorize the construction and operation of a stormwater management (SWM) system serving 109.68 acres of residential development known as Bayshore Ranch (the Project). The Project is in Section 23, Township 43 South, Range 25 East and, more specifically, is located on the north side of Bayshore Road (State Road 78) approximately midway between Interstate 75 and State Road 31, in North Fort Myers, Lee County, Florida.

A copy of the permit can be obtained by contacting the Regulatory Records Management Section during normal business hours, 8:00 a.m. to 5:00 p.m., Monday through Friday, except legal holidays, at 3301 Gun Club Road, West Palm Beach, FL 33406, Regulation Division, by telephone at 561-682-6911, by e-mail at permits@sfwmd.gov, or by accessing the permit directly from the District's website (www.sfwmd.gov) using the Application/Permit Search on the ePermitting page.

The District's agency action is final unless a timely petition for an administrative hearing is filed under Sections 120.569 and 120.57 of the Florida Statutes before the deadline for filing a petition.

As required by Sections 120.569 and 120.60(3), F.S., the following is notice of the opportunities which may be available for administrative hearing or judicial review when the substantial interests of a party are determined by an agency. Please note that this Notice of Rights is not intended to provide legal advice. Not all the legal proceedings detailed below may be an applicable or appropriate remedy. You may wish to consult an attorney regarding your legal rights.

RIGHT TO REQUEST ADMINISTRATIVE HEARING

A person whose substantial interests are or may be affected by the District's action has the right to request an administrative hearing on that action pursuant to Sections 120.569 and 120.57,

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

If the District takes final agency action which materially differs from the notified intended agency decision, persons who may be substantially affected shall, unless otherwise provided by law, have an additional Rule 28-106.111, Fla. Admin.Code, point of entry.

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

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

FILING INSTRUCTIONS

A petition for administrative hearing

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

- Filings by mail must be addressed to the Office of the District Clerk, 3301 Gun Club Road, West Palm Beach, Florida 33406.

- Filings by hand-delivery must be delivered to the Office of the District Clerk. Delivery of a petition to the SFWMD's security desk does not constitute filing. It will be necessary to request that the SFWMD's security officer contact the Office of the District Clerk. An employee of the SFWMD's Clerk's office will receive and file the petition.

- Filings by e-mail must be transmitted to the Office of the District Clerk at clerk@sfwmd.gov. The filing date for a document transmitted by electronic mail shall be the date the Office of the District Clerk receives the complete document. A party who files a document by e-mail shall (1) represent that the original physically signed document will be retained by that party for the duration of the proceeding and of any subsequent appeal or subsequent proceeding in that cause and that the party shall produce it upon the request of other parties; and (2) be responsible for any delay, disruption, or interruption of the electronic signals and accepts the full risk that the document may not be properly filed.

INITIATION OF AN ADMINISTRATIVE HEARING

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

1. Identification of the action being contested, including the permit number, application number, SFWMD file number or any other SFWMD identification number, if known.

2. The name, address, any email address, any facsimile number, and telephone number of the petitioner and petitioner's representative, if any.

3. An explanation of how the petitioner's substantial interests will be affected by the agency determination.

4. A statement of when and how the petitioner received notice of the SFWMD's decision.

5. A statement of all disputed issues of material fact. If there are none, the petition must so indicate.

6. A concise statement of the ultimate facts alleged, including the specific facts the petitioner contends warrant reversal or modification of the SFWMD's proposed action.

7. A statement of the specific rules or statutes the petitioner contends require reversal or modification of the SFWMD's proposed action.

8. If disputed issues of material fact exist, the statement must also include an explanation of how the alleged facts relate to the specific rules or statutes.

9. A statement of the relief sought by the petitioner, stating precisely the action the petitioner wishes the SFWMD to take with respect to the SFWMD's proposed action.

MEDIATION

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

RIGHT TO SEEK JUDICIAL REVIEW

Pursuant to Section 120.68, F.S., and in accordance with Florida Rule of Appellate Procedure 9.110, a party who is adversely affected by final SFWMD action may seek judicial review of the SFWMD's final decision by filing a notice of appeal with the Office of the District Clerk of the SFWMD in accordance with the filing instructions set forth herein within 30 days of rendition of the order to be reviewed, and by filing a copy of the notice with the clerk of the appropriate district court of appeal.

January 20, 2023

23-00123L

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 Bella Casa Home Watch located at 11837 Bayport Ln., #1, in the County of Lee, in the City of Fort Meyers, Florida 33908 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Fort Meyers, Florida, this 13th day of January, 2023.
PATERRA ENTERPRISES LLC
January 20, 2023

23-00131L

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Roscoe's Pub and Grill located at 4600 SUMMERLIN ROAD SUITE C 12 in the City of Fort Myers, Lee County, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of January, 2023.

WJ Bricker, LLC
Walter J. Bricker

January 20, 2023

23-00146L

Q&A

Who benefits from legal notices?

AYou 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.

Are there different types of legal notices?

ASimply put, there are two basic types - Warning Notices and Accountability Notices.

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of happiness. Warning notices typically are published more than once over a certain period.

Accountability notices are designed to make sure citizens know details about their government. These notices generally are published one time, and are archived for everyone to see. Accountability is key to efficiency in government.

Are internet-only legal notices sufficient?

ANo. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

AThe price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

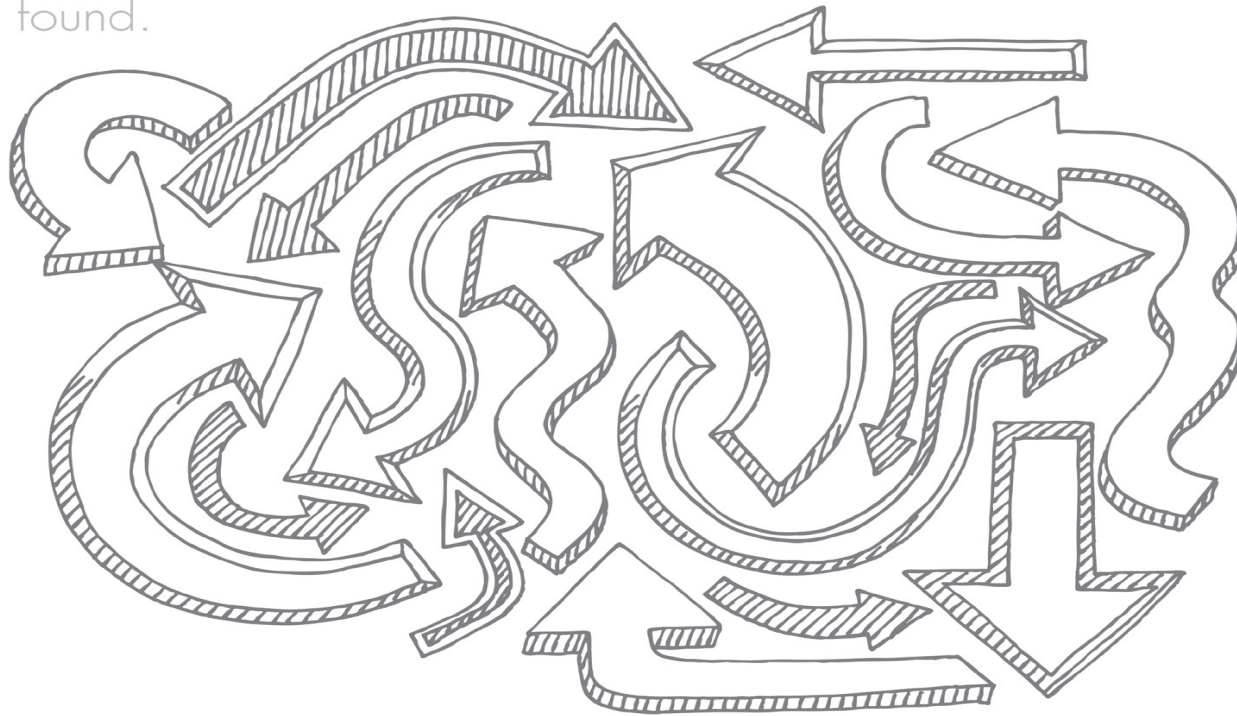
The public is well-served by notices published in a community newspaper.

