**PAGES 17-40** 

PAGE 17 \*\*Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com\*\*

**FEBRUARY 17 - FEBRUARY 23, 2023** 

#### HILLSBOROUGH COUNTY LEGAL NOTICES

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 Lakeside Fitness located at 6418 Tideline Drive, in the County of Hillsborough, in the City of Apollo Beach, Florida 33572 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Apollo Beach, Florida, this 9th

day of February, 2023.

RKP Fitness L.L.C

February 17, 2023 23-00452H

#### 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 NU LIFE WELLNESS CENTER located at 5718 WESTHEIMER RD SUITE 1000 in the City of HOUSTON, Hillsborough County, TX 77057 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 8th day of February, 2023. KTCANN HOLDINGS LLC

23-00453H February 17, 2023

#### FICTITIOUS NAME NOTICE

Notice is hereby given that the undersigned, desiring to engage in business under the fictitious name of: WAYPOINT PEST SERVICES, intends to register said name with the Secretary of State, State of Florida in compliance with Section 865.09 (Chapter 90-267) Florida Statutes.

Dated at Tampa, Hillsborough County, Florida, February 9, 2023. WAYPOINT PROPERTY

INSPECTION, LLC February 17, 2023 23-00454H

#### NOTICE OF PUBLIC SALE

Tampa Bay Auto Experts, Inc. gives notice and intent to sell, for nonpayment/ enforcement FL Statute 713.78 towing & storage fees the following vehicles on 03/06/2023 at 8:30 AM at 5715 W Linebaugh Ave., Tampa, FL 33624 Hillsborough County FL. Said Company reserves the right to accept or reject any and all bids. 2006 TOYT

VIN# 2T1BR32E66C688710  $2007\,\mathrm{TOYT}$ VIN#JTMZD32V7750375202011 TOYT VIN# JTDBU4EE3B9142303 VIN#2GNFLFEK5F6154340  $2016\ FORD$ VIN#1FM5K7DH0GGB27174 February 17, 2023 23-00471H

#### NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that business under the Fictitious Name of Tampa Asset Management located at 4613 W NORTH A ST in the City of TAMPA, Hillsborough County, FL 33609 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 10th day of February, 2023. Brightwater Advisory, LLC David Maddux

23-00475H February 17, 2023

## NOTICE OF PUBLIC SALE:

Tampa Bay Auto Experts, INC gives Notice of Foreclosure of Lien and intent to sell these vehicles on 03/15/202308:30 AM at 5715 W LINEBAUGH AVE, TAMPA, FL 33624 pursuant to subsection 713.78 of the Florida Statutes. Tampa Bay Auto Experts, INC reserves the right to accept or reject any and/or all bids.

JTDKN3DU4C1487792 -2012 Toyota prius JTDKB20U877634692 -2007 Toyota Prius JTJBT20X070141151 -2007 Lexus Gx470 JTEGD21A440087005 -2004 Toyota Highlander 5TDKK3DC0BS031712 -2011 Toyota Sienna JTJBT20X680157761 2008 Lexus Gx470

February 17, 2023

HAWKS POINT COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Hawks Point Community Development District (the "District") will be held on Tuesday, February 21, 2023, at 5:30 p.m. at 1223 Oak Pond Street, Ruskin, Florida 33570. The purpose of the meeting is to discuss any topics presented to the board

Copies of the agenda may be obtained from the District Manager, DPFG Management & Consulting LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 747.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requir-

ing special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 747. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

A person who decides to appeal any decision made at the meeting, with respect to any matter considered at the meeting, is advised that a record of the proceedings is needed and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Hawks Point Community Development District

Rav Lotito, District Manager (321) 263-0132, Ext. 747

23-00477H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that TOP DAWG WHOLESALE LLC, OWNER, desiring to engage in business under the fictitious name of TPA HOME INVESTMENTS located at 6732 ROCKY PARK STREET, TAMPA, FLORIDA 33625 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida

February 17, 2023 23-00480H

### FICTITIOUS NAME NOTICE

Notice is hereby given that US MAR-KETING LLC, OWNER, desiring to engage in business under the fictitious name of LENDITUP located at 100 ASHLEY DR, STE 600, TAMPA, FLORIDA 33602 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida

February 17, 2023 23-00476H

#### 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 Quarles located at 101 East Kennedy Boulevard, Suite 3400 in the City of Tampa, Hillsborough County, FL 33602 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 13th day of February, 2023. Quarles & Brady LLP

William P. Schultz, Partner February 17, 2023 23-00482H

#### NOTICE OF PUBLIC SALE:

Tampa Bay Auto Experts, INC gives Notice of Foreclosure of Lien and intent to sell these vehicles on 03/06/2023 08:30 AM at 5715 W LINEBAUGH AVE , TAMPA, FL 33624 pursuant to subsection 713.78 of the Florida Statutes. Tampa Bay Auto Experts, INC reserves the right to accept or reject any and/or all bids.

