# MANATEE COUNTY LEGAL NOTICES

#### FIRST INSERTION

Notice is hereby given that JENNIFER DEAN, OWNER, desiring to engage in business under the fictitious name of LUMINOSITY AESTHETICS located at 324 50TH ST W, PALMETTO, FLORIDA 34221 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. January 20, 2023 23-00110M

#### FIRST INSERTION

Notice is hereby given that CONNOR HOLMES, OWNER, desiring to engage in business under the fictitious name of PURONDT FILTRATION located at 1317 EDGEWATER DR, #3016, OR-LANDO, FLORIDA 32804 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 20, 2023 23-00106M

#### FIRST INSERTION

Notice is hereby given that JOAQUIN ALMODOVAR, OWNER, desiring to engage in business under the fictitious name of ATLANTIS CORAL AND FISH located at 1611 11TH STREET WEST, BRADENTON, FLORIDA 34205 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 20, 2023

23-00109M

#### FIRST INSERTION

hereby given that N ENTERPRISES, Notice BRADENTON INC, OWNER, desiring to engage in business under the fictitious name of A TO Z RENTAL CENTER AND SALES located at 1825 CORTEZ RD W, BRADENTON, FLORIDA 34207 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 20, 2023 23-00098M

### FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage - Central located at 3760 Cortez Rd., West Bradenton, FL 34210 intends to hold a sale to sell the prop-erty stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storagetreasures. com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. James A Moore unit #LOT7 contents: 2004 Nissan Maxima VIN: 1N4BA41E04C930076. This sale may be withdrawn at any time without notice. Certain terms and conditions ap-

ply. See manager for details. January 20, 27, 2023 23-00089M

# FIRST INSERTION

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource Permit Application number 850298 from Land Experts, Inc., 1651 Whitfield Avenue, Sarasota, FL 34243. Application received: June 13. 2022. Proposed activity: 330 Unit Residential Subdivision Development/Outparcel Mass Grading. Project name: Cross Creek South Subdivision Phase 1D, 1E & 1F. Project size: 143.28 Ac. Location: Section(s) 8 Township 34 South, Range 19 East, in Manatee County. Outstanding Florida Water: No. Aquatic preserve: No. The application is available for public inspection Monday through Friday at Tampa Service Office, 7601 Highway 301 North, Tampa, FL 33637. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Performance Management Department, 2379 Broad Street. Brooksville, FL 34604-6899 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.

January 20, 2023 23-00103M

#### 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 "Anna Maria Charters" at 4207 126th Street West, Cortez, Fl. 34215 in the County of Manatee, intends to register the name with Division of Corporations of the Florida Department of State, Tallahassee, Florida, Dated at Bradenton, Florida this 11th day of January, 2023, by Anna Maria Charters and Tours, LLC. 23-00099M January 20, 2023

#### 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 J. COLE HAIR: Located at 4423A 19th St Cir W: Manatee County in the City of Bradenton: Florida, 34207 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton Florida, this January day of 17, 2023 OSEAN LIFESTYLE CO.

23-00112M January 20, 2023

#### 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 AJ's Kitchen located at 3633 Cortez Road W, in the County of Manatee in the City of Bradenton, Florida 34210 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida

Dated at Manatee County, Florida, this 4th day of January, 2023. The Coffee Place LLC

January 20, 2023 23-00114M

### FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage – West located at 8400 Cortez Rd., West Bradenton, FL 34210 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Larry Stritzel unit #01547. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

January 20, 27, 2023 23-00085M

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage – Palmetto located at 2015 8th Ave. W., Palmetto FL 34221 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. James A Foxworth unit #E033: Latesia Laverne Davis unit #E054; Tonya Renee Furnice unit #G20. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See man-

January 20, 27, 2023 23-00086M

# FIRST INSERTION

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on February 8, 2023 at 3:00pm online at: www.storagetreasures.com for the safeguard self-storage facility located

SAFEGUARD SELF STORAGE 4335 Royal Palm Drive Bradenton, FL 34210 Tel: 941-254-3850

Fax: 941-254-3868 Unit #257 BAIANCA BRITAN-YA BLACK, Furniture, boxes Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.

January 20, 27, 2023 23-00105M

#### FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the under signed, desiring to engage in business under the fictitious name of  $\ensuremath{\mathsf{THE}}$ VINTAGE VINE MARKET: Located at 424 9th St East: Manatee County in the City of Bradenton: Florida, 34208 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton Florida, this January day of 17, 2023 NEES CAROLYN RENEE

January 20, 2023 23-00111M

#### 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 M & W Supply Company located at PO Box 1030, in the County of Manatee in the City of Bradenton, Florida 34206 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Manatee County, Florida, this 13th day of January, 2023. Wholesale Landscape Supply

January 20, 2023 23-00115M

#### FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 02/03/2023 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1973 NOBI mobile home bearing Vehicle Identification Number N4683 and all personal items located inside the mobile home. Last Tenant: Valerio Pierluigi Scano, Estate of Valerio Pierluigi Scano, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Valerio Pierluigi Scano. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221, (941)-845-3115.

January 20, 27, 2023 23-00117M

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage Lakewood Ranch located at 14710 SR 64 East, Bradenton FL 34212 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures. com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Troy Williams unit #3030; Joe Birmingham unit #3136. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

January 20, 27, 2023 23-00087M

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage - Parrish located at 8709 Old Tampa Rd., Parrish, FL 34219 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 2/8/2023 at 10:00am. Unless stated otherwise the scription of the contents are house hold goods and furnishings. Jerome Houston unit #1073; Liba Somonte unit #1127. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. January 20, 27, 2023

23-00083M

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage - 32nd Street located at 4305 32nd St. W., Bradenton, FL 34205 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures. com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Jamelyn R Carpenter unit #00235; Alexis L Claar unit #00242; Kenneth D McDaniel unit #00243; Kristin M Simmons unit #00362; Sarah G Reed unit #00671; Vetra A Raysor unit #00818; Nancy J Robinson units #01272 & #01284; Jazmin A Bostock unit #01309; Joe Hopkins/Joe Hopkins Engineering unit #01907; Brookley M Symons unit #02015; Leroy C Register units #02051 & #02052. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. January 20, 27, 2023 23-00090M

#### 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 RCG Consultants located at 11329 Spring Gate Trail, in the County of Manatee, in the City of Lakewood Ranch, Florida 34211 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakewood Ranch, Florida, this 18th day of January, 2023. Jodie L Roberts

January 20, 2023 23-00120M

#### FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage – Ellenton, located at 2900 US 301 N., Ellenton, FL 34222 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storage treasures.com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Eddie G Rosa unit #00719; Diane Rainey unit #01238. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for

January 20, 27, 2023 23-00088M

### 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 Perpetual Jewelry, located at 11244 Spring gate trail, in the City of Bradenton, County of Manatee, State of FL, 34211, 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. Rachel Marie Bruno 11244 Spring gate trail Bradenton, FL 34211 January 20, 2023

23-00119M

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage Lakewood Ranch located at 10415 Portal Crossing, Bradenton, FL 34211 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures. com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Matthew Vanalstine unit #2011; Rodney Rupert unit #3132; Edward Jones unit #4022. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

January 20, 27, 2023 23-00084M

# FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of FRANCIS RAMIREZ, if deceased any unknown heirs or assigns, will, on February 1, 2023, at 10:00 a.m., at 6320 14th Street West, Lot #23, Bradenton, Manatee County, Florida 34207; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

VIN: 602485 TITLE NO.: 0001602742 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

1963 CROS MOBILE HOME,

January 20, 27, 2023

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage -SR70 located at 1102 53rd Ave. W. Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 2/8/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Kourosh Attari unit #2009; Clarence Smith unit #2026; Alphonso Durden unit #3013; Rodney Rupert unit #3059; Kymberly Simmerman unit #3079; Jude L Edmond unit #3088; Karnesha Goodson unit #3099; Lyndon Jones unit #4039; Heather Booth unit #4042; Odessa Ammons unit #4089; Gretchen Paul unit #5004; Albert Hall unit #5029; Nikki Inniss unit #5046. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

January 20, 27, 2023 23-00082M

### FIRST INSERTION

1/30/2023

NOTICE OF PUBLIC MEETINGS MANATEE COUNTY PROPERTY MANAGEMENT DEPARTMENT PROPERTY ACQUISITION DIVISION

The evaluation committee is scheduled to meet at the time, date and location listed below to review and evaluate the proposals/responses for the Invitation to Negotiate Number 22-003 for the Sale and Development of a Portion of the Property Located at 2411 Tallevast Road, Sarasota, Florida 34243.

Invitation to Negotiate Number 22-003 for the Sale and Development of a Por-

tion of the Property Located at 2411 Tallevast Road, Sarasota, Florida 34243

Meeting	Type	Date	Start Time	Location
Final Evaluation	Public	1/30/2023	1:00 PM	Staples Conference Room

The Staples Conference Room is located at 1112 Manatee Avenue West, 8th Floor, Bradenton, Florida 34205.

NOTE: Non-public meetings are not open for attendance by the public.

January 20, 2023

23-00116M

Notes

1:23 🖈







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**MANATEE COUNTY** manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com **CHARLOTTE COUNTY** 

charlotteclerk.com

LEE COUNTY

leeclerk.org

collierclerk.com HILLSBOROUGH COUNTY

**COLLIER COUNTY** 

hillsclerk.com

**PASCO COUNTY** 

pascoclerk.com **PINELLAS COUNTY** 

pinellasclerk.org

**POLK COUNTY** 

polkcountyclerk.net

**ORANGE COUNTY** myorangeclerk.com

CHECK OUT YOUR **LEGAL NOTICES** 

floridapublicnotices.com



# ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



# 1. Accessible

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



# 2. Archivable

Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians



# 202 3. Independent

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice



# 4. Verifiable

There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law



# **Types Of Public Notices**

# Citizen Participation Notices

Government Meetings  $\overline{\ }$  and Hearings

Land and Water Use

Meeting Minutes or Summaries

Creation of Special Tax Districts

Agency Proposals

School District Reports

Proposed Budgets and Tax Rates

Zoning, Annexation and Land Use Changes

# **Commercial Notices**

Unclaimed Property, Unclaimed Property,

Banks or Governments

Delinquent Tax Lists, Tax Deed Sales

**Government Property** 

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 TO CREDITORS

IN THE CIRCUIT COURT FOR

MANATEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 412023CP000134CPAXMA

IN RE: ESTATE OF

CLIFFORD THOMAS BENNETT,

JR.

Deceased.

The administration of the estate of Clif-

ford Thomas Bennett, Jr., deceased,

whose date of death was November 14, 2022, is pending in the Circuit Court

for MANATEE County, Florida, Pro-

bate Division, the address of which is

1051 Manatee Avenue West, Bradenton,

Florida 34205. The names and ad-

dresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

ney are set forth below.

FIRST INSERTION

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

Case No.: 2018-CA-2552 JEFFREY D. GILMORE, v. BRIAN WISNIEWSKI and NORBERTA BASURTO WISNIEWSKI, et al.,

Defendants. NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered on November 30, 2022, in Case No. 2018 CA 2552, the undersigned Clerk of Court of Manatee County, Florida, will, on February 1, 2023, at 11:00 a.m., via the internet at www.manatee.realforeclose.com offer for public sale, to the highest and best bidder for cash, the following described property located in Manatee County, Florida:

Lot 42, Vogelsang's Brasota Manor Subdivision, according to the map or plat thereof as recorded in Plat Book 9, Page 7, of the Public Records of Manatee County, Florida.

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED on January 17, 2023.

THE LAW OFFICE OF WALTER SOWA, III, ESQ. PL By: /s/ Walter Sowa, III Walter Sowa, III, Esq. FBN: 0102220 435 Old Main Street, Suite 206 Bradenton, Florida 34205 Telephone: (941) 840-0820 Attorney for Plaintiff January 20, 27, 2023 23-00108M

#### FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-0061 IN RE: ESTATE OF WILLIAM E. MOUZAVIRES, also known as WILLIAM ELIAS

MOUZAVIRES, Deceased.

The administration of the estate of WILLIAM E. MOUZAVIRES, also known as WILLIAM ELIAS MOUZA-VIRES, deceased, whose date of death was July 9, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Bradenton Beach, FL 34217

Attorney for Personal Representative

Jane Mouzavires Personal Representative 311 17th Street N.