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

To publish your legal notice Email:
legal@businessobserverfl.com

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily found.



2 OUT OF 3

U.S. adults read a newspaper in print or online during the week.



Why try to fix something that isn't broken?

Keep Public Notices in Newspapers.

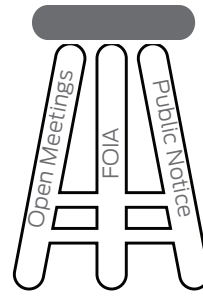
NEWS MEDIA ALLIANCE

www.newsmediaalliance.org

SP13858

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

It’s newspapers *and* newspaper websites vs government websites

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would **reduce the presence of public notices on the internet**



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S. Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the

essential elements of public notice:



Accessibility



Independence

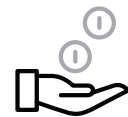


Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle for public notice in all 50 states



Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

Commercial Notices

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

Court Notices

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

Stay Informed, It’s Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

FIRST INSERTION

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

CASE NO. 22-CA-004986
BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, PLAINTIFF, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNS, CREDITORS AND TRUSTEES OF THE ESTATE OF DOUGLAS S. PARKER A/K/A DOUGLAS PARKER A/K/A DOUGLAS SIDNEY PARKER (DECEASED), ET AL. DEFENDANT(S).
 To: SEAN PARKER A/K/A SHAWN PARKER
 RESIDENCE: UNKNOWN
 LAST KNOWN ADDRESS: 2143 NE 28th St, Cape Coral, FL 33909
 To: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNS, CREDITORS AND TRUSTEES OF THE ESTATE OF

DOUGLAS S. PARKER A/K/A DOUGLAS PARKER A/K/A DOUGLAS SIDNEY PARKER (DECEASED)
 RESIDENCE: UNKNOWN
 LAST KNOWN ADDRESS: 2143 NE 28th St, Cape Coral, FL 33909

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

LOT 29 AND 30, BLOCK 2266, UNIT 33, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGE 40 TO 61, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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: 01/17/2023

Kevin C. Karnes
 Clerk of the Circuit Court (SEAL) By: C. Richardson
 Deputy Clerk of the Court
 Tromberg, Morris & Poulin, PLLC,
 attorneys for Plaintiff,
 1515 South Federal Highway, Suite 100,
 Boca Raton, FL 33432
 Our Case #: 21-000653-REV-FHA-F\22-CA-004986\PHH
 January 20, 27, 2023 23-00153L

FIRST INSERTION

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

CASE NO. 22-CA-003255
NATIONSTAR MORTGAGE LLC, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PATRICIA DRISCOLL A/K/A PATRICIA L. DRISCOLL, DECEASED, et. al. Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PATRICIA DRISCOLL A/K/A PATRICIA L. DRISCOLL, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they

be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

THE FOLLOWING DESCRIBED LOT, PIECE OR PARCEL OF LAND, SITUATE LYING AND BEING IN THE COUNTY OF LEE, STATE OF FLORIDA, TO WIT:

THE SOUTHERLY 100.85 FEET OF LOT 9, BLOCK 4, OF THAT CERTAIN SUBDIVISION KNOWN AS IDALIA ANNEX, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 3, PAGE 44.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 within/(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.

WITNESS my hand and the seal of this Court at County, Florida, this 17th day of January, 2023

Kevin C. Karnes
 CLERK OF THE CIRCUIT COURT (SEAL) BY: C. Richardson
 DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
 ATTORNEY FOR PLAINTIFF
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL:
 flmail@raslg.com
 22-031229
 January 20, 27, 2023 23-00144L

FIRST INSERTION

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

CASE NO. 21-CA-006280
SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs. BETH A. MALISZEWSKI, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 19, 2022, and entered in 21-CA-006280 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein SPECIALIZED LOAN SERVICING LLC is the Plaintiff and BETH A. MALISZEWSKI; UNKNOWN SPOUSE OF BETH A. MALISZEWSKI; TRUIST BANK F/K/A BRANCH BANKING ANDAMP; TRUST COMPANY SUCCESSOR BY MERGER TO SUN-TRUST BANK are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on February 10, 2023, the following described property as set forth in said Final Judgment, to wit:

THE FOLLOWING DESCRIBED LAND, SITUATE LYING AND BEING IN LEE COUNTY, FLORIDA TOWIT: LOT 14, BLOCK 23, EDISON PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 28, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

ALSO LOT 15, BLOCK 23, EDISON PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 28, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. EXCEPTING THEREFROM: BEGINNING AT A POINT OF INTERSECTION OF THE NORTHWESTERLY LINE OF CORTEZ BOULEVARD AND THE LINE DIVIDING LOTS 15 AND 16, THENCE RUN NORTHEASTERLY ALONG SAID BOULEVARD, 21.74 FEET, THENCE NORTHWESTERLY TO POINT ON AN EASTERLY PROLONGATION OF THE NORTHERLY LINE OF SAID LOT 16, WHICH POINT IS 25.25 FEET FROM THE NORTHEASTERLY CORNER OF

LOT 16, THENCE SOUTHWESTERLY 25.25 FEET TO THE NORTHEASTERLY CORNER OF SAID LOT 16, THENCE SOUTHEASTERLY ALONG THE NORTHEASTERLY LINE OF SAID LOT 16 TO THE POINT OF BEGINNING.
 Property Address: 2446 CORTEZ BLVD, FORT MYERS, FL 33901

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.

Dated this day of January 17, 2023.

Kevin C. Karnes
 As Clerk of the Court (SEAL) By: Theresa Cline
 As Deputy Clerk

Submitted by:
 Robertson, Anschutz, Schneid, Crane & Partners, PLLC
 Attorneys for Plaintiff
 6409 Congress Avenue,
 Suite 100,
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Fax: 561-997-6909
 21-092391 - MaM
 January 20, 27, 2023 23-00143L

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

CASE NO. 22-CA-002725
WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST I, Plaintiff, vs.

UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF LARA JO HENGSTENBERG, DECEASED; UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT; RAFAEL MUINA a/k/a RAFAEL LAZARO MUINA; ANTONIO MUINA; ERICA HENGSTENBERG; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).

TO: UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER,

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

Case No. 20-CA-008282

B&B Capital, LLC Plaintiff, vs. JENNIFER A. SNOW A/K/A JENNIFER SNOW; et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale entered in Case No. 20-CA-008282 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein B&B Capital, LLC is the Plaintiff and JENNIFER A. SNOW A/K/A JENNIFER SNOW; JOHN M. SNOW A/K/A JOHN SNOW; United States of America, Department of the Treasury-Internal Revenue Service; Capital One Bank (USA), N.A.; City of Fort Myers, Florida; Fedex Techconnect, Inc.; Citibank, N.A.; Iberiabank, a Louisiana banking corporation, as successor by merger to Florida Gulf Bank; Marie Fredericka Snow a/k/a Marie F. Snow a/k/a Marie P. Snow f/k/a Marie Powers; Sanderson, Charlotte; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of John M. Snow a/k/a John Snow a/k/a John Melvin Snow, Deceased are the Defendants, that I will sell to the highest and best bidder for cash by electronic sale at www.lee.realforeclose.com, beginning at 9:00 AM on the 22 day of FEBRUARY, 2023, the following described property as set forth in said Final Judgment, to wit:

PARCEL P-1 COMMENCING AT THE NORTHWEST CORNER OF BLOCK 2, GROVE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE WEST ALONG THE PROLONGATION OF THE NORTH LINE OF SAID BLOCK 2, 25 FEET; THENCE SOUTH 25 FEET WEST OF AND PARALLEL TO THE WEST LINE OF BLOCK 2 AND 3 OF GROVE HEIGHTS, 175

FIRST INSERTION

OR AGAINST THE ESTATE OF LARA JO HENGSTENBERG, DECEASED
 Last Known Address: N/A
 Current Address: N/A
 Previous Address: N/A

TO: ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein

YOU ARE NOTIFIED that an action to foreclose a mortgage has been filed against you, in regard to the following property in LEE County, Florida, legally described as:

LOTS 8 AND 9, BLOCK 4828, CAPE CORAL UNIT 71, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGES 88 THROUGH 107, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

This property is located at the street address of: 1737 SW 14th Street, Cape Coral, FL 33991

YOU ARE REQUIRED to serve a copy of your written defenses within

30 days after the first publication, if any, on McMichael Taylor Gray, LLC, Plaintiff's Attorney, whose address is 3275 W. Hillsboro Blvd., Suite 312, Deerfield Beach, Florida 33442, and file the original with this Court either before service on Plaintiff's Attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or Petition.

This Notice shall be published once a week for two consecutive weeks in the BUSINESS OBSERVER

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 January 13, 2023.

KEVIN KARNES
 CLERK OF THE CIRCUIT COURT (SEAL) By: C. Richardson

Attorney for Plaintiff:
 Annalise Hayes DeLuca, Esq.
 Audrey J. Dixon, Esq.
 Ashley Elmore Drew, Esq.
 MCMICHAEL TAYLOR GRAY, LLC
 Attorney for Plaintiff
 3550 Engineering Drive, Suite 260
 Peachtree Corners, GA 30092
 Phone: 404.474.7149
 Email: ServiceFL@mtglaw.com
 January 20, 27, 2023 23-00133L

FIRST INSERTION

HEIGHTS, 601.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 238.70 FEET; THENCE WEST 15.00 FEET ALONG THE NORTH LINE OF HANSON ST.; THENCE NORTH 103.70 FEET; THENCE WEST 99.25 FEET TO A POINT 99.25 FEET FROM THE EAST LINE OF HOLLY ROAD; THENCE 0 DEGREES 25' 32" W, 135 FEET TO A POINT 99.16 FEET FROM THE EAST LINE OF HOLLY ROAD; THENCE EAST 113.93 FEET TO THE POINT OF BEGINNING.

PARCEL P-2 COMMENCING AT THE NORTHWEST CORNER OF BLOCK 2, GROVE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE WEST ALONG THE PROLONGATION OF THE NORTH LINE OF SAID BLOCK 2, 25 FEET; THENCE SOUTH 25 FEET WEST OF AND PARALLEL TO THE WEST LINE OF BLOCKS 2 AND 3 OF GROVE HEIGHTS, 471.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH, 130 FEET; THENCE WEST 113.93 FEET TO A POINT 99.16 FEET FROM THE EAST LINE OF HOLLY ROAD; THENCE N 0 DEGREES 25' 32" W, 130 FEET TO A POINT 99.04 FEET FROM THE EAST LINE OF HOLLY ROAD; THENCE EAST 114.90 FEET TO THE POINT OF BEGINNING.

PARCEL P-3 COMMENCING AT THE NORTHWEST CORNER OF BLOCK 2, GROVE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, THENCE WEST ALONG THE PROLONGATION OF THE NORTH LINE OF SAID BLOCK 2, 25 FEET; THENCE SOUTH 25 FEET FROM AND PARALLEL TO THE WEST LINE OF BLOCKS 2 AND 3 OF GROVE HEIGHTS 175

FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 296 FEET; THENCE WEST 114.90 FEET TO A POINT 99.04 FEET FROM THE EAST LINE OF HOLLY ROAD; THENCE N 0 DEGREES 25' 32" W, 130 FEET TO A POINT 98.91 FEET FROM THE EAST LINE OF HOLLY ROAD, THENCE EAST 98.91 FEET THENCE N 0 DEGREES 28' 30" W, 166 FEET TO A POINT 197.54 FEET FROM HOLLY ROAD; THENCE EAST 18.33 FEET TO THE POINT OF BEGINNING; LESS AND EXCEPT A STRIP OF LAND IN PARCEL P-3 COMMENCING AT THE NORTHWEST CORNER OF BLOCK 2, GROVE HEIGHTS, AS RECORDED IN PLAT BOOK 5, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE WEST ALONG THE PROLONGATION OF THE NORTH LINE OF SAID BLOCK 2, 25 FEET, THENCE SOUTH, 25 FEET WEST OF AND PARALLEL TO THE WEST LINE OF BLOCKS 2 AND 3 OF GROVE HEIGHTS, 175.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 165.99 FEET; THENCE WEST 16.95 FEET; THENCE N 0 DEGREES 28' 30" W, 166.00 THENCE EAST, 18.33 FEET TO THE POINT OF BEGINNING.

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.

Dated this day of JANUARY 17, 2023.

Kevin Karnes
 As Clerk of the Court (SEAL) By: Theresa Cline
 As Deputy Clerk

BROCK & SCOTT, PLLC
 4919 Memorial Highway, Suite 135
 Tampa, FL 33634
 Attorney for Plaintiff
 Case No. 20-CA-008282
 File # 20-F01262
 January 20, 27, 2023 23-00141L



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SUBSEQUENT INSERTIONS

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001832
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-004748 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 11 BLK 56 PB 0026 PG 0014 LOT 9 Strap Number 03-44-26-11-00056.0090
 Names in which assessed: JOSEPH P TALTY, TIMOTHY J TALTY
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04731L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001849
NOTICE IS HEREBY GIVEN that EDUARDO SERRANO EMSI HOLDINGS the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 16-025303 Year of Issuance 2016 Description of Property CAPE CORAL UNIT 36 BLK 2300A PB 16 PG 125 LOT 68 Strap Number 25-43-23-C1-02300.A680
 Names in which assessed: AQ FL LAND LLC, AQ FL LAND, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04724L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001796
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-037675 Year of Issuance 2020 Description of Property CAPE CORAL UNIT 31 BLK 2059 PB 14 PG 159 LOTS 25 + 26 Strap Number 06-44-24-C3-02059.0250
 Names in which assessed: LAWRENCE C ANDRES
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04781L

SECOND INSERTION
NOTICE OF PUBLIC SALE
 The following personal property of HELEN BOETTGER, if deceased any unknown heirs or assigns, will, on January 26, 2023, at 10:00 a.m., at 2857 Tara Lakes Circle, Lot #498, North Fort Myers, Lee County, Florida 33917; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
 1988 FUQU MOBILE HOME, VIN: FH277677A88, TITLE NO.: 0046294897, and VIN: FH277677B88, TITLE NO.: 0046294900
 and all other personal property located therein
 PREPARED BY:
 J. Matthew Bobo Lutz, Bobo & Telfair, P.A.
 2 North Tamiami Trail, Suite 500
 Sarasota, Florida 34236
 January 13, 20, 2023 23-00105L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001850
NOTICE IS HEREBY GIVEN that EDUARDO SERRANO EMSI HOLDINGS the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 16-025302 Year of Issuance 2016 Description of Property CAPE CORAL UNIT 36 BLK 2300A PB 16 PG 125 LOT 67 Strap Number 25-43-23-C1-02300.A670
 Names in which assessed: ROYAL WEST PROPERTIES INC, ROYAL WEST PROPERTIES, INC.
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04723L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001822
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-019029 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 1 BLK 10 PB 15 PG 188 LOT 10 Strap Number 02-45-27-01-00010.0100
 Names in which assessed: ELENA LOMETILLO, MANUEL G LOMETILLO SR, MANUEL GONZALES LOMETILLO SR, PAULITA T LOMETILLO
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04748L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001814
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-030841 Year of Issuance 2019 Description of Property CAPE CORAL UNIT 54 BLK 3916 PB 19 PG 82 LOTS 33 + 34 Strap Number 17-44-23-C3-03916.0330
 Names in which assessed: MINH PHAM, NGA PHAM, VU PHAM
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04729L