Jeffrey S. Goethe

Florida Bar No. 0861420 BARNES WALKER, GOETHE, PERRON, SHEA. & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: jgoethe@barneswalker.comSecondary Email: rbattle@barneswalker.comJanuary 20, 27, 2023 23-00094M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2021CP003809AX IN RE: ESTATE OF CINDERELLA COLE,

Deceased. The administration of the Estate of Cinderella Cole, deceased, whose date of death was September 12, 2021, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

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

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

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

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

Carol Ann Duntley, Personal Representative 8650 N 65th Avenue, Unit 107

Glendale, Arizona 85302 JOHN C. ROSEKRANS, ESQ. Fla Bar No. 16990 Attorney for Personal Representative Hinman, Howard & Kattell, LLP 4600 No Ocean Boulevard. Boynton Beach, FL 33435 Telephone: 561-276-1008 Email: jrosekrans@hhk.com E-Service Mail: HHKFLDocdelivery@HHK.COM January 20, 27, 2023 23-00101M

# FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

IN THE CIRCUIT COURT OF THE 12th JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

Case No: 2023DR175AX Division: FAMILY/DOMESTIC RELATIONS

In re: The Marriage of: LARISA ALEXANDROVNA AHMED

MOMEN EMAM SAYED AHMED Respondent

MOMEN EMAM SAYED AHMED, CURRENT ADDRESS UN-

LAST KNOWN ADDRESS: 3719 76th St East, Palmetto FL 34221

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Romaine Brown, Esquire, Attorney for the Petitioner, whose address is P.O. Box 858, Mims, FL 32754 on or before FEB-RUARY 24, 2023, and file the original with the clerk of this Court at Manatee County Clerk of the Court, Family Court Division, P.O. Box 25400 Bradenton, FL 34206, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

3719 76th St East, Palmetto FL 34221 and property listed on

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office.

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

Dated JANUARY 13, 2023 CLERK OF THE CIRCUIT COURT (SEAL) By: Connie Hoatland Deputy Clerk

Jan. 20, 27; Feb. 3, 10, 2023 23-00102M FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, PROBATE DIVISION File No. 2022-CP-3879 IN RE: ESTATE OF DONNIE E. SNEDEKER, Deceased.

The administration of the estate of DONNIE E. SNEDEKER, deceased, whose date of death was October 8, 2021, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO BOX 25400, Bradenton, FL 34206. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

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

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

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

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

> JOANN SNEDEKER Personal Representative

6320 Venture Drive, Suite 104 Lakewood Ranch, FL 34202 Joseph L. Najmy Attorney for Personal Representative Florida Bar No. 0847283 Najmy Thompson, P.L. 6320 Venture Drive, Suite 104 Lakewood Ranch, FL 34202 Telephone: 941-907-3999

jnajmy@najmythompson.com Secondary Email: kwest@najmythompson.com January 20, 27, 2023 23-00097M

# FIRST INSERTION

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

PROBATE DIVISION File No. 2023-CP-0065 IN RE: ESTATE OF DAVID L. CARTEE, also known as

#### DAVID LINTON CARTEE. Deceased.

The administration of the estate of DAVID L. CARTEE, also known as DAVID LINTON CARTEE, deceased, whose date of death was December 10, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney

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

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

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

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

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

Stacy E. Nethercoat Personal Representative 427 Broadway

Dunedin, Florida 34698 Kevin M. Collver Attorney for Personal Representative Florida Bar No. 0104450 BARNES WALKER, GOETHE PERRON, SHEA & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: kcollver@barneswalker.com January 20, 27, 2023 23-00093M

FIRST INSERTION

**MANATEE COUNTY** 

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

File No. 2022-CP-3982 IN RE: ESTATE OF CAROL ANN FAIRCHILD, also known as CAROL A. FAIRCHILD, Deceased.

The administration of the estate of

CAROL ANN FAIRCHILD, also known as CAROL A. FAIRCHILD, de ceased, whose date of death was July 20, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the

personal representative's attorney are

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

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

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

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

> Susan M. Guth Personal Representative 455 Bendale Drive

Severna Park, MD 21146 M. Brandon Robinson, Esq. Attorney for the Personal Representative Florida Bar No. 0119364 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: 941-741-8224

notice is: January 20, 2023.

Email: brobinson@barneswalker.com January 20, 27, 2023 23-00100M

# FIRST INSERTION

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

UCN.: 412022CP003832CPAXMA REF NO.: 2022CP003832AX In Re the Estate Of: Arthur D. Vrancken, Sr., Deceased.

The administration of the estate of AR-THUR D. VRANCKEN, SR., Deceased, 412022CP003832CPAXMA, and REF NO.: 2022CP003832AX, is pending in the Probate Court, Manatee County, Florida, the address of which is: Probate Division, Manatee County Clerk of Circuit Court, 1115 Manatee Ave. West, Bradenton FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth belo

ALL INTERESTED PERSONS ARE NOTIFIED THAT: All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of the first publication this Notice is January 20, 2023.

> Personal Representative: Arthur D. Vrancken, Jr. Arthur D. Vrancken, Jr. Personal Representative

Attorney for Personal Representative: Russell K. Boring RUSSELL K. BORING, ESQ. Attorney for Personal Representative Russell Boring, P.A. P.O. Box 66656 St. Pete Beach, Florida 33736 (727) 800-2440 FBN: 0362580 Primary e-mail:

Russ@boringlawyer.com

January 20, 27, 2023

Rboringlawyer@gmail.com

23-00096M

Secondary e-mail:

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2022 CP 3362 IN RE: THE ESTATE OF: JEFFREY DALE COPELAND

a/k/a JEFFERY DALE COPELAND,

Deceased. The administration of the estate of JEFFERY DALE COPELAND a/k/a JEFFREY DALE COPELAND, deceased, whose date of death was September 5, 2022, and whose Social Security Number is xxx-xx-1562, is pending in the Circuit Court in and for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida

34206. The names and addresses of

the Personal Representative and the

Personal Representative's attorney are

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

All other creditors of the decedent and other persons having claims or demands against 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 FOREV-ER BARRED.

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

The date of the first publication of this Notice is 1/20/23.

Personal Representative s/ Nancy A. Copeland NANCY A. COPELAND c/o Richard Barton Ray, Registered Agent

6108 26th Street West, Suite 2 Bradenton, Florida 34207 Attorney for Personal Representative s/ Richard Barton Ray RICHARD BARTON RAY, Esquire 6108 26th Street West, Suite 2 Bradenton, Florida 34207 (941) 755-3731 Florida Bar No: 0717381 January 20, 27, 2023 23-00121M

#### OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME 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:** Clifford Thomas Bennett III 55 Sheffield Lane

Oak Brook, Illinois 60523 Attorney for Personal Representative: Russell G. Marlowe, Esq. Attorney for Petitioner Florida Bar Number: 748889 Russell G. Marlowe PA 8630 Government Drive Suite 102 New Port Richey, Florida 34654 Telephone: (727) 847-0055 Fax: (727) 815-0044  $\hbox{E-Mail: service@russmarlowe.com}$ January 20, 27, 2023 23-00107M

# FIRST INSERTION

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

FLORIDA PROBATE DIVISION Case No.: 2022CP4071 IN RE: ESTATE OF LOUISE A. SCHMITT Deceased.

The administration of the estate of Louise A. Schmitt, deceased, whose date of death was December 15, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Ave. W., Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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/ Christopher Joseph Schmitt Christopher Joseph Schmitt

10421 Daybreak Glen Parrish, Florida 34219 Attorney for Personal Representative: /s/ Shanna Hourihan Shanna Hourihan, Esq. E-mail Addresses: shannahourihanlaw@outlook.com Florida Bar No. 0030396 Shanna Hourihan Law, PLLC P.O. Box 110008 Bradenton, Florida 34211 Telephone: (941)404-6094 January 20, 27, 2023

# **HOW TO PUBLISH YOUR**



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



FIRST INSERTION

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

JURISDICTION DIVISION CASE NO. 2018CA001263AX DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST MORTGAGE LOAN PASS-THROUGH CERTIFICATES, **SERIES 2006-9**, Plaintiff, vs.

RODNEY D. GERLING, ESQ., AS PROPOSED PERSONAL REPRESENTATIVE IN THE ESTATE OF LEN GALE, DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 5, 2023, and entered in 2018 CA 001263 AX of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST MORTGAGE LOAN PASS-THROUGH CERTIFICATES. SERIES 2006-9 is the Plaintiff RODNEY D. GERLING,

ESQ., AS PROPOSED PERSONAL REPRESENTATIVE IN THE ESTATE OF LEN GALE, DECEASED; LGC, TRUSTEE OF TRUST 3104 UNDER TRUST AGREEMENT DATED SEPTEMBER 19, 2006; LGC, LLC AS TRUSTEE OF TRUST 3104 UNDER TRUST AGREEMENT DATED SEPTEMBER 19, 2006 are the Defendant(s). Angelina Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose.com, at 11:00 AM, on February 15, 2023, the following described property as set forth in said Final Judgment, to wit: THE NORTH 79 FEET OF

LOTS 4 AND 5, EXCEPT 29.37FEET OF THE EAST SIDE OF LOT 4, BLOCK B, TROPICAL PARK SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGE 4, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

208 31ST AVE E APT. A&B, BRADENTON, FL 34208

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 18 day of January, 2023.

By:  $\S\$ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 18-137757 - MiM January 20, 27, 2023 23-00122M NOTICE OF FORECLOSURE SALE

PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO.: 2022 CA 000475 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-11, ASSET-BACKED CERTIFICATES, SERIES 2006-11, Plaintiff, VS.

WNY HOLDINGS GROUP, LLC; COUNTRY CLUB/EDGEWATER VILLAGE ASSOCIATION, INC.; BOCA GROVE CONDOMINIUM ASSOCIATION, INC.,

Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on January 5, 2023 in Civil Case No. 2022 CA 000475, of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPA-NY, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-11, ASSET-BACKED CERTIFICATES, SERIES 2006-11 is the Plaintiff, and WNY HOLDINGS GROUP, LLC; COUN-TRY CLUB/EDGEWATER VILLAGE

FIRST INSERTION

ASSOCIATION, INC.; BOCA GROVE CONDOMINIUM ASSOCIATION, INC. are Defendants.

The Clerk of the Court, Angelina Colonneso will sell to the 'Angel" highest bidder for cash at www. manatee.realforeclose.com on February 15, 2023 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: CONDOMINIUM UNIT NO.

202, IN BUILDING 7146, OF BOCA GROVE, A CONDOMIN-IUM, ACCORDING TO THE DECLARATION THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1616, PAGES 4811 THROUGH 4892, AND AMENDMENTS THERETO AND AS PER THE PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 29, AT PAGE(S) 130 THRU 137, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

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

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

Dated this 9th day of January, 2023. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Hollis Hamilton Date: 2023-01-09 12:34:43 Hollis Hamilton, Esq. FBN: 91132 Primary E-Mail: ServiceMail@aldridgepite.com

1221-5570B

January 20, 27, 2023 23-00091M

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY,

FLORIDA CIVIL DIVISION: CASE NO.:

412022CA001963CAAXMA NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER,

Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RICHARD TRUJILLO; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Mortgage Foreclosure dated the 10th day of January 2023, and entered in Case No. 412022CA001963CAAXMA, of the Circuit Court of the 12TH Judicial Circuit in and for MANATEE County, Florida, wherein NATIONSTAR MORT-GAGE LLC D/B/A MR. COOPER is the Plaintiff and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RICHARD TRUJILLO JENNIFER ANN TRUJILLO JESSICA LYNN TRUJILLO; and RICHARD MATTHEW TRUJILLO, JR. UN-KNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. ANGELINA M. COLON-NESO as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.manatee. realforeclose.com in accordance with Chapter 45 at, 11:00 AM on the 15th day of February 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 15, AND LOT 16 LESS THE SOUTH 5 FEET, BLOCK B, MAIN STREET SUBDIVI-

SION TO PALMETTO FLOR-IDA, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE(S) 152 OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

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

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

Dated this 13th day of January 2023. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 23-00104M

January 20, 27, 2023

FIRST INSERTION

MANATEE COUNTY

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION: CASE NO.: 2019CA001192 J.G. WENTWORTH HOME LENDING, LLC., CALVIN WRIGHT; SHEFFIELD GLEN HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY **#2. UNKNOWN PARTY #3. AND** UNKNOWN PARTY #4 THE NAMES BEING FICTITIOUS

TO ACCOUNT FOR PARTIES IN

THE SUBJECT PROPERTY,

Defendants.

POSSESSION IN POSSESSION OF

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Reset Foreclosure Sale Date dated the 9th day of January 2023, and entered in Case No. 2019CA001192, of the Circuit Court of the 12TH Judicial Circuit in and for MANATEE County, Florida, wherein FREEDOM MORTGAGE CORPO-RATION is the Plaintiff and CALVIN WRIGHT SHEFFIELD GLEN HOME-OWNERS ASSOCIATION, INC; and UNKNOWN TENANT IN POSSES-SION OF THE SUBJECT PROPERTY are defendants. ANGELINA M. COL-ONNESO as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www. manatee.realforeclose.com in accordance with Chapter 45 at, 11:00 AM on the 22nd day of February 2023 the following described property as set forth in said Final Judgment, to wit: LOT 15 SHEFFIELD GLENN ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 52, PAGE 190, OF THE PUBLIC RECORDS OF MANATEE COUNTY FLORIDA.