SECOND INSERTION
NOTICE OF UNCLAIMED FUNDS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, PROBATE ACTION 15-GA-000055 IN RE: The Guardianship of Marie E Britten
 To: Unknown Heirs of: Marie E Britten
 You are hereby notified that pursuant to an Order entered by the Circuit Court, Robert Michael Lipshutz, as Guardian, has deposited with the undersigned the sum of \$6849.64, due to you, from the estate. You must claim said funds, less costs incurred, within six months from the first date of publication of this notice in accordance with the provisions of Florida Statute 744.534
 KEVIN C. KARNES, CLERK OF COURTS
 By: Heather Beachy, Deputy Clerk
 Dec. 16, 2022; Jan. 20, 2023 22-04547L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001784
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-027895 Year of Issuance 2019 Description of Property CAPE CORAL UNIT 35 BLK 2387 PB 16 PG 111 LOT 69 Strap Number 01-44-23-C3-02387.0690
 Names in which assessed: EDMUND CHUKWURAH
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04726L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001785
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 19-027941 Year of Issuance 2019 Description of Property CAPE CORAL UNIT 35 BLK 2411 PB 16 PG 110 LOTS 71 + 72 Strap Number 01-44-23-C4-02411.0710
 Names in which assessed: TAMBER ENTERPRISES LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04727L

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-4148
Division Probate
IN RE: ESTATE OF GARY A. LEE
Deceased.
 The administration of the estate of Gary A. Lee, deceased, whose date of death was October 12, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The date of first publication of this notice is January 13, 2023.
 Maureen Lee
 15136 Anchorage Way
 Fort Myers, Florida 33908
 David M. Platt, Esq., Attorney
 Florida Bar Number: 939196
 David M. Platt, P.A.
 14782 Calusa Palms Dr., Unit 104
 Fort Myers, Florida 33908
 Telephone: (239) 910-7117
 E-Mail: david.platt@sancaplaw.com
 January 13, 20, 2023 23-00065L

SECOND INSERTION
SECOND AMENDED NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 22-CC-003562
THE SANIBEL COTTAGES CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
DAVID B. SCHULTZ, DECEASED,
Defendants.
NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on February 10, 2023, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:
 Unit/Week(s) No.(s) 33 in Condominium Parcel No.(s) 127, of THE SANIBEL COTTAGES, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Book 1669, Page 1120, in the Public Records of Lee County, Florida, and all Amendment(s) thereto, if any.
 pursuant to the Final Judgment of Foreclosure and Order Rescheduling Foreclosure Sale entered in a case pending in said Court in the above-styled cause.
 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
 WITNESS my hand and official seal of said Court this day of JANUARY 10, 2023.
 KEVIN C. KARNES,
 CLERK OF COURT
 (SEAL) By: Theresa Cline
 Deputy Clerk
 Michael J. Belle, Esquire
 Attorney for Plaintiff
 2364 Fruitville Road
 Sarasota, FL 34237
 service@michaelbelle.com
 42917/12-27384
 January 13, 20, 2023 23-00107L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001817
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-036274 Year of Issuance 2020 Description of Property CAPE CORAL UNIT 71 BLK 4828 PB 22 PG 104 LOTS 12 + 13 Strap Number 21-44-23-C3-04828.0120
 Names in which assessed: DIRK FRANCIS RAYMOND MATTON, ELIZABETH V BALAREZO DIAZ, ELIZABETH VIOLETA BALAREZO DIAZ
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04778L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001824
NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 20-019120 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 6 BLK 37 PB 15 PG 195 LOT 13 Strap Number 02-45-27-06-00037.0130
 Names in which assessed: DOUGLAS BOND, ELAINE FRANCES WRIGHT, JAMES E BOND, KATHERINE JOHNSON, LISA MILLS, LORNE DOUGLAS BOND
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04752L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001848
NOTICE IS HEREBY GIVEN that DERRICK COSTON CALASKALAND LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 16-001660 Year of Issuance 2016 Description of Property 25 FT STRIP LYING IN OF SE 1/4 SE 1/4 OF SE 1/4 S OF FORMER RR R/W Strap Number 26-43-26-00-00010.0020
 Names in which assessed: HICKEY CREEK PARTNERS LLC, HICKEY CREEK PARTNERS, LLC
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04722L

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 Section 197.512 F.S.
 Tax Deed #:2022001844
NOTICE IS HEREBY GIVEN that MR RE INVESTORS LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:
 Certificate Number: 16-029872 Year of Issuance 2016 Description of Property CAPE CORAL UNIT 56 BLK 4069 PB 19 PG 116 LOT 18 Strap Number 05-44-23-C2-04069.0180
 Names in which assessed: CAPE HOLDINGS ENTERPRISES INC, CAPE HOLDINGS ENTERPRISES, INC., EDWARD M SCHROEDER, LILIAN D SCHROEDER ESTATE
 All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 02/21/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.
 Dec. 30, 2022;
 Jan. 6, 13, 20, 2023 22-04725L

Q&A

Are there different types of legal notices?

Simply put, there are two basic types - Warning Notices and Accountability Notices.

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of happiness. Warning notices typically are published more than once over a certain period.

Accountability notices are designed to make sure citizens know details about their government. These notices generally are published one time, and are archived for everyone to see. Accountability is key to efficiency in government.

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941-906-9386

LV18237_V4

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT,
IN AND FOR LEE COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO.: 2022 CP 002873
IN RE: ESTATE OF
DAVID CLIFF HARRISON,
Deceased.

The administration of the estate of DAVID CLIFF HARRISON, deceased, whose date of death was March 3, 2021, is pending in the Circuit Court in and for Lee County, Florida, Probate Division, the address of which is: 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below. The estate is testate.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Dated January 10, 2023.
Personal Representative:
Cynthia Harrison Ervin
2737 Alton Phillips Road
Kinston, North Carolina 28504
Attorney for
Personal Representative:
Eric S. Haug
Florida Bar No. 0850713
Proper Law
3233 Thomasville Road
Tallahassee, Florida 32308
Phone: (850) 583-1480
Fax: (855) 825-4449
E-mail: eric@erichaug.com
January 13, 20, 2023 23-00109L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 22-CP-4137
Division Probate
IN RE: ESTATE OF
THOMAS R. PEARSON
Deceased.

The administration of the estate of Thomas R. Pearson, deceased, whose date of death was January 7, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Eileen A. Pearson
145 Oak View Circle
Lake Mary, Florida 32746
Attorney for Personal Representative:
Amanda M. Dorio, Attorney
Florida Bar Number: 77411
Henderson Franklin
Starnes & Holt, P.A.
8889 Pelican Bay Boulevard, Suite 400
Naples, FL 34108
Telephone: (239) 344-1100
Fax: (239) 344-1200
E-Mail: amanda.dorio@henlaw.com
Secondary E-Mail:
barbra.asselta@henlaw.com
January 13, 20, 2023 23-00067L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 22-CP-3913
Division Probate
IN RE: ESTATE OF
CAROLYN J. LONGLAND
Deceased.

The administration of the estate of Carolyn J. Longland, deceased, whose date of death was October 18, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
David E. Camic
546 W. Galena Blvd
Aurora, Illinois 60506
Attorney for
Personal Representative:
Abigail E. Mason
Florida Bar Number: 1040206
Lyons & Lyons, PA.
27911 Crown Lake Boulevard Ste 201
Bonita Springs, FL 34135
Telephone: (239) 948-1823
Fax: (239) 948-1826
E-Mail: amason@lyons-law.com
Secondary E-Mail:
rlyons@lyons-law.com
January 13, 20, 2023 23-00092L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 22-CP-003821
Division Probate
IN RE: ESTATE OF
DONALD C. POULTER
Deceased.

The administration of the estate of Donald C. Poulter, deceased, whose date of death was October 2, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Scott D. Poulter
225 N. Columbus Dr. #6201
Chicago, Illinois 60601
Attorney for Personal Representative:
Michaela Di Nunzio
Florida Bar Number: 1031220
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail:
michaela@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
January 13, 20, 2023 23-00086L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 23-CP-000015
Division: Probate
IN RE: ESTATE OF
BRIAN ALAN WILKINS, JR.,
Deceased.

The administration of the Estate of Brian Alan Wilkins, Jr., deceased, whose date of death was May 16, 2021, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this Notice is January 13, 2023.

Personal Representative:
Jennifer Volbrecht
13771 Fern Trail Drive
N. Fort Myers, FL 33903
Attorney for Personal Representative:
Kevin A. Kyle
Florida Bar Number: 980595
GREEN SCHOENFELD &
KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail:
kevinkyle@gskattorneys.com
00831823.DOC/1
January 13, 20, 2023 23-00079L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO. 22-CP-003941
IN RE: ESTATE OF
RAYMOND PAUL ABRAHAM,
DECEASED.

The administration of the estate of Raymond Paul Abraham, deceased, whose date of death was September 8, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Leslie Galbraith
364 Marlborough Road
Glastonbury, CT 06033
s/ Alvaro C. Sanchez
ALVARO C. SANCHEZ
Attorney for Petitioner
1714 Cape Coral Parkway East
Cape Coral, Florida 33904
Tel 239/542-4733
FAX 239/542-9203
FLA BAR NO. 105539
Email:
alvaro@capecoralattorney.com
Email:
courtfilings@capecoralattorney.com
January 13, 20, 2023 23-00103L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-3929
Division Probate
IN RE: ESTATE OF
RAYMOND BRYON DOOLEY
Deceased.

The administration of the estate of Raymond Bryon Dooley, deceased, whose date of death was October 6, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Michael A. Dooley
P.O. Box 23177
Ketchikan, AK 99901
Attorney for Personal Representative:
Amanda M. Dorio, Attorney
Florida Bar Number: 77411
Henderson Franklin
Starnes & Holt, P.A.
8889 Pelican Bay Boulevard, Suite 400
Naples, FL 34108
Telephone: (239) 344-1100
Fax: (239) 344-1200
E-Mail: amanda.dorio@henlaw.com
Secondary E-Mail:
barbra.asselta@henlaw.com
January 13, 20, 2023 23-00077L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-004106
Division Probate
IN RE: ESTATE OF
PATRICK JUSTIN AGARD
A/K/A PATRICK J. AGARD
Deceased.

The administration of the estate of Patrick Justin Agard a/k/a Patrick J. Agard, deceased, whose date of death was September 13, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Nancy P. Agard
4 Autumn Ln.
Cohoes, New York 12047
Attorney for Personal Representative:
Michaela Di Nunzio
Florida Bar Number: 1031220
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: michaela@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
January 13, 20, 2023 23-00076L

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023-CP-000019
IN RE: ESTATE OF
FREDERICK V. KLOPP
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Frederick V. Klopp, deceased, File Number 2023-CP-000019, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was November 25, 2022; that the total value of the estate is \$49,880.17 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Sharon E. Klopp
26455 S. Tamiami Trail, Unit 3306
Bonita Springs, FL 34134
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this notice is January 13, 2023.

Personal Giving Notice:
Sharon E. Klopp
26455 S. Tamiami Trail, Unit 3306
Bonita Springs, Florida 34134
Attorney for Personal Giving Notice
James E. Kerr, Attorney
Florida Bar Number: 0521729
HENDERSON FRANKLIN
STARNES & HOLT, P.A.
3451 Bonita Bay Boulevard, Suite 206
Bonita Springs, FL 34134
Telephone: (239) 344-1100
Fax: (239) 344-1200
E-Mail: james.kerr@henlaw.com
Secondary E-Mail:
denise.edwards@henlaw.com
January 13, 20, 2023 23-00093L

SECOND INSERTION

AMENDED
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-4014
Division Probate
IN RE: ESTATE OF
PATRICIA CIOFFI
Deceased.

The administration of the estate of Patricia Cioffi, deceased, whose date of death was October 8, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Donna Cioffi
1109 SE 38th Street
Cape Coral, Florida 33904
Attorney for Personal Representative:
/s/ Heidi M. Brown
Heidi M. Brown, Attorney
Florida Bar Number: 48692
Osterhout & McKinney, P.A.
3783 Seag Lane
Fort Myers, FL 33901
Telephone: (239) 939-4888
Fax: (239) 277-0601
E-Mail: heidib@omplaw.com
Secondary E-Mail:
cindyed@omplaw.com
January 13, 20, 2023 23-00061L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 23-CP-000025
Division: Probate
IN RE: ESTATE OF
NORMA L. JOHNSON,
Deceased.

The administration of the Estate of Norma L. Johnson, deceased, whose date of death was September 24, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this Notice is January 13, 2023.

Personal Representatives:
Robert D. Johnson
216 Fleming St.,
Hendersonville, NC 28739
Eric A. Johnson
2 East Wilmont Ave.,
Somers Point, NJ 08244
Attorney for Personal Representatives:
Kevin A. Kyle
Attorney for Personal Representatives
Florida Bar Number: 980595
GREEN SCHOENFELD & KYLE LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevinkyle@gskattorneys.com
00826785.DOC/1
January 13, 20, 2023 23-00066L

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-4102
Division Probate
IN RE: ESTATE OF
JAMES L. JOURDIN
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of JAMES L. JOURDIN, deceased, File Number 22-CP-4102, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901; that the decedent's date of death was August 20, 2022; that the total value of nonexempt estate assets does not exceed Seventy-five Thousand Dollars (\$75,000) and that the names and addresses of those to whom the assets have been assigned by such order are:

Name Address
JULIE E. ENGBERG, Trustee
of the James L. Jourdin Living Trust dated October 9, 1995
14329 Henderson Road
Otisville, MI 48463
ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is January 13, 2023.

Personal Giving Notice:
JULIE E. ENGBERG
14329 Henderson Road
Otisville, Michigan 48463
Attorney for Personal Giving Notice
Neil R. Covert, Attorney
Florida Bar Number: 272285
311 Park Place Blvd., Ste. 180
Clearwater, Florida 33759
Telephone: (727) 449-8200
Fax: (727) 450-2190
E-Mail: ncovert@covertlaw.com
Secondary E-Mail:
service@covertlaw.com
January 13, 20, 2023 23-00118L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No: 22-CP-003623 IN RE: ESTATE OF ELEANOR CLAIRE MOYLAN Deceased.