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

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

Dated this 12th day of January 2023. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com

23-00092M

January 20, 27, 2023

FIRST INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-003791 Division Probate IN RE: ESTATE OF MARION MOHR PARKER, a/k/a MARION M. PARKER

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 MARION MOHR PARKER, a/k/a MARION M. PARKER, deceased, File Number 2022-CP-003791, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue, Bradenton, Florida 34205; that the decedent's date of death was May 13, 2022; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are: NAME  $\;\;$  ADDRESS

JOHN FREDERICK PARKER c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 JOAN PARKER PARENT c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 Ashley W. Dillon, as Personal Representative of the Estate of JEFFREY FRANK PARKER. a/k/a JEFFREY F. PARKER, deceased c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 PATRICK RUSSELL PARKER c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734

BRIE BARTOW, a/k/a BRIE BARSTOW, n/k/a BRIE BAR-STOW GIBSON c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 CHRISTOPER BARTOW, a/k/a CHRISTOPHER BARSTOW c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A.

802 11th Street West Bradenton, Florida 34205-7734 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. NOTWITH-STANDING ANY OTHER APPLI-CABLE 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 20, 2023.

**Person Giving Notice:** JOAN PARKER PARENT c/o Jenna Kyle Meltzer, Esquire Blalock Walters, P.A.

802 11th Street West Bradenton, Florida 34205-7734 Attorney for Person Giving Notice: JENNA KYLE MELTZER E-mail Address: jmeltzer@blalockwalters.com Secondary E-mail Address: ischembri@blalockwalters.com Alternate Secondary E-mail Address: alepper@blalockwalters.com Florida Bar No. 1028517 Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 January 20, 27, 2023 23-00095M



**Email your Legal Notice** 

legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication





# **Newsprint** is inherently superior to the internet for public notice

because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.





# Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

# **Verifying publication is** difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



# **Significant** numbers of people in rural areas still lack highspeed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



# Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, public officials aren't compelled by the free market to operate effective websites.



# **ypes Of Public Notices**

# Citizen Participation Notices

Proposed Budgets and

Government Meetings  $\overline{\ }$  and Hearings

Land and Water Use



Creation of Special Tax Districts

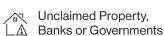


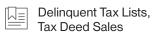
Tax Rates

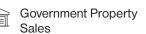


Zoning, Annexation and Land Use Changes

# Commercial Notices







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# SUBSEQUENT INSERTIONS

MANATEE COUNTY

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

Notice is hereby given that on 1/27/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1977 SHLT HS S154358 . Last Tenants: DAVID LESTER OLIVER AND JEAN MARIE OLIVER and all unknown parties beneficiaries heirs  $\,$  . Sale to be at PALM COVE MHC, LLC DBA WHISPERING PALMS, 1219 51ST AVENUE EAST, BRADENTON, FL 34203.

January 13, 20, 2023

23-00077M

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

Notice is hereby given that on January 27, 2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1962 CONT mobile home bearing the vehicle identification number 352377 and all personal items located inside the mobile home. Last Tenant: Estate of Donald William Wallace, All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Donald William Wallace and Donald William Wallace. Sale to be held at: Trade Winds Mobile Home Court, 5917 14th Street West, Lot No. 301, Bradenton, Florida 34207. January 13, 20, 2023

23-00079M

#### FOURTH INSERTION

SAVE

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

CASE NO.: 2022-SC-5324 DIVISION: SMALL CLAIMS AMZ TITLE, LLC, Plaintiff, vs. JAMES KRICK, Defendant. TO: JAMES KRICK;

Whose last known residence(s) is/are: 3944 South Shade Ave., Sarasota, FL

YOU ARE HEREBY required to file your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon Plaintiff's attorney, Corey W. Szalai, Corey Szalai Law, PLLC, 10333 Seminole Blvd., Unit 2, Seminole, FL 33778, telephone (727) 300-1029, or email to corey@cslawpllc.com, by January 31 2023, the nature of this proceeding being a suit for Breach of Contract.

If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Corey W. Szalai, Corey Szalai Law, PLLC, 10333 Seminole Blvd., Unit 2, Seminole, FL 33778, telephone (727)300-1029, or email to corey@cslawpllc. com, within thirty (30) days of the first publication of this Notice, a default will be entered against you for the relief demanded in the Complaint or petition. In and for Manatee County:

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

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

DATED at Manatee County this 20 day of December, 2022.

Angelina Colonneso Clerk of the Circuit Court (SEAL) By Kris Gaffney Deputy Clerk

#### Dec. 30, 2022; Jan. 6, 13, 20, 2023 22-01894M

#### SECOND INSERTION

NOTICE OF ACTION (formal notice by publication)
IN THE TWELFTH JUDICIAL CIRCUIT COURT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

File No. 2020-CP-1721 IN RE: ESTATE OF JOSE ANGEL HERRERA,

TO: Jose Leon Herrera Unknown

YOU ARE NOTIFIED that a Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are: Robert D. Hines, Esquire, Hines Norman Hines, PL, 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 on or before 2/16/2023, and to

file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

Signed on this 5TH day of JANU-ARY, 2023.

Angelina Colonneso Manatee County Clerk of The Circuit Court As Clerk of the Court (COURT SEAL) By: Brenda Stewart As Deputy Clerk

First Publication on: January 13, 2023. Robert D. Hines, Esq. Hines Norman Hines. PL 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612  $\mathrm{Jan.}\,13,20,27;\mathrm{Feb.}\,3,2023$ 

23-00057M

#### SECOND INSERTION

NOTICE OF JUDICIAL SALE PURSUANT TO SECTION 45.031(1) OF THE FLORIDA STATUTES IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NO. 2019-CA-001284 ROSS D. MONTGOMERY and STEFANI L. MONTGOMERY, Plaintiffs, v.

EBONY KING and EVERETT KING, UNKNOWN TENANT 1 and UNKNOWN TENANT 2, Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Mortgage Foreclosure, dated November 21, 2022 entered in Case No. 2019-CA-001284, Twelfth Judicial Circuit in and for Manatee County, Florida, wherein Ross D. Montgomery and Stefani L. Montgomery are Plaintiffs and Ebony King and Everett King are Defendants, that the Clerk of Court, Angelina M. Colonneso, shall sell to the highest bidder for cash at Manatee County's On Line Public Auction website: www. manatee.realforeclose.com at February 22, 2023 at 11:00 a.m., in accordance with Chapter 45, Florida Statutes, the following described property located in Manatee County, Florida, as set forth in said Uniform Final Judgment of Mort-

gage Foreclosure, to-wit: Being at the SE corner of Section 30, Township 33 South, Range 18 East, Manatee County, Florida; thence S 89°45'26" West along the South line of said 30, a distance of 1289.50 feet to the East right of way line of Jackson Road; thence N 00°25'42" West, along said right of way line, 80.00 feet; thence N 89°45'26' East, 922.08 feet; thence N 00°21'13" East, 311.39 feet; thence N 89°50'41" East, 368.51 feet to the East line of Section 30; thence S 00'21'13" West, along said East line, 390.83 feet

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

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

/s/ Andre R. Perron, Esq. Florida Bar No. 0628425

January 13, 20, 2023 23-00039M

to the Point of Beginning. Commonly known as: 6502 28th Avenue East, Palmetto, Florida

34221 (the "Property"). Any person or entity claiming an inter-

Barnes Walker, Goethe, Perron, Shea & Robinson, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Facsimile: (941) 708-3225 aperron@barneswalker.com  $litigation department @\,barneswalker.\\$ 

# SECOND INSERTION

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

CASE NO .: 412022CA002411CAAXMA PENNYMAC LOAN SERVICES,

Plaintiff VS CHAD THOMAS WHITERMORE, JASMINE MARIE WHITERMORE, HARMONY AT LAKEWOOD RANCH MASTER ASSOCIATION, INC., SUNCOAST CREDIT UNION,

UNKNOWN SPOUSE OF CHAD THOMAS WHITERMORE, UNKNOWN TENANT #1 IN POSSESSION OF THE PROPERTY. UNKNOWN TENANT #2 IN POSSESSION OF THE PROPERTY;

Defendant(s). To the following Defendant(s): CHAD THOMAS WHITERMORE Last Known Address 5221 HORIZON CV BRADENTON, FL 34211 UNKNOWN SPOUSE OF CHAD THOMAS WHITERMORE Last Known Address 5221 HORIZON CV BRADENTON, FL 34211 UNKNOWN TENANT #1 IN POSSESSION OF THE PROPERTY Last Known Address 5221 HORIZON CV BRADENTON, FL 34211 UNKNOWN TENANT #2 IN POSSESSION OF THE PROPERTY Last Known Address 5221 HORIZON CV BRADENTON, FL 34211 Last Known Address UNKNOWN YOU ARE NOTIFIED that an ac-

the following described property: LOT 319, HARMONY AT LAKEWOOD RANCH, PHASE II, SUBPHASES A AND B, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 60, PAGES (S) 1 THROUGH 15, INCLUSIVE, OF THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA. a/k/a 5221 HORIZON CV, BRA-DENTON, FL 34211

tion for Foreclosure of Mortgage on

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on Marinosci Law Group, P.C., Attorney for Plaintiff, whose address is 100 W. Cypress Creek Road, Suite 1045, Fort Lauderdale, Florida 33309, within 30 days after the first publication of this Notice in BUSINESS OBSERVER (GULF COAST), 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 demand in the complaint.

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

This notice is provided pursuant to Administrative Order No. 2.065.

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

WITNESS my hand and the seal of this Court this 10 day of January 2023 ANGELINA COLONNESO As Clerk of the Court by: (SEAL) By: Kris Gaffney As Deputy Clerk

Submitted by: Marinosci Law Group, P.C. 100 W. Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Telephone: (954) 644-8704 Facsimile: (754) 206-1971 January 13, 20, 2023 23-00074M

### SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 1/27/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1970 STRR HS F1MCXMF09929 Tenants: JUAN ANTONIO RIVERA DELGADO AND ANA TORRES ES-TRELLA and all unknown parties beneficiaries heirs . Sale to be at VILLA DEL SOL ASSOCIATES, L.P. DBA VILLA DEL SOL MOBILE HOME PARK, 6515 15TH STREET EAST, SARASOTA, FL 34243. 813-241-8269. 23-00046M January 13, 20, 2023

#### SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on January 27, 2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1969 SOUV mobile home bearing the vehicle identification number 11240217 and all personal items located inside the mobile home. Last Tenant: Alfredo Aguilar and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Alfredo Aguilar. Sale to be held at: Trade Winds Mobile Home Court, 5917 14th Street West, Lot No. 301, Bradenton, Florida 34207.

January 13, 20, 2023 23-00080M

#### SECOND INSERTION

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

CASE NO.: 2012CA001270 PENNYMAC CORP. Plaintiff(s), vs. LUZ E SANABRIA; et al.,

Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Reschedule Foreclosure Sale entered on December 27, 2022 in the abovecaptioned action, the Clerk of Court, Angelina "Angel" Colonesso, will sell to the highest and best bidder for cash at www.manatee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 7th day of February, 2023 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 108, RIVER CLUB SOUTH SUBPHASE V-A, according to the plat thereof recorded in Plat Book 34, Pages 66 through 78, of the Public Records of Manatee County, Florida.

Property address: 7547 Tori Way, Bradenton, FL 34202

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary email address for service, in the above styled matter, of all pleadings and documents required to be served on the par-

AMERICANS WITH DISABILI-TIES ACT. IF YOU ARE A PER-SON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATIONS IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN AS-SISTANCE, PLEASE CONTACT THE MANATEE COUNTY JURY OFFICE, P.O. BOX 25400, BRADENTON, FLORIDA 34206, (941) 741-4062, AT LEAST SEVEN (7) DAYS BEFORE YOUR SCHEDULED COURT AP-PEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICA-TION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN (7) DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

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

23-00052M January 13, 20, 2023

# SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 3613 **Division Probate** IN RE: ESTATE OF Diane E. Hildebrandt

Deceased. The administration of the estate of DIANE E. HILDEBRANDT, deceased, whose date of death was September 20, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING 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: DEBRA A. LAPLACE 3238 Jacqueline Way The Villages, FL 32163

Attorney for Personal Representative: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East, Bradenton, FL 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.comJanuary 13, 20, 2023 23-00043M

# SECOND INSERTION

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

FLORIDA PROBATE DIVISION File No. 2022-CP-3923 IN RE: ESTATE OF YOLANDA SCARCELLI, Deceased.

The administration of the estate of YOLANDA SCARCELLI, deceased, whose date of death was June 20, 2022, is pending in the Circuit Court for MANATEE County, Flor-ida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses personal representative and the personal representative's attorney are set forth below.