The administration of the estate of Eleanor Claire Moylan, deceased, whose date of death was September 6, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St. Ft. Myers Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
E. Michelle Rouse
606 N. Charles Ave.
St. James, Missouri 65559

Attorney for Personal Representative: Amy Meghan Neaheer, Esq., Attorney Florida Bar Number: 190748 6313 Corporate Court, Ste. 110 Fort Myers, Florida 33919 Telephone: (239) 785-3800 E-Mail: a.neaheer@neaheerlaw.com Secondary E-Mail: mhill@neaheerlaw.com January 13, 20, 2023 23-00110L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA File No. 22-CP-4108 Division: Probate IN RE: ESTATE OF SUSAN H. MUMME Deceased.

The administration of the estate of Susan H. Mumme, deceased, whose date of death was October 19, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Brian F. Mumme
100 Waterway Rd., Apt. E305
Tequesta, FL 33469

Attorney for Personal Representative: Hayley E. Donaldson, Attorney Florida Bar Number: 1002236 Sheppard Law Firm 9100 College Pointe Court Fort Myers, FL 33919 Telephone: (239) 334-1141 Fax: (239) 334-3965 E-Mail: donaldson@sbslaw.com Secondary E-Mail: ftorquato@sbslaw.com January 13, 20, 2023 23-00062L

SECOND INSERTION

NOTICE OF FORFEITURE PROCEEDINGS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No.: 22-CA-005162 Judge Keith R. Kyle

In RE: FORFEITURE OF IN RE: FORFEITURE OF \$9,365.00 Dollars in U.S. Currency Claimant: Tommy Leon Felix TO: Tommy Leon Felix AND TO: All others whose names are presently unknown but may claim an interest in the Nine Thousand Three Hundred and Sixty-Five Dollars (\$9,365.00) in U.S. Currency, described herein.

YOU ARE HEREBY NOTIFIED that the City of Fort Myers, Florida has initiated forfeiture proceedings against the above-described Nine Thousand Three Hundred and Sixty-Five Dollars (\$9,365.00) in U.S. Currency, which was seized by the Fort Myers Police Department on or about December 1st, 2022, in Fort Myers, Lee County, pursuant to the Florida Contraband Forfeiture Act. The City of Fort Myers Police Department is currently holding the seized property.

Any persons or entities claiming an ownership or perfected security interest in the Nine Thousand Three Hundred and Sixty-Five Dollars (\$9,365.00) in U.S. Currency described above shall make such interest known by filing such claim with the Court in the above-styled cause and by sending a copy of such claim to the address below within twenty (20) days. In accordance with Florida Statute 932.704 (6)(a), the seizing agency shall publish the notice of the forfeiture complaint for 2 consecutive weeks on a publicly accessible website or if published in print, once a week for 2 consecutive weeks in a newspaper qualified to publish legal notices under chapter 50 in the county where the seizure occurred. These proceedings will be advertised through Business Observer. If no claim is filed, a default may be entered for the relief demanded in the petition and a request will be made for final judgment of forfeiture.

Office of the City Attorney Post Office Drawer 2217 Fort Myers, Florida 33902 CITY OF FORT MYERS Counsel for Petitioner City of Fort Myers January 13, 20, 2023 23-00074L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-004131 Division Probate IN RE: ESTATE OF JEANETTE K. CHELIUS, Deceased.

The administration of the estate of Jeanette K. Chelius, deceased, whose date of death was November 6, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Patrick Guerin
24221 Addison Place Court
Bonita Springs, FL 34134

Attorney for Personal Representative: Mary Vlasak Snell, Attorney Florida Bar Number: 516988 PAVASE LAW FIRM P.O. Box 1507 Fort Myers, FL 33902-1507 Telephone: (239) 334-2195 Fax: (239) 332-2243 E-Mail: mvs@paveselaw.com Secondary E-Mail: lja@paveselaw.com January 13, 20, 2023 23-00063L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 19-CA-002883 PennyMac Loan Services, LLC Plaintiff, vs.

Sarah L. Allen; Unknown Spouse of Sarah L. Allen; Rachel L. Snyder; Unknown Spouse of Rachel L. Snyder; The Islands at Three Oaks Homeowners' Association, Inc.; Three Oaks I Master Association, Inc.

Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale entered in Case No. 19-CA-002883 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein PennyMac Loan Services, LLC is the Plaintiff and Sarah L. Allen; Unknown Spouse of Sarah L. Allen; Rachel L. Snyder; Unknown Spouse of Rachel L. Snyder; The Islands at Three Oaks Homeowners' Association, Inc.; Three Oaks I Master Association, Inc. are the Defendants, that I will sell to the highest and best bidder for cash by electronic sale at www.lee.realforeclose.com, beginning at 09:00 AM, on the 8 day of February, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 4, BLOCK 1, THE ISLANDS AT THREE OAKS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 52, PAGE 71, PUBLIC RECORDS OF LEE 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 in accordance with Florida Statutes, Section 45.031.

Dated this day of January 9, 2023. Kevin Karnes As Clerk of the Court (SEAL) By: Theresa Cline As Deputy Clerk

BROCK & SCOTT, PLLC 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Attorney for Plaintiff Case No. 19-CA-002883 File # 19-F00755 January 13, 20, 2023 23-00090L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-002600 IN RE: ESTATE OF ROBERT WAYNE SNIDE Deceased.

The administration of the estate of Robert Wayne Snide, deceased, whose date of death was November 21, 2015, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
MISTY DAWN BRUDER A/K/A MISTY HARTLEY
4601 72nd Avenue N.

Pinellas Park, Florida 33781 Attorney for Personal Representative: ADRIAN P. THOMAS, ESQUIRE Florida Bar No. 981559 ADRIAN PHILIP THOMAS, P.A. 515 East Las Olas Boulevard Suite 1050 Fort Lauderdale, FL 33301 Telephone: (954) 764-7273 Fax: (954) 764-7274 E-Mail: legal-service@apta.com Secondary E-Mail: vnieto@apta.com January 13, 20, 2023 23-00060L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-003718 Division Probate IN RE: ESTATE OF ARNOLD MIRON KUBESH, JR. A/K/A BUDDY KUBESH Deceased.

The administration of the estate of Arnold Miron Kubesh, Jr. a/k/a Buddy Kubesh, deceased, whose date of death was June 26, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Patricia Lassiter a/k/a Patricia Kubesh a/k/a Patricia Lassiter-Kubesh
12891 Olde Banyon Blvd.

North Fort Myers, Florida 33903 Attorney for Personal Representative: Michaela Di Nunzio Florida Bar Number: 1031220 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048 E-Mail: michaela@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com January 13, 20, 2023 23-00075L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-4061 Division: Probate IN RE: ESTATE OF ALLAN MICHAEL YODER Deceased.

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

The administration of the Estate of Allan Michael Yoder, deceased, whose date of death was 11/12/2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, under File Number 22-CP-4061, the address of which is 1700 Monroe Street, Fort Meyers FL 33901. The names and addresses of the personal representative and that personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 the first publication of this notice is January 13, 2023.

Personal Representative
/s/ Vicki Wever
Vicki Wever
310 Azure Way
Miami Springs FL 33166

Attorney for Personal Representative /s/ Constance L. Brandenburg Constance L. Brandenburg Florida Bar #0108855 PO Box 661506 Miami Springs, FL 33266 (305) 887-8666 (305) 887-8816 Fax Cb187@bellsouth.net January 13, 20, 2023 23-00104L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-003996 IN RE: ESTATE OF WILLIAM FRANCIS GRIFFIN, Deceased.

The administration of the estate of William Francis Griffin, deceased, whose date of death was November 8, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901 and whose mailing address is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Sanibel Captiva Trust Company
By: T. John Costello, Jr., J.D.