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

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

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

Diane Scarcelli Leddy Personal Representative 14850 Alico Rd. Ft. Myers, FL 33913

Jeffrey S. Goethe Attorney for Personal Representative Florida Bar No. 0861420 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: jgoethe@barneswalker.comSecondary Email: rbattle@barneswalker.com January 13, 20, 2023 23-00059M

# SARASOTA • MANATEE HILLSBOROUGH • PASCO PINELLAS • POLK • LEE COLLIER • CHARLOTTE



**Email your Legal Notice** 

legal@businessobserverfl.com

Deadline Wednesday at noon • Friday Publication

SECOND INSERTION

NOTICE OF SHERIFF'S SALE

NOTICE IS HEREBY GIVEN That

pursuant to a Writ of Execution is-

sued by the Manatee County Court

of Manatee County, Florida, on the

12th day of December, 2022, in the

cause wherein Cach LLC (Dove In-

vestment Corp, as Assignee) was plaintiff(s) and Mark G Sampson

was defendant(s), being case number

2007CC002675AX in said Court, I,

Charles R. Wells, as Sheriff of Man-

atee County, Florida, have this day

levied upon all the right, title and

interest of the DEFENDANT, Mark

G Sampson, in and to the following

Legal Description of Real Prop-

erty: Lots 7 and 8 of Drymon's Third Subdivision, as per plat thereof recorded in plat book 2,

page 65-A, of the Public Records

Physical Address and Parcel ID

Address: 814 10 Ave W Braden-

and on the 14th day of February, 2023,

at the Crime Prevention Unit located at

600 US Hwy 301 Blvd West Ste 202,

Bradenton, Manatee County, Florida,

34205, at the hour of 10:00 a.m., or as

soon thereafter as possible, I will offer

the said property for sale at public out-

cry and will sell the same, SUBJECT

TO ALL TAXES LIENS AND EN-

CUMBRANCES, if any, to the highest

and best bidder for CASH IN HAND,

the proceeds to be applied as far as may

be to the payment of costs and the satisfaction of the above described execu-

In accordance with the Americans

with Disabilities Act, persons with

disabilities needing a special accom-

modation to participate in this proceeding should contact Daniel San-

chez, Manatee County Sheriff's Office,

747-3011 ext. 2339, Monday through

Friday, 8:00 a.m. to 5:00 p.m., not

later than seven (7) days prior to the

John Dickerman

Jan. 13, 20, 27; Feb. 3, 2023

CHARLES R. WELLS, SHERIFF

 ${\bf MANATEE}\ {\bf COUNTY}, {\bf FLORIDA}$ 

proceedings.

BY:

of Manatee County, Florida.

Number of Real Property:

Parcel ID: 4317200006

ton, FL 34205

described real property, to-wit:

# **MANATEE COUNTY**

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

SECOND INSERTION

IN AND FOR MANATEE COUNTY FLORIDA

PROBATE DIVISION File No.: 2022-CP-3628 IN RE: THE ESTATE OF JOSE AMADO JENARO, a/k/a GENARO ESPINOZA, a/k/a JENARO AMADO ESPINOZA, Deceased.

The administration of the estate of JOSE AMADO JENARO, a/k/a GENARO ESPINOZA, a/k/a JENARO AMADO ESPINOZA, deceased, File Number 2022-CP-3628, is pending in the Clerk of Court, Manatee County Courthouse, P.O. Box 25400, Bradenton, Florida 34206. The name and address of the petitioner and the petitioner's attorney are set forth

below. All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice was January 13, 2023. Signed on January 6, 2023.

#### /s/ Amalia Suaste Gomez Petition

/s/ Damian M. Ozark Damian M. Ozark, Esquire The Ozark Law Firm, P.A. Florida Bar No. 0582387 1904 Manatee Avenue West, Ste. 300 Bradenton, Florida 34205 Telephone: (941)750-9760 dmozark@ozarklawfirm.com January 13, 20, 2023

IN THE COUNTY COURT OF THE

 $12 th \ JUDICIAL \ CIRCUIT$ 

IN AND FOR MANATEE COUNTY.

FLORIDA

CASE NO: 2022CC3657

a not-for-profit Florida corporation, Plaintiff, vs.
MANDY C. SHELTON; UNKNOWN

SPOUSE OF MANDY C. SHELTON;

NOTICE IS HEREBY GIVEN that,

 $pursuant \ to \ the \ Final \ Judgment \ entered$ 

in this cause, in the County Court of

Manatee County, Florida, Angelina Col-

onneso, Clerk of Court, will sell all the

property situated in Manatee County,

Lot 15, Block G, KINGSFIELD,

PHASE III, a Subdivision, accord-

ing to the Plat thereof as recorded

in Plat Book 35, Pages 63, of the

Public Records of Manatee Coun-

ty, Florida, and any subsequent

Property Address: 4174 Banbury

at public sale, to the highest and best

bidder, for cash, via the Internet at

IF THIS PROPERTY IS SOLD AT

PUBLIC AUCTION, THERE MAY BE

ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-

SONS WHO ARE ENTITLED TO BE

PAID FROM THE SALE PROCEEDS

PURSUANT TO THIS FINAL JUDG-

IF YOU ARE A SUBORDINATE

LIENHOLDER CLAIMING A

RIGHT TO FUNDS REMAINING

AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK

NO LATER THAN 60 DAYS AFTER

THE SALE. IF YOU FAIL TO FILE A

CLAIM, YOU WILL NOT BE ENTI-

TLED TO ANY REMAINING FUNDS.

ity who needs any accommodations in

order to participate in this proceed-

ing, you are entitled, at no cost to

you, to the provision of certain as-

sistance. Please contact the Manatee

County Jury Office, P.O. Box 25400,

Bradenton, Florida 34206, (941) 741-

4062, at least seven (7) days before

your scheduled court appearance, or

immediately upon receiving this noti-fication if the time before the sched-

uled appearance is less than seven

(7) days; if you are hearing or voice

impaired, call 711.

Email:

MANKIN LAW GROUP

Attorney for Plaintiff

Clearwater, FL 33761

January 13, 20, 2023

(727) 725-0559

FBN: 23217

BRANDON K. MULLIS, Esq.

Service@MankinLawGroup.com

2535 Landmark Drive, Suite 212

23-00073M

If you are a person with a disabil-

amendments to the aforesaid.

Circle, Parrish, FL 34219

www.manatee.realforeclose.com,

 $11{:}00$  A.M. on February 2, 2023

AND UNKNOWN TENANT(S),

Defendants.

Florida described as:

KINGSFIELD HOMEOWNER'S ASSOCIATION, INC.,

SECOND INSERTION SECOND INSERTION NOTICE OF FORECLOSURE SALE NOTICE OF SALE

D.S.

23-00058M

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2021CA003640AX NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. ALLEN YULIN JI, AN UNMARRIED MAN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 20, 2022, and entered in 2021CA003640AX the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein NATIONSTAR  $\,$  MORTGAGE  $\,$  LLC  $\,$ D/B/A MR. COOPER is the Plaintiff and ALLEN YULIN JI are the Defendant(s). Angelina Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash www.manatee.realforeclose.com, at 11:00 AM, on February 01, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 136 OF LAKESIDE PRE-SERVE. ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 49, PAGES 1-20, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA. 5212 119TH TER E, PARRISH,

FL 34219

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

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

Dated this 5 day of January, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-025293 - NaC January 13, 20, 2023 23-00041M SECOND INSERTION

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

Case No: 2022 CP 3708 In Re: THE ESTATE OF MICHAEL J. MUTKA, Deceased.

The administration of the Estate of Michael J. Mutka, deceased, whose date of death was September 4, 2022, File Number 2022 CP 3708 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been 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 TIME OF SER-VICE OF A COPY OF THIS NOTICE

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

Personal Representative Michelle Nickerson

2587 Countryside Blvd., #305 Clearwater, FL 33761 Attorney for Personal Representative E. Blake Melhuish, Esquire Florida Bar No. 0825972 E. Blake Melhuish, P.A. 522 12th Street West Bradenton, Florida 34205 (941) 748-1976 January 13, 20, 2023 23-00060M

### SECOND INSERTION

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

CIVIL DIVISION

CASE NO. 2022 CA 000144 BOCA GROVE CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v.

GABRIELE BLUNK RICKEN: UNKNOWN SPOUSE OF GABRIELE BLUNK RICKEN; UNKNOWN TENANT(S), Defendants.

Notice is hereby given pursuant to the Order Rescheduling Foreclosure Sale entered on January 9, 2023 in the above-styled Case Number 2022 CA 000144 in the Circuit Court of MANA-TEE COUNTY, Florida, that the Clerk of Court shall sell the following property, in MANATEE County, Florida, described as:

Building Unit 203, BOCA GROVE, PHASE 3, a Condominium, according to the Declaration of Condominium recorded in Official Records 1616, Pages 4811 Book through 4892, inclusive, and amendments thereto, and as per Plat thereof recorded in Condominium Book 30, Pages 29 through 31, inclusive, of the Public Records of Manatee County, Florida.

Property address: 7131 Boca Grove Place, #203, Bradenton, FL 34202 at public sale, to the highest and best bidder for cash, at www.manatee. realforeclose.com, at 11:00 A.M. on February 16, 2023. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of Court and will be applied to the sale price at the time of final payment. Final payment must be made on or before 5:00 p.m. of the day of the sale by cash or cashier's check.

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

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

Dated this 10th day of January, 2023. By: /s/ Michael P. Wallach Michael P. Wallach, Esquire January 13, 20, 2023 23-00068M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

File No. 2022-CP-003933 IN RE: ESTATE OF PETROULA M. MORGAN, Deceased.

The administration of the estate of PETROULA M. MORGAN, deceased, whose date of death was JULY 24, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. BOX 25400, BRADENTON, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set

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

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

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

/S/ AMT ANNA MARIE THOMAS Personal Representative 2705 24th Street West

Bradenton, FL 34205 /S/JJH JENNIFER J. HENSLEY, ESQUIRE Attorney for Personal Representative Primary Email: tmlaw.jen@gmail.com Secondary Email: ihlaw.lisa@gmail.com Florida Bar No. 1022202 5190 26th Street West, Suite D Bradenton, FL 34207 Telephone: (941) 755-8583 January 13, 20, 2023 23-00051M

SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO. 2022 CC 3376

GRAND OAK AT TARA CONDOMINIUM ASSOCIATION, INC., a Florida not-for profit corporation Plaintiff, vs. ROBERT B. BENNETT. as Trustee of the Robert B. Bennett Living Trust dated July 15, 2011, and ROBERT B. BENNETT, individually.

Defendant. Notice is hereby given that, pursuant to the Summary Final Judgment of Foreclosure entered in the above-styled cause, in the County Court of Manatee County, Florida, I will sell the following property situated in Manatee County,

Florida described as: Unit 1-205, GRAND OAK AT TARA, a Condominium, according to the Declaration of Condominium as recorded in O.R. Book 1738, Pages 5953 through 6051, of the Public Records of Manatee County, Florida. Property Address: 6310 Grand

Oak Cir., #205, Bradenton, Florida 34203 At the public sale to the highest and

best bidder, for cash, via Internet: www. manatee.realforeclose.com, at 11:00 A.M. on January 31, 2023.

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

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

WITNESS my hand and seal of this Court on the 5 day of Jan 2023

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) By: Kris Gaffney Deputy Clerk DAVID J. FREDERICKS, ESQ.

DFredericks@andersongivens.com aehunnings@AndersonGivens.com 3665 Bee Ridge Road, Suite 100 Sarasota, Florida 34233 (850) 692-8900 Florida Bar No. 84185 Counsel for Plaintiff January 13, 20, 2023 23-00038M

SECOND INSERTION NOTICE TO CREDITORS IN THE TWENTIETH JUDICIAL CIRCUIT COURT

IN AND FOR MANATEE COUNTY,

FLORIDA PROBATE DIVISION CASE NUMBER: 22-CP-3847 IN RE: ESTATE OF RYAN ROBERT COX,

Deceased.

The administration of the estate of RYAN ROBERT COX, deceased, whose date of death was August 3, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

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

Personal Representative 14021 Florida Rosemary Drive Bradenton, FL 34211

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: jrivera@hnh-law.com January 13, 20, 2023 23-00044M

# SECOND INSERTION

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

PROBATE DIVISION File No. 2022-CP-4003 IN RE: ESTATE OF BILLYE FAYE SKILLMAN, also known as BILLYE F. SKILLMAN,

Deceased.

The administration of the estate of BIL-LYE FAYE SKILLMAN, also known as BILLYE F. SKILLMAN, deceased, whose date of death was September 1, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

Personal Representative P.O. Box 148 Parrish, FL 34219

M. Brandon Robinson, Esq. Attorney for Personal Representative Florida Bar No. 0119364 BARNES WALKER, GOETHE, PERRON, SHEA & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205Telephone: (941) 741-8224 Email: brobinson@barneswalker.com January 13, 20, 2023 23-00075M SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-3990 IN RE: ESTATE OF: BRION W. BABBITT Deceased.

The administration of the estate of BRI-ON W. BABBITT, deceased, whose date of death was October 16, 2022; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

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

/s/ Loretta Coltman LORETTA COLTMAN Personal Representative 6807 67TH Street Circle East Palmetto, Florida 34221

/s/ Thomas A. Moseley Thomas A. Moseley Attorney for Personal Representative Email: tom@bradentonattorneyatlaw.com

Secondary Email: liz@bradentonattornevatlaw.com Florida Bar No. 0333689 Thomas A. Moseley Chartered 1724 Manatee Avenue West Bradenton, Florida 34205 Telephone: 941-747-8185 January 13, 20, 2023 23-00069M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 3878 AX **Division Probate** IN RE: ESTATE OF JOSEPH L. PHELAN

Deceased.

The administration of the estate of Joseph L. Phelan, deceased, whose date of death was October 10, 2021, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER 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: /s/ Kelly Barnhart (Dec 2, 2022 12:01 EST) Kelly J. Barnhart 68 Wesson Street

N. Grafton, Massachusetts 01536 Attorney for Personal Representative: /s/ Ira Stewart Wiesner Ira Stewart Wiesner, Esq., Attorney Florida Bar Number: 222887 IRA STEWART WIESNER PA 328 N Rhodes Avenue SARASOTA, FL 34237 Telephone: (941) 365-9900 Fax: (941) 365-4479 E-Mail: sherri@wiesnerlaw.com Secondary E-Mail: rachel@wiesnerlaw.com January 13, 20, 2023 23-00061M

#### SECOND INSERTION

NOTICE OF PUBLIC SALE

**BUSINESS OBSERVER** 

Notice is hereby given that on 1/27/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1968 NEWM HS 123422 Last Tenants: JANE F. SMITH AKA JANE FITZGERALD SMITH and all unknown parties beneficiaries heirs  $\,$  . Sale to be at CARLYN MHC LLC, 5611 BAYSHORE RD, PALMETTO, FL 34221. 813-241-8269. January 13, 20, 2023

#### FOURTH INSERTION

NOTICE OF ACTION PURSUANT TO SECTION 49.10 F.S. IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

CASE NUMBER: 2022 CA 004370 VERNON BORNTREGER,

Plaintiff, v. TRINA ROZIER, A/K/A TRINA PRESHA-ROZIER, A/K/A TRINA PERESHA-ROZIER, A/K/A TRINA M. PRESHA-ROZIER, if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Trina Rozier, a/k/a Trina Presha-Rozier, a/k/a Trina Peresha-Rozier, a/k/aTrina M. Presha-Rozier, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "TRINA ROZIER"), RUTH DUVAL, if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Ruth Duval, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "RUTH DUVAL"), ROOSEVELT DUVAL a/k/a ROOSEVELT B. DUVAL, if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Roosevelt Duval, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "ROOSEVELT DUVAL"), and ROOSEVELT J. DUVAL a/k/a ROOSEVELT J. DUVAL, JR., if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under

Defendant. TRINA ROZIER, A/K/A TRINA PRESHA-ROZIER, A/K/A TRINA PERESHA-ROZIER, A/K/A TRINA M. PRESHA-ROZIER, if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Trina Rozier, a/k/a Trina Presha-Rozier, a/k/a Trina Peresha-Rozier, a/k/a Trina M. Presha-Rozier, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "TRINA ROZIER"), RUTH DU-VAL, if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Ruth Duval, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "RUTH DU-VAI") ROOSEVEIT DIIVAI a/k/a ROOSEVELT B. DUVAL, if alive, and if dead, all persons or parties

or against Roosevelt Duval, and all

any right, title, or interest in and to

(hereafter collectively referred to as

the premises involved in this suit

"ROOSEVELT J. DUVAL"),

parties or persons having or claiming

claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Roosevelt Duval, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "ROOSEVELT DUVAL"), and ROOSEVELT J. DU-VAL a/k/a ROOSEVELT J. DUVAL, JR., if alive, and if dead, all persons or parties claiming an interest in the property as heirs, devisees, grantees, assigns, lienors, creditors, trustees, or other claiming by, through, under or against Roosevelt Duval, and all parties or persons having or claiming any right, title, or interest in and to the premises involved in this suit (hereafter collectively referred to as "ROOS-EVELT J. DUVAL"), and ALL OTH-ERS WHOM IT MAY CONCERN:

YOU ARE NOTIFIED that an action to foreclose real property located in Manatee County, Florida: BEG AT NW COR OF NE1/4

OF NE1/4 SEC 12; TH S 660 FT FOR A POB; TH E 132 FT; TH N 90FT; TH W 132 FT; TH S 90 FT TO POB; PI#24608.0005/1

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on JAMES D. GIB-SON, ESQUIRE, the Plaintiff's attornev whose address is GIBSON, KOHL & WOLFF, P.L., 1800 Second Street, Suite 717, Sarasota, FL 34236, Primary Email: legaljimjdg@comcast.net Secondary Email: legaljimws2@comcast. net within 30 days after the first publication of this Notice and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the Complaint or Petition. The Notice of Action shall be published in the Business Observer for 4 consecutive weeks.

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

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

DATED this 21 day of December,

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

JAMES D. GIBSON, ESQUIRE the Plaintiff's attorney GIBSON, KOHL & WOLFF, P.L. 1800 Second Street, Suite 717 Sarasota, FL 34236 Primary Email: legaliimidg@comcast.net Secondary Email: legaliimy Dec. 30, 2022; Jan. 6, 13, 20, 2023

# **HOW TO PUBLISH YOUR LEGAL NOTICE**

# INTHE **BUSINESS OBSERVER**

- Notice to creditors / Notice of administration / Miscellaneous / Public Announcement - Fax, Mail or e-mail your notice to the Business Observer office in the required county for publication.
- Notice of actions / Notice of sales / DOM / Name Change/ Adoption, etc.
- When submitting a notice directly to the courthouse, please indicate your preference to publish with the Business
- · On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be attached.
- · Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court
- · A file copy of your delivered affidavit will be sent to you.



#### SECOND INSERTION

NOTICE OF ACTION LAGES OF PALM-AIRE, UNIT IN THE CIRCUIT COURT OF THE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, PLAT BOOK 35, PAGE 126, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

CASE NO.: 41-2022-CA-003622 A/K/A 4831 LAKESCENE PL BANK OF AMERICA, N.A., SARASOTA FL 34243 Plaintiff, vs. JENNIFER SCHISLER, et al,

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; 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.

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

\*\*See the Americans with Disabili-

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

WITNESS my hand and the seal of this court on this 10 day of January,

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

> > afford

Albertelli Law P.O. Box 23028 Tampa, FL 33623 TNA - 22-006114

January 13, 20, 2023 23-00078M

cannot

#### SECOND INSERTION

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

FLORIDA CIVIL ACTION

Defendant(s).

CEASED

Current Address:

JENNIFER SCHISLER

Last Known Address: 1008 GARFIELD AVE

HAVERTOWN, PA 19083 3406

Current Address: Unknown THE UNKNOWN HEIRS, DEVISEES,

GRANTEES, ASSIGNEES, LIENORS,

CREDITORS, TRUSTEES, OR OTH-

ER CLAIMANTS CLAIMING BY,

THROUGH, UNDER, OR AGAINST,

HILARY A. LASKO AKA HILARY ANN LASKO AKA HILARY LASKO

AKA HILLARY ANN BERTKE, DE-

YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following

property in Manatee County, Florida:

LOT 61, AVALON AT THE VIL-

Unknown

Last Known Address: Unknown

CASE NO.: 2018CA005819AX 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 2006-3, MORTGAGE PASS-THROUGH **CERTIFICATES, SERIES 2006-3,** 

Plaintiff, vs. DAWN JACKSON; KEITH JACKSON; BLACK POINT ASSETS, INC., AS TRUSTEE OF THE 1113 CANE MILL LANE LAND TRUST: STAR POINTE CAPITAL, LLC, AS TRUSTEE OF THE 1113CML LAND TRUST BLACK POINT ASSETS, INC.; GREENFIELD PLANTATION HOMEOWNERS' ASSOCIATION, INC: MILLBROOK HOMEOWNERS' ASSOCIATION, INC; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES,

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure In-Rem dated January 4, 2023, entered in Civil Case No.: 2018CA005819AX of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee 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 2006-3, MORTGAGE PASS-THROUGH

CERTIFICATES, SERIES 2006-3, Plaintiff, and DAWN JACKSON; KEITH JACKSON; BLACK POINT ASSETS, INC., AS TRUSTEE OF THE 1113 CANE MILL LANE LAND TRUST; STAR POINTE CAPITAL, LLC, AS TRUSTEE OF THE 1113CML LAND TRUST BLACK POINT ASSETS, INC.; GREEN-FIELD PLANTATION HOME-OWNERS' ASSOCIATION, INC; MILLBROOK HOMEOWNERS' ASSOCIATION, INC; UNKNOWN TENANT(S) IN POSSESSION #1 N/K/A JULIA MORRISON; UN-KNOWN TENANT(S) IN POSSES-SION #2 N/K/A AL BROWN, are

Defendants.
ANGELINA COLONNESO, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www. manatee.realforeclose.com, at 11:00 AM, on the 8th day of February, 2023, the following described real property as set forth in said Judgment, to wit:

LOT 4, BLOCK D, MILL-BROOK AT GREENFIELD PLANTATION, PHASE III-A & III-C, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 33, PAGES 188 THROUGH 191, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE COUNTY. FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

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

A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE, PLEASE CONTACT THE MANATEE COUN-TY JURY OFFICE, P.O. BOX 25400, BRADENTON, FLORIDA 34206, (941) 741-4062, AT LEAST SEVEN (7) DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMME-DIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEAR-ANCE IS LESS THAN SEVEN (7) DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Dated: January 5, 2023 /s/ Brian L. Rosaler By: Brian L. Rosaler Florida Bar No.: 0174882. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 18-47066 January 13, 20, 2023 23-00040M

# SECOND INSERTION

NOTICE AND ORDER TO SHOW CAUSE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY AND SARASOTA COUNTY GENERAL CIVIL DIVISION
CASE NO: 2022-CA-005115 AX

LAKEWOOD RANCH STEWARDSHIP DISTRICT, a local unit of special-purpose government organized and existing under the laws of the State of Florida. Plaintiff, v. THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF LAKEWOOD RANCH STEWARDSHIP DISTRICT. INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR

TO BE AFFECTED IN ANY WAY

THEREBY, **Defendants** 

TO THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF LAKEWOOD RANCH STEWARDSHIP DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED. OR TO BE AFFECTED IN ANY WAY THEREBY:

The above cause comes to be heard upon the Complaint filed herein by the Lakewood Ranch Stewardship District in Manatee County and Sarasota County, State of Florida, seeking to determine the authority of said District to issue its Lakewood Ranch Stewardship District Revenue Bonds, (the "Bonds") in an aggregate amount not to exceed \$50,000,000, to determine the legality

of the proceedings had and taken in connection therewith, and the legality of the provisions, covenants and agreements therein contained, and seeking a judgment of this Court that (a) the District has power to issue the Bonds, as set forth in the Complaint; (b) the proceedings essential to the Bonds and all series thereof when issued pursuant thereto, the Trust Estate pledged for the payment of the principal thereof, redemption premium, if any, and interest thereon, and the Bond Resolution are valid and in conformity with law: (c) upon due issuance of the Bonds in conformance with the Bond Resolution and the Trust Indenture, the Bonds will constitute valid and binding obligations of the District and will be enforceable by their terms as established by the Bond Resolution and the Trust Indenture; and (d) the District has the power to plan, finance, construct and/or acquire the Project; (e) the Project serves a valid public purpose; and (f) this Court grant such other relief as is just and appropriate.

The aforesaid Complaint having been presented to this Court, and this Court being fully advised in the premises:

NOW, THEREFORE,

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, and the State of Florida, through the State Attorney of the Twelfth Judicial Circuit, in and for Manatee County and Sarasota County, Florida, appear on February 22. 2023 at 3:00 p.m., before the Honorable Charles P. Sniffen, via Zoom Application (invitation below), this hearing shall be conducted by video conference, and show cause, if any there be, why the prayers of said Complaint for the validation of the Bonds should not be granted and the Bonds, the Special Assessments, the proceedings therefore, and other matters set forth in said Complaint, should not be validated as prayed for in said Complaint. The

parties and public may access the hearing via their computer at the following ZOOM link: www.zoom.us

Meeting ID: 977 4082 3380 Password: 528235 Telephone 786-635-1003

IT IS FURTHER ORDERED that prior to the date set for the hearing on said Complaint for validation, the Clerk of this Court shall cause a copy of this Notice and Order to be published in a newspaper published and of general circulation in Manatee County and Sarasota County, being the County wherein said Complaint for validation is filed, at least once each week for two (2) consecutive weeks, commencing with the first publication which shall not be less than twenty (20) days prior to the date set for said hearing.