Its: Senior Vice President, Fiduciary Service 13515 Bell Tower Drive, Ft. Myers, FL 33907 P.O. Box 60559, Fort Myers, FL 33906 Attorney for Personal Representative: Michael A. Sneideringer msneideringer@porterwright.com flprobate@porterwright.com Florida Bar No. 0094502 Porter Wright Morris & Arthur LLP 9132 Strada Place, Suite 301 Naples, FL 34108 Telephone: 239-593-2967 January 13, 20, 2023 23-00088L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-4139 IN RE: ESTATE OF BARBARA A. LOZELLE Deceased.

The administration of the estate of BARBARA A. LOZELLE, deceased, whose date of death was October 24, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
JAMES LOZELLE
678 3rd Street N.

Naples, Florida 34102 Attorney for Personal Representative: EDWARD E. WOLLMAN Florida Bar No. 0618640 Email: ewollman@wga-law.com Alternate Email: pleadings@wga-law.com PATRICK COURVILLE Florida Bar No. 0115708 Email: pcourville@wga-law.com Alternate Email: pleadings@wga-law.com Attorneys for Personal Representative WOLLMAN, GEHRKE & ASSOCIATES, PA 2235 Venetian Court, Suite 5 Naples, FL 34109 Telephone: 239-435-1533 Facsimile: 239-435-1433 January 13, 20, 2023 23-00087L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 21-CA-005936 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs.

LYNDESEY LOUCHART, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 10, 2022, and entered in 21-CA-005936 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and LYNDESEY LOUCHART; UNKNOWN SPOUSE OF LYNDESEY LOUCHART; FLORIDA HOUSING FINANCE CORPORATION; SUNCOAST CREDIT UNION F/K/A SUNCOAST SCHOOLS FEDERAL CREDIT UNION; CAPITAL ONE BANK (USA), NA; BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATE HOLDERS CWALT, INC. LATERNATIVE LOAN TRUST 2006-23CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-23-CB; LEE COUNTY, FL are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on February 10, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 19, BLOCK 12, UNIT 1-B OF FORT MYERS VILLAS, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN PLAT BOOK 11, PAGE 8, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 2261 ALDRIDGE AVE, FORT MYERS, FL 33907

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.

Dated this day of January 9, 2023. Kevin C. Karnes As Clerk of the Court (SEAL) By: Theresa Cline As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 20-016097 - MaM January 13, 20, 2023 23-00084L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 19-CA-004109 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v.

CRISONDAT BHAGWANDIN, ET AL., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order dated January 3, 2023 entered in Civil Case No. 19-CA-004109 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff and CRISONDAT BHAGWANDIN and NADIA RAMPHAL-RUPAN are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on February 8, 2023 the following described property as set forth in said Final Judgment, to-wit:

LOT 20, BLOCK 26, UNIT 7, LEHIGH ACRES, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 40, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 610 Thompson Avenue, Lehigh Acres, FL 33972

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

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

Dated: Jan. 9, 2023 Kevin C. Karnes CLERK OF THE CIRCUIT COURT Lee County, Florida (SEAL) Theresa Cline DEPUTY CLERK OF COURT

Submitted By: Jason M Vanslette Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Service Email: flrealprop@kelleykronenberg.com File No.: SF22004-JRM Case No.: 19-CA-004109 January 13, 20, 2023 23-00083L

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of FRANKLIN EDWARD FREEMAN, will, on January 25, 2023, at 10:00 a.m., at 409 Suwanee Drive, Lot #3, North Fort Myers, Lee County, Florida 33917; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1970 VIND MOBILE HOME, VIN: 263TFLR10197, TITLE NO.: 0009541051 and all other personal property located therein

PREPARED BY:

J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
January 13, 20, 2023

23-00068L

SECOND INSERTION

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

DIVISION: CIVIL
CASE NO. 22-CC-002699
HURRICANE HOUSE CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation Plaintiff, vs. MICHAEL PALMER STEMMLER, Defendant.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on February 10, 2023, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 48 in Condominium Parcel 104 of HURRICANE HOUSE, a Condominium according to the Declaration of

Condominium thereof, recorded in Official Records Book 1889, at Page 2681 in the Public Records of Lee County, Florida, and all Amendments thereto, if any.

pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause.

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

WITNESS my hand and official seal of said Court this day of JAN 10 2023.

KEVIN C. KARNES,
CLERK OF COURT
(SEAL) By: T. Cline
Deputy Clerk

Michael J. Belle, Esquire

Attorney for Plaintiff
2364 Fruitville Road
Sarasota, FL 34237
service@michaelbelle.com
42906 / 11-54797
January 13, 20, 2023

23-00108L

SECOND INSERTION

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

CASE NO. 19-CA-000834
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWMBS, INC., CHL MORTGAGE PASS-THROUGH TRUST 2007-HY7, MORTGAGE PASS THROUGH CERTIFICATES, SERIES

2007-HY7, Plaintiff, v. EDUARDO R. AURAZO, ET AL., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order dated January 6, 2023 entered in Civil Case No. 19-CA-000834 in Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWMBS, INC., CHL MORTGAGE PASS-THROUGH TRUST 2007-HY7, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2007-HY7, Plaintiff and EDUARDO R. AURAZO; GABRIELA AMADO; CAPITAL ONE BANK (USA), NA; FIFTH THIRD BANK; DISCOVER BANK; UNKNOWN TENANT #1 N/K/A GIANNI TORRES are Defendant(s), Kevin C. Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 AM at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on Febru-

ary 10, 2023 the following described property as set forth in said Final Judgment, to-wit:

LOT 18 AND 19, BLOCK 5937, UNIT 93, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 25, PAGES 1 THROUGH 21 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 3101 26th Place SW, Cape Coral, Florida 33914

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

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

Dated: Jan. 11, 2023

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
Lee County, Florida
(SEAL) Theresa Cline
DEPUTY CLERK OF COURT

Submitted By: Jason M Vanslette
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service Email:
flrealprop@kelleykronenberg.com
File No.: M180267-JMV
Case No.: 19-CA-000834
January 13, 20, 2023

23-00113L

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION

CASE NO. 22-CA-003248

NATIONSTAR MORTGAGE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BRADLEY FIELDS, DECEASED, et. al.

Defendant(s), TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BRADLEY FIELDS, DECEASED,

whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

UNIT 3106, BUILDING 31, PHASE 3, THE PRESERVE AT COLONIAL SECTION IV, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM, AND ALL ITS ATTACHMENTS AND AMENDMENTS, AS RE-

CORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2006000261954, AS AMENDED BY AMENDMENT TO DECLARATION AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO.2006000329412, AS AMENDED BY AMENDMENT TO DECLARATION AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO.2006000329413, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AND ALL APPURTENANCES HEREUNTO APPERTAINING AND SPECIFIED IN SAID DECLARATION OF CONDOMINIUM.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 within / (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.

WITNESS my hand and the seal of this Court at County, Florida, this 9th day of January, 2023

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) BY: C. Richardson
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
22-031232
January 13, 20, 2023

23-00091L

SECOND INSERTION

SECOND AMENDED NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

DIVISION: CIVIL
CASE NO. 22-CC-002704

CASA YBEL BEACH AND RACQUET CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation, Plaintiff, vs.

JANICE S. BRAKKEN, DECEASED; ERIC J. BRAKKEN; JOEL BRAKKEN; MARC EARL BRAKKEN; THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST JANICE S. BRAKKEN, DECEASED, Defendants.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on FEBRUARY 10, 2023, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 50, in Condo-

minium Parcel No. 204, of CASA YBEL BEACH AND RACQUET CLUB, PHASE G, a condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 1478, Page 2171, in the Public Records of Lee County, Florida.

a/k/a Unit 204G, Week 50 pursuant to the Final Judgment of Foreclosure and Order Rescheduling Foreclosure Sale entered in a case pending in said Court in the above-styled cause.

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

WITNESS my hand and official seal of said Court this day of JANUARY 10, 2023.

KEVIN C. KARNES,
CLERK OF COURT
(SEAL) By: Theresa Cline
Deputy Clerk

Michael J. Belle, Esquire
Attorney for Plaintiff
2364 Fruitville Road
Sarasota, FL 34237
service@michelbelle.com
42967 / 13-52366
January 13, 20, 2023

23-00106L

SECOND INSERTION

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

PROBATE DIVISION
File No. 22-CP-003217
IN RE: ESTATE OF ORA KATE COPE, a/k/a Ora K. Cope, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the Estate of Ora Kate Cope, deceased, File Number 22-CP-003217, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 1st Floor, 1700 Monroe Street, Ft. Myers, Florida 33901; that the decedent's date of death was October 1, 2021; that the total value of the Estate is less than \$75,000.00 and that the names and addresses of those to whom it has been assigned by such Order are:

Name	Address
Thomas Jerry Cope, Jr.	1600 Greenwood Court, Middletown, Ohio 45044
Deborah Sue Hatfield	144 Anne Road, Middletown, Ohio 45044
Douglas Allen Cope	9012 Turfway Trail, West Chester, Ohio 45069
Diana Lynn Hughes	4692 Westmeath Court, Middletown, Ohio 45042
George John Corbet Cope	4570 Eck Road, Middletown, Ohio 45042
Robert Harrison Cope	

160 Kings Way, Lebanon, Ohio 45036
Daniel Scott Cope
6609 Cresthaven Avenue, West Chester, Ohio 45069

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is January 13, 2023.

Person Giving Notice:
Thomas Jerry Cope, Jr.
1600 Greenwood Court
Middletown, Ohio 45044

Attorney for Person Giving Notice
Cyrus Malhotra
Florida Bar No. 0022751
THE MALHOTRA LAW FIRM P.A.
3903 Northdale Blvd., Suite 100E
Tampa, FL 33624
Telephone: (813) 902-2119
Fax Number: (727)290-4044
Email:
filings@FLprobatesolutions.com
Secondary:
ryan@FLprobatesolutions.com
January 13, 20, 2023

23-00114L

SECOND INSERTION

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

CIVIL DIVISION
CASE NO.

362022CA003232A001CH
US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs.

THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BETTY M. TIBBOLES A/K/A BETTY MAE TIBBOLES A/K/A BETTY MAE TIBBOLES-SPALDING, DECEASED; ARTHUR BURNETT GOSS A/K/A ARTHUR B. GOSS; et al., Defendant(s).

TO: THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BETTY M. TIBBOLES A/K/A BETTY MAE TIBBOLES A/K/A BETTY MAE TIBBOLES-SPALDING, DECEASED RESIDENCES UNKNOWN
ARTHUR BURNETT GOSS A/K/A ARTHUR B. GOSS
Last Known Address
8331 Adelio Lane
Fort Myers, FL 33912
Current Residence is Unknown

CYNTHIA ANNE VICKERY A/K/A CYNTHIA A. ZILCH
Last Known Address
13548 County Road 34
Bellevue, OH 44811
Current Residence is Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow-

ing described property in Lee County, Florida:

UNIT NO. 24 OF THE CARLETON HOUSE, A CONDOMINIUM IN BARKLEY SQUARE ACCORDING TO THE CONDOMINIUM DECLARATION THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN OFFICIAL RECORD BOOK 947 AT PAGE 86, PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ALL APPURTENANCES THEREUNTO APPERTAINING AND SPECIFIED IN SAID CONDOMINIUM DECLARATION AND INCLUDING, BUT NOT LIMITED TO THE USE OF AUTOMOBILE PARKING SPACE NO. 4 AS THE SAME IS DESIGNATED ON SAID CONDOMINIUM DECLARATION. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on December 2, 2022.

Kevin C. Karnes
As Clerk of the Court
(SEAL) By: C. Richardson
As Deputy Clerk

Diaz Anselmo & Associates, P.A.,
Plaintiff's attorneys,
P.O. BOX 19519,
Fort Lauderdale, FL 33318,
(954) 564-0071,
answers@dallegal.com
1496-184895 / CW3
January 13, 20, 2023

23-00085L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File Number 2022 CP 003881
IN RE: ESTATE OF NANCY E. PAIS, Deceased.

The administration of the ESTATE OF NANCY E. PAIS, deceased, whose date of death was October 22, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P. O. Box 9346, Fort Myers, Florida 33902. 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 creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of the first publication of this Notice is January 13, 2023.

Personal Representative:
DONALD A. PAIS
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236

Attorney for Personal Representative:
DANIEL L. TULLIDGE
Florida Bar No. 106749
FERGESSON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
dtullidge@fergessonskipper.com
services@fergessonskipper.com
7236432.32678
January 13, 20, 2023

23-00078L

SECOND INSERTION

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

CASE NO.: 22-CA-001916
CROSSCOUNTRY MORTGAGE, LLC, Plaintiff, vs.

MAYLIN JERENA BLANCO; et al., Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order of Final Judgment. Final Judgment was awarded on January 9, 2023 in Civil Case No. 22-CA-001916, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, CROSSCOUNTRY MORTGAGE, LLC is the Plaintiff, and MAYLIN JERENA BLANCO; UNKNOWN TENANT #1 N/K/A MARIO CHAVEZ are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on February 22, 2023 at 09:00 AM the following described real property as set forth in said Final Judgment, to-wit:

LOT 145, PARKWOOD, SECTION 31, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 26, PAGE 57, OF THE PUBLIC RECORDS OF LEE 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 Jan. 9, 2023.

KEVIN C. KARNES
CLERK OF THE COURT
(SEAL) Theresa Cline
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff(s)
Aldridge Pite, LLP
5300 West Atlantic Avenue,
Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
January 13, 20, 2023

23-00089L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-4132
Division Probate
IN RE: ESTATE OF LOIS JEAN JOYCE CARPINO Deceased.

The administration of the estate of Lois Jean Joyce Carpino, deceased, whose date of death was November 30, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 13, 2023.

Personal Representative:
Theresa E. Carpino
15850 Delasol Lane
Naples, Florida 34110

Attorney for Personal Representative:
Kent A. Skrivan
E-mail Addresses:
kent@sgnapleslaw.com
Florida Bar No. 0893552
Skrivan & Gibbs, PLLC
1110 Pine Ridge Road, Suite 300
Naples, Florida 34108
Telephone: (239) 597-4500
January 13, 20, 2023

23-00064L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-002971
IN RE: ESTATE OF JOANNE MARY MEEHAN, Deceased

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Joanne Mary Meehan, deceased, File Number 22-CP-002971, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers Florida 33901; that the Decedent's date of death was July 16, 2022; that the total approximate value of the estate is \$3408.05 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Catherine A. Lohr	3042 SE 10th Place Cape Coral, FL 33904
Dawn Meehan	3042 SE 10th Place, Cape Coral, Florida 33904
Kevin Meehan	468 Midland Drive Mansfield, Ohio 44903

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is January 13, 2023.

Person Giving Notice:
Catherine A. Lohr, Petitioner
3042 SE 10th Place
Cape Coral, Florida 33904

Attorneys for Person Giving Notice
Lisa Curia George
Florida Bar Number: 1033829
Michael S. Hagen
Florida Bar Number: 454788
Attorneys for the Petitioner
Hagen Law Firm
5290 Summerlin Commons Way,
Suite 1003
Fort Myers, FL 33907
Telephone: (239) 275-0808
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E-Mail: lisa@mikehagen.com
Secondary E-Mail:
info@mikehagen.com
January 13, 20, 2023

23-00115L