IT IS FURTHER ORDERED that by such publication of this Notice and Order, the State of Florida, and the several taxpayers, property owners and citizens of the District, including nonresidents owning property or subject to taxation therein, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, shall be and are made party defendants to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if specifically and personally named as defendants in said Complaint and personally served with process in this cause

DONE AND ORDERED at the Courthouse in Manatee County, Flor-

eSigned by CHARLES SNIFFEN, Circuit Judge 01/05/2023 11:04:00 wK3zWN $\tilde{\mathrm{Sq}}$ Honorable Charles Sniffen Circuit Court Judge

Electronic Service List Jonathan T. Johnson Jonathan.johnson@kutakrock.com Lindsay C. Whelan lindsay.whelan@kutakrock.com Cynthia Santinello Evers cevers@sao12.org Misty Taylor mtaylor@bmolaw.com January 13, 20, 2023 23-00072M SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-3978 **Division Probate** IN RE: ESTATE OF JOHN MARVIN MOSEMAN

Deceased. The administration of the estate of John Marvin Moseman, deceased, whose date of death was June 8, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

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

Personal Representative: Cvnthia Mozeleski 3125 11th Avenue West Bradenton, Florida 34205 Attorney for

Personal Representative: Logan Elliott, Attorney Florida Bar Number: 86459 Elliott Law, P.A. 5105 Manatee Avenue West, Suite 15A Bradenton, FL 34209 Telephone: (941) 792-0173 Fax: (941) 240-2165 E-Mail: logan@elliottelderlaw.com January 13, 20, 2023 23-00042M

# SECOND INSERTION

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

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

SCOTT A. MCCOMAS, et al.,

**Defendants.**NOTICE IS HEREBY GIVEN that, pursuant to the Final Summary Judgment of Foreclosure entered on November 21, 2022, in Case No. 2021 CC 5878, the undersigned Clerk of Court of Manatee County, Florida, will, on February 2, 2023, at 11:00 a.m., via the internet atwww.manatee.realforeclose.com offer for public sale, to the highest and best bidder for cash, the following described property located in Manatee County, Florida:

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

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

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

DATED on January 5, 2023. PORGES, HAMLIN, KNOWLES & HAWK, P.A. By: /s/ James C. Turffs James C. Turffs FBN: 0070926 Post Office Box 9320 Bradenton, Florida 34206 Telephone: (941) 748-3770 Attorney for Plaintiff January 13, 20, 2023 23-00050M

# CHARLOTTE COUNTY LEGAL NOTICES

#### 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 Kinglet Properties located at 99 Nesbit Street in the City of Punta Gorda, Charlotte County, FL 33950 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. Kinglet Properties Holdings, LLC Barbara C. Jennings

January 20, 2023 23-00046T

#### 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 Howard Hardwoods located at 21277 Hubbard Ave, in the County of Charlotte, in the City of Port Charlotte, Florida intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Port Charlotte, Florida, this 13th day of January, 2023. John W Howard

January 20, 2023 23-00047T

#### 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 Fresco. located at 321 Taylor street, in the City of Punta Gorda, County of Charlotte, State of FL, 33950, 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. vito nicola candelora 321 Taylor street Punta Gorda, FL 33950 January 20, 2023 23-00057T

# FIRST INSERTION

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

File No. 22-1495CP Division PROBATE IN RE: ESTATE OF RUTH LILLIAN CLARK A/K/A RUTH L. CLARK Deceased.

The administration of the estate of RUTH LILLIAN CLARK a/k/a RUTH L. CLARK, deceased, whose date of death was December 1, 2022, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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: Robin Vazquez 6230 Scott Street, Suite 211

Punta Gorda, Florida 33950 Attorney for Personal Representative: Ellie K. Harris, Esq. Florida Bar Number: 0021671 Elise V. Bouchard, Esq. Florida Bar Number: 0109033 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: elise@schwarzlaw.net Secondary E-Mail: joy@schwarzlaw.net 23-00049T January 20, 27, 2023

#### FIRST INSERTION

NOTICE TO CREDITORS OF FORMAL ADMINISTRATION STATE OF FLORIDA IN THE TWENTIETH CIRCUIT CHARLOTTE COUNTY CIRCUIT COURT PROBATE DIVISION File No. 2022-001461-CP IN RE: ESTATE OF HARRY LYONS,

deceased The administration of the estate of HARRY LYONS, deceased, whose date of death was September 3, 2022, is pending before the Circuit Court for Charlotte County, Florida, Probate Department, located at 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 the estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

Personal Representative: Pamela Lyons Mollek 2589 Tallyrand Avenue North Port, FL 34286

Attorney for the Personal Representative: Anne E. Moore, FL Bar #110621 Anne E. Moore PLLC 3579 S. Access Rd., Ste. A Englewood, FL 34224Tel: (941) 662-5750 Fax: (941) 237-5200 Primary Email: anne@attornevanne.com Secondary Email: staff@attorneyanne.com January 20, 27, 2023 23-00052T

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-1504-CP **Division PROBATE** IN RE: ESTATE OF FRANCIS W. SCHOENAUER A/K/A FRANCIS WILLIAM SCHOENAUER

Deceased. The administration of the estate of Francis W. Schoenauer a/k/a Francis William Schoenauer, deceased, whose date of death was May 4, 2022, is pending in the Circuit Court for Charlotte County Florida Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

#### Personal Representative: Dianne Black Associate Trust Officer Raymond James Trust, N.A.

880 Carillon Parkway St. Petersburg, Florida 33716 Schwarz & Harris, P.A. Attorney for Personal Representative: Ellie K. Harris Florida Bar Number: 0021671 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: elise@schwarzlaw.net Secondary: e-service@schwarzlaw.net January 20, 27, 2023

#### FIRST INSERTION

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

File No. 22-1497-CP **Division Probate** IN RE: ESTATE OF Ricky Allen Worm, Sr. a/k/a Ricky Allen Worm a/k/a Ricky Worm Deceased.

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

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

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

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

#### Personal Representative: Geraldine Ann Worm

Attorney for Personal Representative: Robert C. Benedict Florida Bar No: 0361150 rbenedict@bigwlaw.com Wideikis, Benedict & Berntsson, LLC The BIG W Law Firm 3195 S. Access Road Englewood, FL 34224 (941) 627-1000 Telephone January 20, 27, 2023 23-00050T

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000005CP Division: Probate IN RE: ESTATE OF MICHAEL H. OLINGER JR. Deceased.

The administration of the estate of MI-CHAEL H. OLINGER JR., deceased, whose date of death was October 9, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

# MICHAEL H. OLINGER **c/o Staas Law Group, P.L.L.C.** 801 E. Venice Ave., Ste. #2

Venice, FL 34285 Attorney for Personal Representative: Personal Representative: JULIE A. COLLINS Florida Bar Number: 0151483 Staas Law Group, P.L.L.C. 801 E. Venice Ave., Ste. #2 Venice, FL 34285 Telephone: (941) 408-8555 Fax: (941) 408-8556 E-Mail: jcollins@staaslawgroup.com Secondary E-Mail: e-service@veniceelderlaw.com January 20, 27, 2023 23-00044T

#### FIRST INSERTION

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

PROBATE DIVISION File No. 2022-CP-001454 **Division Probate** IN RE: ESTATE OF PAMELA J. MORITZ

Deceased. The administration of the estate of Pamela J. Moritz, deceased, whose date of death was October 1, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 01/20/2023.

#### ${\bf Personal\ Representative:}$ **Christopher Moritz**

215 Lido Drive Punta Gorda, Florida 33950 Attorney for Personal Representative Brett H. Sifrit, Attorney Florida Bar Number: 105564 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: bsifrit@farr.com Secondary E-Mail: akibler@farr.com; probate@farr.com January 20, 27, 2023 23-00051T

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-1509 Division: Probate IN RE: ESTATE OF GLORIA L. KURBANALI

# a/k/a GLORIA LILLY KURBANALI Deceased. The administration of the Estate of Glo-

ria L. Kurbanali a/k/a Gloria Lilly Kurbanali, deceased, whose date of death was October 30, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue. Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 20, 2023. Personal Representative: Charles Johnson

22500 Ashton Ave.

Port Charlotte, Florida 33980 Attorney for Personal Representative: Tina M. Mays Florida Bar Number: 0726044 Mizell & Mays Law Firm, PA 331 Sullivan Street, Punta Gorda, FL 33950 Telephone: (941) 575-9291/ Fax: (941) 575-9296 E-Mail: tmays@mizell-law.com Secondary E-Mail:

23-00045T

ndotres@mizell-law.com

January 20, 27, 2023

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22 001515 CP IN RE: ESTATE OF RONALD A. BROWN, Deceased.

The administration of the estate of RONALD A. BROWN, deceased, whose date of death was November 23, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

# Personal Representative: JASON T. BROWN 17021 Westridge Oaks Drive

Wildwood, MO 63040 Attorney for Personal Representative: FLETCHER H. RUSH Florida Bar No. 0100586 Williams Parker Harrison Dietz & Getzen 200 South Orange Avenue Sarasota, FL 34236 Telephone: 941-552-2563 Designation of Email Addresses for service: Primary: frush@williamsparker.com Secondary: scuster@williamsparker.com January 20, 27, 2023 23-00059T

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-07 Division: Probate IN RE: ESTATE OF LOUIS A. POPPENWIMER Deceased.

The administration of the Estate of Louis A. Poppenwimer, deceased, whose date of death was October 23, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL. 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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: Linda S. Poppenwimer 2008 Deerfield Cir.

Naples, FL 34109 Attorney for Personal Representative: Tina M. Mays Florida Bar Number: 0726044 Mizell & Mays Law Firm, PA 331 Sullivan Street, Punta Gorda, FL 33950 Telephone: (941) 575-9291/ Fax: (941) 575-9296 E-Mail: tmays@mizell-law.com Secondary E-Mail: ndotres@mizell-law.com January 20, 27, 2023 23-00043T

#### FIRST INSERTION

Notice is hereby given that KL GR 7 LLC, OWNER, desiring to engage in business under the fictitious name of GOLD ROYAL 7 located at 4300 KINGS HWY, SUITE 401, PUNTA GORDA, FLORIDA 33980 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

23-00055T January 20, 2023

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-0046

IN RE: ESTATE OF NORMA CAROL WHITE Deceased.

The administration of the Estate of Norma Carol White, deceased, File Number 2023-CP-0046, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice 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, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this

Notice is January 20, 2023. Petitioner:

Kendra Martin 812 Tappan St. Forked River, NJ 08731

Attorney for Petitioner: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489

Email:

contact@nath and ougher tylaw.comJanuary 20, 27, 2023 23-00056T

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION
File No.: 2023-CP-000022

Division: Probate IN RE: ESTATE OF HEIDI L. OROS, Deceased.

The administration of the Estate of Heidi L. Oros, deceased, whose date of death was October 5, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the Decedent and

other persons having claims or demands against 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 FOREV-ER BARRED.

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

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

Personal Representative:

### Monique C. Hampton 5902 E. Calle Tuberia

Phoenix, AZ 85018 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative 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 January 20, 27, 2023

SUBSEQUENT INSERTIONS

#### FIRST INSERTION

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

Case No.: 22001367CA DIANA M. RODGERS and EDWARD G. RODGERS, Plaintiffs, vs. MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as nominee for MARKET STREET MORTGAGE CORPORATION: BAYVIEW LOAN SERVICING, LLC a/k/a COMMUNITY LOAN SERVICING, LIMITED LIABILITY COMPANY; and BUCKS FINANCIAL LLC;

Defendants. TO: BUCKS FINANCIAL LLC c/o ATA CORPORATE SERVICES, LLC, its Registered Agent 1201 N. MARKET STREET, SUITE 2300

WILMINGTON, DELAWARE 19801 YOU ARE NOTIFIED that an action to quiet title on the following property in Charlotte County, Florida: THE FOLLOWING DESCRIBED

LAND, SITUATE, LYING, AND BE-ING IN CHARLOTTE COUNTY. FLORIDA, TO WIT: Lot 23, Block 561, Port Charlotte Subdivision, Section 13, accord-

ing to the plat thereof, recorded in Plat Book 5, Pages 2A through 2G. of the Public Records of Charlotte County, Florida.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham,

Jr.. P.A.. Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 350 E. Marion Avenue. Punta Gorda, FL 33950 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief de-

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

**CHARLOTTE COUNTY** 

DATED this 21st day of December, 2022.

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

The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 Jan. 20, 27; Feb. 3, 10, 2023

### FIRST INSERTION

NOTICE OF ACTION natural or corporate whose exact CONSTRUCTIVE SERVICE - PROPERTY THE CIRCUIT COURT OF THE defendants or parties who are TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, described; and UNKNOWN FLORIDA SPOUSE OF KATHERINE P. CIVIL ACTION JIMENEZ-YANCE,

CASE NO.: 2022-1328-CA NEW VISTA PROPERTIES, INC., a Florida Corporation,

KATHERINE P. JIMENEZ-YANCE, her devisees, grantees, creditors, and all other parties claiming by, through, under or against her and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties

status is unknown, claiming under any of the above named or described claiming to have any right, title or interest in and to the lands hereafter Defendants.

TO: KATHERINE P. JIMENEZ-YANCE, her devisees, grantees, creditors, and all other parties claiming by, through, under or against her and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any

right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF KATHERINE JIMENEZ-YANCE, and ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED that an action to foreclose on the following described property in Charlotte County, Florida:

Lot 35, Block 3061, Port Charlotte Subdivision, Section Sixty-One, according to the map or plat thereof, as recorded in Plat Book 5, Pages 75A through 75C, inclusive, of the Public Records

of Charlotte County, Florida has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability

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

WITNESS my hand and seal of this Court 1-11-2023

ROGER D. EATON CLERK OF THE COURT By: B. Lackey (SEAL) Deputy Clerk

Albert J. Tiseo, Jr., Esq. Goldman, Tiseo & Sturges, P.A. 701 JC Center Court, Suite 3 Port Charlotte, FL 33954 atiseo@gtslawfirm.com lbaird@gtslawfirm.com 941-625-6666 January 20, 27, 2023

23-00053T

### FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 22000378CA U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE, FOR CONSECO

FINANCE HOME EQUITY LOAN TRUST 2001-C, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF THEODORA T. MORITZ A/K/A THEODORA TEAGUE MORITZ A/K/A THEODORA L. MORITZ, DECEASED; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MICHAEL C. MORITZ A/K/A MICHAEL CHRISTIAN MORITZ, DECEASED; ET AL

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated January 10, 2023, and entered in Case No. 22000378CA

of the Circuit Court in and for Charlotte County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE, FOR CONSECO FINANCE HOME EQUITY LOAN TRUST 2001-C is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF THEODORA T. MORITZ A/K/ATHEODORA TEAGUE MORITZ A/K/A THEODORA L. MORITZ, DECEASED; THE UNKNOWN HEIRS, DEVISEES, SPOUSES, GRANTEÉS, CREDITORS AND ALL OTHER PARTIES THROUGH, CLAIMING BY, THROUGH,
AGAINST THE OR ESTATE OF MICHAEL C. MORITZ A/K/A MICHAEL CHRISTIAN MORITZ, DECEASED; ANDREA M. MCVICKER, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF THEODORA T. MORITZ A/K/A THEODORA TEAGUE MORITZ A/K/A THEODORA L. MORITZ, DECEASED; U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO U.S. BANK TRUST NATIONAL ASSOCIATION, TRUSTEE, FOR CONSECO FINANCE HOME EQUITY LOAN TRUST 2001-C; ANDREA M. MCVICKER; MICHAEL C. MORITZ, II; T. MATTHEW MCVICKER; JUSTIN J. SULLIVAN; STATE OF FLORIDA,

SARASOTA • MANATEE • HILLSBOROUGH • PASCO

PINELLAS • POLK • LEE • COLLIER • CHARLOTTE

DEPARTMENT OF REVENUE; CLERK OF THE CIRCUIT COURT OF CHARLOTTE COUNTY, FLORIDA; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash website of www.charlotte.realforeclose. com, 11:00 a.m., on February 17, 2023, the following described property as set forth in said Order or Final Judgment,

THE WEST ONE-HALF OF LOT 31, AND ALL OF LOTS 32 AND 33, BLOCK 179, HAR-BOUR HEIGHTS SECTION ELEVEN, PART TWO, A SUB-DIVISION ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 4, PAGES 48A THROUGH 48G, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY,

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

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

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

call 711. DATED at Punta Gorda, Florida, on 01/12/2023.

ROGER D EATON As Clerk, Circuit Court By: B. Lackey (SEAL) As Deputy Clerk Diaz Anselmo & Associates, P.A.

Attorneys for Plaintiff P.O. BOX 19519 Fort Lauderdale, FL 33318 Telephone: (954) 564-0071 Service E-mail: answers@dallegal.com 1496-177884 / AP3

January 20, 27, 2023 23-00054T

THIRD INSERTION

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

CASE NO.: 2022-CA-1626 JEAN-PIERRE RASAIAH INDIVIDUALLY AND AS TRUSTEE OF THE JEAN-PIERRE RASAIAH LIVING TRUST DATED JUNE 29,

Plaintiff, v. OKSANA GRYTSYUK; TIMIOS LIMITED: REFERENCE T36 AND T49,

Defendants.

To OKSANA GRYTSYUK; TIMIOS LIMITED: REFERENCE T36 AND T49:

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

TROP G A UN10 BLK224 LT41 601/459 2551/1651 2558/1503 TD4916/809 L/ 2598/197 E5003/307 More commonly known as: 28178 NIGHTIN-GALE DR., PUNTA GORDA, FL 33955 AND/OR TROP G A UN 10 BLK224 LT27 511/950 TD1037/784 1114/312 2516/568 3738/284 3740/1367 CD3758/1301 4916/778 L/ E5002/2154 More commonly known as: 28177 MONTE CRISTO DR., PUNTA GORDA, FL 33955 AND/OR TROP G A UN 10 BLK224 LT 28 605/2156 627/2000-01 991/2000-01 2516/568 3738/284 3740/1367 CD3758/1301 TD4916/795 5002/2186 More commonly known as: 28183 MONTE CRIS- TO DR., PUNTA GORDA, FL

has been filed by Plaintiff, JEAN-PIERRE RASAIAH INDIVIDUALLY AND AS TRUSTEE OF THE JEAN-PIERRE RASAIAH LIVING TRUST DATED JUNE 29, 2017, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before 2-3-2023 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief demanded.

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

Witness my hand and the seal of this court on this 28th day of December,

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

Alisa Wilkes, Esq Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 Jan. 6, 13, 20, 27, 2023 23-00006T

#### FOURTH INSERTION

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

Case No. 22-001385-CA RE HOLDINGS XII, LLC, a Florida limited liability company, Plaintiff, vs.

JOHN MCCORMICK; MURIEL MCCORMICK; SEAN MCCORMICK; CLANCIE TYGER; and the respective unknown spouses, heirs, devisees, grantees, creditors and other parties claiming by, through, under or against them, if alive, and if any of the named abovereferenced defendants are dead, any heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons or entities claiming to have any right, title or interest in and

to the lands which constitute the

subject matter of this action, Defendants. To: JOHN MCCORMICK; MURIEL MCCORMICK; and the respective unknown spouses, heirs, devisees, grantees, creditors and other parties claiming by, through, under or against them, if alive, and if any of the named above-referenced defendants are dead, any heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons or entities claiming to have any right, title or interest in and to the lands which constitute the subject matter of

this action. YOU ARE NOTIFIED that a suit to quiet title to the following-described parcels of property in Charlotte Countv. Florida:

Lot 5, Block 88, Unit No. 6, TROPICAL GULF ACRES, according to the plat thereof as recorded in Plat Book 3, Page 67, of the Public Records of Charlotte County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on TAMSEN HAYS, Esq. of Wotitzky, Wotitzky, Ross & Young, P.A., the Plaintiff's attorney, whose address is 1107 West Marion Avenue, Unit 111, Punta Gorda, Florida 33950 on or before the 27th day of January, 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.

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

Dated this 12-21-2022.

ROGER D. EATON (SEAL) Clerk of the Court By: /s/ Brittany Lackey Deputy Clerk Tamsen Hays, Esq.

Wotitzky, Wotitzky, Ross & Young, P.A. 1107 West Marion Avenue, Unit 111 Punta Gorda, FL 33950

Dec. 30, 2022; Jan. 6, 13, 20, 2023

# FOURTH INSERTION

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

Case No. 22-001582-CA **EQUITY TRUST COMPANY, FBO** ACCT. NO. XXXXX6336, Plaintiff, vs. TIEN LI-JUNG; and the respective

unknown spouses, heirs, devisees, grantees, creditors and other parties claiming by, through, under or against him or her, if alive, and if the named above-referenced defendant is dead, any heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons or entities claiming to have any right, title or interest in and to the lands which constitute the subject matter of this

action, Defendants.

To: TIEN LI-JUNG and the respective unknown spouses, heirs, devisees, grantees, creditors and other parties claiming by, through, under or against them, if alive, and if any of the named above-referenced defendants are dead, any heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons or entities claiming to have any right, title or interest in and to the lands which constitute the subject matter of this action.

YOU ARE NOTIFIED that a suit to quiet title to the following-described parcels of property in Charlotte County, Florida:

Lot 12, Block A, CHARLOTTE COMMERCIAL CENTER, a subdivison according to the plat thereof, as recorded in Plat Book

16, Pages 16A through 16C, of the Public Records of Charlotte Count, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on TAMSEN HAYS, Esq. of Wotitzky, Wotitzky, Ross & Young, P.A., the Plaintiff's attorney, whose address is 1107 West Marion Avenue, Unit 111, Punta Gorda, Florida 33950 on or before the 27th day of January, 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.

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

Dated this 12-21-2022.

ROGER D. EATON (SEAL) Clerk of the Court By: /s/Brittany Lackey Deputy Clerk Tamsen Hays, Esq.

Wotitzky, Wotitzky, Ross & Young, P.A. 1107 West Marion Avenue, Unit 111 Punta Gorda, FL 33950

Dec. 30, 2022; Jan. 6, 13, 20, 2023





SECOND INSERTION NOTICE TO CREDITORS CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION Case No. 22 1477 CP IN RE: ESTATE OF BRIAN P. O'MALLEY

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

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

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

Philip Lore

21382 Burkhart Drive Port Charlotte, Florida 33952 James W. Mallonee, Esq. Port Charlotte, FL 33953-3108

23-00039T January 13, 20, 2023

SECOND INSERTION

Notice to Creditors IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION

FILE NO. 22001447CP IN RE: ESTATE OF MICHAEL J. LEONARD,

The administration of the estate of Michael J. Leonard, deceased, whose date of death was November 4, 2022, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

ON THEM

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

THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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

> Personal Representative Michael Rick

415 Wincanton Place Venice, FL 34293 Attorney for the Petitioner Stacv M. Rick 4294 Wooley Ave. North Port, FL 34287 Tel: (239) 300-8977 Fax: (941) 542-9203 FLA BAR NO 116917 Email: stacymrick@gmail.com Email: stacy@sricklaw.com 23-00021T

January 13, 20, 2023

SECOND INSERTION

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-001230-CP **Division Probate** IN RE: ESTATE OF JASON ROBERT RIOLA JR

personal representative's attorney are set forth below.

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

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

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

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

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

/s/ Jacqueline M. Riola Jacqueline M. Riola c/o Draper Law Firm, P.L. 401 East Olympia Avenue, Unit 1

Punta Gorda, FL 33950 Attorney for Personal Representative: /s/ Mark A. Draper Mark A. Draper, Attorney Florida Bar Number: 0988154 Draper Law Firm, P.L. 401 East Olympia Avenue, Unit 1 Punta Gorda, FL 33950 Telephone: (941) 833-8383 Fax: (941) 833-8384

SECOND INSERTION

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

File No. 2022 CP 1311 IN RE: ESTATE OF FRANK POLICE Deceased.

The administration of the Estate of Frank Police, deceased, whose date of death was April 29, 2021, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: Heather Chalmers

946 Tamiami Trail, #206 Port Charlotte, FL 33953-3108 Attorney for Personal Representative: James W. Mallonee, Esq. Florida Bar Number: 0638048 JAMES W MALLONEE PA 946 Tamiami Trail, #206 Port Charlotte, FL 33953-3108 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail: jmallonee@jameswmallonee.com

SECOND INSERTION

**CHARLOTTE COUNTY** 

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

File No. 2022-1462CP **Division Probate** IN RE: ESTATE OF NANCY MARLENE SLINEY Deceased.

The administration of the estate of Nancy Marlene Sliney, deceased, whose date of death was January 24, 2021, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: Marc W. Schmiedicke

26294 Bridgewater Road Punta Gorda, Florida 33983 Attorney for Personal Representative: Lori Wellbaum Emery, Attorney 686 N. Indiana Avenue ENGLEWOOD, FL. 34223 Telephone: (941) 474-3241 Fax: (941) 475-2927 E-Mail:

lemery@wellbaumandemery.com Secondary E-Mail: ali@wellbaumandemery.com January 13, 20, 2023 23-00024T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY,

FLORIDA PROBATE DIVISION File No. 22001522CP IN RE: ESTATE OF JOHN J. HESS a/k/a JOHN HESS Deceased.

The administration of the estate of John J. Hess, deceased, whose date of death was April 28, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 18500 Murdock Circle, Port Charlotte, FL 33948. The names and addresses of the personal representative and the personal representative attorney are set forth below.

All creditors of the decedent and oth-

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

Susan L. Berger

Petitioner 5417 East River Road Grand Island, NY 14072 s/ Mark J. Hess Petitioner 5361 East River Road

Grand Island, NY 14072 s/ Erick P. Steffens Érick P. Steffens Esq. Attorney for Petitioner Florida Bar Number: 059553 STEFFENS LAW FIRM 3659 Maguire Blvd., Ste 100 Orlando, FL 32803 Telephone: (407) 492-8660 E-Mail: erick@steffens-law.com January 13, 20, 2023 23-00041T

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY,

FLORIDA PROBATE DIVISION File No. 22-001496-CP Division: PROBATE IN RE: ESTATE OF CATHERINE A. ANDERSON,

Deceased. The administration of the estate of CATHERINE A. ANDERSON, deceased, whose date of death was October 14, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: David J. Anderson 2426 Whisperlow Street Port Charlotte, FL 33948 Chevenne R. Young Attorney for Personal Representative Florida Bar Number: 0515299 Wotitzky, Wotitzky, Ross & Young, P.A.

Attorneys at Law 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail: jackie@wotitzkylaw.com January 13, 20, 2023 23-00023T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-001463 **Division Probate** IN RE: ESTATE OF ROBERT JOHN GALVIN

Deceased. The administration of the estate of Robert John Galvin, deceased, whose date of death was October 27, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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:

Irene Galvin

25367 Vantage Lane Punta Gorda, Florida 33983 Attorney for Personal Representative: Nicole S. Peet, Attorney Florida Bar Number: 1025612 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: npeet@farr.com Secondary E-Mail: akibler@farr.com and probate@farr.com January 13, 20, 2023 23-00037T SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-1486 IN RE: ESTATE OF BRENDA JOY FLETCHER-KENNEDY

Deceased. The administration of the Estate of Brenda Joy Fletcher-Kennedy, deceased, File Number 2022-CP-1486, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this

Notice is January 13, 2023. Personal Representative: Sandy Fletcher 47 Thunder Mountain Rd.

Algin, AZ 85611 Attorney for Personal Representative: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email:

contact@nathandoughertylaw.com January 13, 20, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 20TH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION FILE NO. 22001429CP Division PROBATE IN RE: ESTATE OF LARRY DEAN SAUNDERS Deceased

The administration of the estate of Larry Dean Saunders, deceased, whose date of death is October 11, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative s attorney are set forth below.

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

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

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

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

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

Personal Representative: Michelle Elisabeth Saunders

1279 Flamingo Drive Englewood, Florida, 34224 Attorney for Personal Representative: Stacey Maloney Florida Bar No. 1022334 Band, Gates & Dramis, P.L. 2070 Ringling Blvd. Sarasota, Florida 34237

Phone: (941) 366-8010 E-Mail Address: smaloney@bandgatesdramis.com January 13, 20, 2023 23-00040T

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

Friday Publication

IN THE CIRCUIT COURT FOR

Deceased. The administration of the estate of Brian P. O'Malley, deceased, whose date of death was November 24, 2022, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 18500 Murdock Cir, Port Charlotte, FL 33948. The names and addresses of the personal representative and the personal representative's attorney are set forth

All other creditors of the decedent

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

NOTWITHSTANDING THE TIME

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

Florida Bar Number: 0638048 946 Tamiami Trail, #206 Telephone: (941) 206-2223 Fax: (941) 206-2224

jmallonee@jameswmallonee.com

SECOND INSERTION

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

PROBATE DIVISION File No. 22-1505-CP Division Probate IN RE: ESTATE OF JULIA D. SEARGENT A/K/A JULIA DOLORES SEARGENT A/K/A JULIA P. SEARGENT

Deceased. The administration of the estate of Julia D. Seargent a/k/a Julia Dolores Seargent a/k/a Julia P. Seargent, deceased, whose date of death was November 17. 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set

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

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

NOTWITHSTANDING THE TIME 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: Julie Seargent

17311 Terry Avenue

Port Charlotte, Florida 33948 Schwarz & Harris, P.A. Attorney for Personal Representative: Ellie K. Harris Florida Bar Number: 0021671 Elise V. Bouchard Florida Bar Number: 0109033 17841 Murdock Circle Port Charlotte, FL 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: e-service@schwarzlaw.net

23-00038T

Secondary E-Mail:

stacie@shwarzlaw.net

January 13, 20, 2023

Deceased.

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

NOTICE.

ALL CLAIMS NOT FILED WITHIN BARRED.

DATE OF DEATH IS BARRED.

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

NOTICE TO CREDITORS

Deceased. The administration of the estate of JASON ROBERT RIOLA JR, deceased, whose date of death was August 17, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue - Punta Gorda, FL 33950. The names and addresses of the personal representative and the

All other creditors of the decedent

DATE OF DEATH IS BARRED.

Personal Representative:

E-Mail: carole@markdraperlaw.com January 13, 20, 2023 23-00036T

# SECOND INSERTION

23-00022T

January 13, 20, 2023

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-1392 CP **Division Probate** IN RE: ESTATE OF

JAMES A. MCDONALD, Deceased. The administration of the estate of James A. McDonald, deceased, whose date of death was August 15, 2021, pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the

personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-

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

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

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

The date of first publication of this

Personal Representative:

Miranda Middleton

notice is January 13, 2023.

January 13, 20, 2023

P.O. Box 511143 Punta Gorda, FL 33951 Attorney for Personal Representative: Pamela D. Keller, Esquire Attorney for Personal Representative Florida Bar Number: 082627 Keller Law Office, P.A. 425 Cross Street, Ste. 213 Punta Gorda, Florida 33950 Telephone: (941) 505-2555 Fax: (941) 505-2355 E-Mail: Administrator@kellerlaw.biz

23-00031T

#### SECOND INSERTION

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

Case No. 22-001563-CA ELTON BHARATH and LEISA-GAY MULLINGS,

Plaintiffs, vs.
AMERICAN ESTATE AND TRUST, FBO KEVIN SEBASTIAN IRA; KEVIN SEBASTIAN, individually: and the respective unknown spouses, heirs, devisees, grantees, creditors and other parties claiming by, through, under or against him or her, if alive, and if the named above-referenced defendant is dead, any heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons or entities claiming to have any right, title or interest in and to the lands which constitute the subject matter of this action,

Defendants.

To: KEVIN SEBASTIAN; and the respective unknown spouses, heirs, devisees, grantees, creditors and other parties claiming by, through, under or against him, if alive, and if any of the named above-referenced defendants are dead, any heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons or entities claiming to have any right, title or interest in and to the lands which constitute the subject matter of this action,
YOU ARE NOTIFIED that a suit to

quiet title to the following-described parcels of property in Charlotte County, Florida:

Lot 27, Block 2679, PORT CHARLOTTE SUBDIVISION, SECTION 29, according to the plat thereof, as recorded in Plat Book 5, Pages 22A through 22G, of the Public Records of Charlotte County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on TAMSEN HAYS, Esq. of Wotitzky, Wotitzky, Ross & Young, P.A., the Plaintiff's attorney, whose address is 1107 West Marion Avenue, Unit 111, Punta Gorda, Florida 33950 on or before the 10th day of February, 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.

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

Dated this 1-4-2023.

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

Tamsen Hays, Esq. Wotitzky, Wotitzky, Ross & Young, P.A. 1107 West Marion Avenue, Unit 111 Punta Gorda, FL 33950

Jan. 13, 20, 27; Feb. 3, 2023 23-00025T



# Who benefits from legal

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

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?

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.

#### Are internet-only legal notices sufficient?

No. 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?

The 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

#### SECOND INSERTION

**CHARLOTTE COUNTY** 

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

File No. 2023-CP-0010 IN RE: ESTATE OF ALBERT LUNSFORD Deceased.

The administration of the Estate of Albert Lunsford, deceased, File Number 2023-CP-0010, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attor-

ney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED

WILL BE FOREVER BARRED. The date of first publication of this Notice is January 13, 2023.

Personal Representative: Kimberlee Roy

4649 Zion Rd. Cleves, OH 45002 Attorney for Personal Representative Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email:

contact@nathandoughertylaw.com January 13, 20, 2023

#### SECOND INSERTION

(JB)

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

GENERAL JURISDICTION DIVISION CASE NO. 22-CC-859 SECTION 23 PROPERTY OWNER'S ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,

PLAINTIFF, V. IBRAHIM ABDULAH I ALBAWARDI; UNKNOWN SPOUSE OF IBRAHIM ABDULAH I ALBAWARDI; UNKNOWN TENANT ONE AND UNKNOWN

TENANT TWO. DEFENDANTS.

TO: Ibrahim Abdulah I Albawardi PO Box 34141 Jeddah, Saudi Arabia, 21468 Unknown Spouse of Ibrahim Abdulah I Albawardi PO Box 34141

Jeddah, Saudi Arabia, 21468 Ibrahim Abdulah I Albawardi 26091 Dolman Court Punta Gorda, FL 33983 Unknown Spouse of Ibrahim Abdulah

I Albawardi 26091 Dolman Court Punta Gorda, FL 33983

YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following de-

scribed property: Lot 9, Block 748, Punta Gorda Isles, Section 23, according to the Plat thereof, as recorded in Plat Book 12, Pages 2A through 2Z41, of the Public Records of

Charlotte County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on: 2/10/2023 CAROLYN C. MEADOWS, ESQ.

BECKER & POLIAKOFF, P.A. Six Mile Corporate Park 12140 Carissa Commerce Court Suite 200

Plaintiff's attorney, whose address is:

Fort Myers, FL 33966 Primary:

cofoservicemail@beckerlawyers.com on or before February 10, 2023, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.

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

WITNESS my hand and the seal of said Court January 4, 2023.

ROGER D. EATON, as Clerk of said Court By: D Gerace (SEAL) As Deputy Clerk CAROLYN C. MEADOWS, ESQ. (JB)

Plaintiff's attorney, whose address is: BECKER & POLIAKOFF, P.A. Six Mile Corporate Park 12140 Carissa Commerce Court Suite 200

Fort Myers, FL 33966 Primary:

cofoservicemail@beckerlawyers.com 22809089v.1 S13218/410662 January 13, 20, 2023 23-00026T

# SECOND INSERTION

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

CASE NO. 22001618CA U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST,

THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, GRANTEES, ASSÍGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF AUSTIN MARTIN, DECEASED, et. al.

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

an action to foreclose a mortgage on the following property: LOT 42, BLOCK 589, PUNTA

GORDA ISLES, SECTION

YOU ARE HEREBY NOTIFIED that

TWENTY, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 11, PAGES 2A THROUGH 2Z42 OF THE PUBLIC RECORDS CHARLOTTE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 2-15-23/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

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

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

CLERK OF THE CIRCUIT COURT BY: B. Lackey (SEAL) DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND

23-00033T

SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com

January 13, 20, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 22-001479-CP **Division: Probate** IN RE: ESTATE OF CHRISTIAN JAMES JENSEN

Deceased. The administration of the estate of Christian James Jensen, deceased, whose date of death was October 13, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: Alan Jensen 22227 Belinda Avenue

Port Charlotte, Florida 33952 Attorney for Personal Representative: Jeffrey Briscoe Florida Bar No. 0127501 3440 Conway Blvd., Suite 1-A

Port Charlotte, Florida 33952 Telephone: (941) 625-4189 Facsimile: (941) 237-4126 Email: jeff@jeffbriscoe.com January 13, 20, 2023

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION

File No. 22-CP-1511

Division: Probate IN RE: ESTATE OF

FRANK JOHN BISHOP

 $a/k/a \; FRANK \; BISHOP$ 

Deceased.

The administration of the Estate of

Frank John Bishop a/k/a Frank Bishop, deceased, whose date of death was

November 10, 2022, is pending in the

Circuit Court for Charlotte County, Florida, Probate Division, the address

of which is 350 E. Marion Avenue,

Punta Gorda, FL 33950. The names and

addresses of the personal representative

and the personal representative's

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

**Personal Representative:** 

David W. Bishop

8005 Beryl Overlook

Gainesville, GA 30506

Attorney for Personal Representative:

Florida Bar Number: 0726044

331 Sullivan Street, Punta Gorda,

E-Mail: tmays@mizell-law.com

23-00020T

Mizell & Mays Law Firm, PA

Telephone: (941) 575-9291/

ndotres@mizell-law.com

January 13, 20, 2023

Fax: (941) 575-9296

Secondary E-Mail:

The date of first publication of this

DATE OF DEATH IS BARRED.

notice is January 13, 2023.

OF THIS NOTICE ON THEM.

NOTICE.

BARRED.

Tina M. Mays

FL 33950

attorney are set forth below.

SECOND INSERTION

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

File No. 22-709-CP Division Probate IN RE: ESTATE OF SHANNON COLLEEN CASEY A/K/A SHANNON CASEY

Deceased.
TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE

der of Summary Administration has been entered in the estate of Shannon Colleen Casey a/k/a Shannon Casey, deceased, File Number 22-709-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was March 27, 2022; that the total value of the estate is \$-0- (exempt) and that the names and addresses of those to whom it has been

#### **Person Giving Notice:** Sade Romain

Port Charlotte, Florida 33952 Attorney for Person Giving Notice: Jeffrey R. Kuhns, Florida Bar No. 96026 Forrest G. Miller, Florida Bar No. 1028360 Attorney for Sade Romain KUHNS LAW FIRM, PLLC 425 Cross Street, Ste. #312 Punta Gorda, Florida 33950 Telephone: (941) 205-8000/ Fax: (941) 205-8001 E-Mail: jeff@kuhnslawfirm.com Secondary E-Mail: forrest@kuhnslawfirm.com

The administration of the estate of TARA ASHLEY RUDEWICZ, deceased, whose date of death was October 16, 2022, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No. 2023CP000015

**Division PROBATE** 

IN RE: ESTATE OF

TARA ASHLEY RUDEWICZ

Deceased.

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

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

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

NOTWITHSTANDING THE TIME 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:** Brenda Rudewicz 12542 Gulfstream Blvd

Port Charlotte, Florida 33981 Attorney for Personal Representative: Albert Stickley III, Esquire, Attorney Florida Bar Number: 0051605 737 S. Indiana Avenue, Suite A Englewood, Florida 34223 Telephone: (941) 474-5506 Fax: (941) 474-5507 E-Mail: aj@stickleylaw.com Secondary E-Mail: info@stickleylaw.com January 13, 20, 2023 23-00027T

ABOVE ESTATE: You are hereby notified that an Or-

assigned by such order are:

Name Address Sade Romain 21086 Gertrude Avenue, Port Charlotte, FL 33952 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

21086 Gertrude Avenue

January 13, 20, 2023 23-00030T