JTEBU14R460092651 -2006 Toyota 4runner JTKKUPB46D1035303 -2013 Scion XD

February 17, 2023 23-00489H

#### 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 Soulful Collections By Ann, located at  $\,$ 1705 E. Crawford Circle, in the City of Tampa, County of Hillsborough, State of FL, 33610, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 13 of February, 2023. Ann-Marie Wellington-Greenlee 1705 E. Crawford Circle

Tampa, FL 33610 February 17, 2023

#### FICTITIOUS NAME NOTICE

Notice is hereby given that ASSOCI-ATES AGENCY, INC., sole owner, desiring to engage in business under the fictitious name of "ASSOCIATES INSURANCE AGENCY" located in Hillsborough County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

23-00491H February 17, 2023

#### FICTITIOUS NAME NOTICE

Notice is hereby given that REBECCA LYNN FRASCA, OWNER, desiring to engage in business under the fictitious name of WITH LOVE BY BECKS located at 16608 MEADOW GARDENS ST, TAMPA, FLORIDA 33624 intends to register the said name in HILLS-BOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

February 17, 2023 23-00498H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that HEIDI F HOFFMANN, ROBERT J HOFF-MANN, CAYDEN J HOFFMANN, OWNERS, desiring to engage in business under the fictitious name of HOFFMANN COMPOUND RACING located at 11405 S COUNTY ROAD 39, LITHIA, FLORIDA 33547 intends to register the said name in HILLS-BOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes

February 17, 2023 23-00499H

#### 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 TGH Heart & Vascular Institute Sun City located at 959 E. Del Webb Blvd., in the County of Hillsborough in the City of Sun City Center, Florida 33573 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Hillsborough, Florida, this 14th day of February, 2023.

Tampa General Medical Group, Inc. Karna Patel, M.D. February 17, 2023 23-00500H

#### 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 EQ Delivery Solutions located at 333 N. Falkenburg Rd. Suite C303, in the County of Hillsborough, in the City of Tampa, Florida 33619 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Tampa, Florida, this 14th day of February, 2023. EQUIPMENT DELIVERY

SOLUTIONS LLC February 17, 2023 23-00509H

#### NOTICE OF PUBLIC SALE

Public Notice is hereby given that National Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges unpaid pursuant to Florida Statutes, Sec. 713.78 to the highest bidder at 2309 N 55th St. Tampa, FL 33619 on 03/03/2023 at 9:00 A.M.

> KMHDH4AE0CU305342 2012 HYUNDAI ELANTRA KMHDN46D34U756601 2004 HYUNDAI ELANTRA 1C3CDZAB0DN563794 2013 DODGE AVENGER 1GTHC24K47E596616 2007 GMC SIERRA 2500 3N1CB51D22L606317 2002 NISSAN SENTRA

Public Notice is hereby given that National Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges unpaid pursuant to Florida Statutes, Sec. 713.78 to the highest bidder at 5019 N Hale Ave. Tampa, FL 33614 on 03/03/2023 at 09:00 A.M.

> 4TAUN73C0SZ053244 1995 TOYOTA TACOMA 1B7HC13Y71J575533 2001 DODGE RAM 1500

Terms of the sale are CASH. NO RE-FUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any

NATIONAL AUTO SERVICE CEN-TERS

February 17, 2023 23-00502H

#### 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 NETWORK INNOVATIONS U.S. GOVERNMENT located at: 111 Kelsey Lane Suite D in the county of Hillsborough in the city of Tampa, FL 33619 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 14th day of February, 2023.

OWNER: NIC4, Inc 111 Kelsey Lane Suite D Tampa, FL. 33619

February 17, 2023 23-00507H

#### 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 Ironman Foundation located at 3407 W. Dr. Martin Luther King Jr., Blvd. Ste. 100. Tampa Fl 33607 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida Dated at Hillsborough County Florida, this 15th day of February 2023 The Ironman Foundation, Inc.

February 17, 2023 23-00508H

#### NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 03/06/2023 at 10:00 AM the following vehicles(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

1FUJGLD54FLGE7121 2015 FRHT

February 17, 2023 23-00501H

#### FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 03/03/2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1985 DELR mobile home bearing vehicle identification number GB1CM17366A and all personal items located inside the mobile home. Last Tenant: Michael Eugene Jackson, Cherika Arione Jackson a/k/a Cherika Franklin, and John Fedro. Sale to be held at: The Oaks of Thonotosassa, 10321 Main Street, Thonotosassa, Florida, 813-986-3651. February 17, 24, 2023 23-00512H

#### NOTICE OF PUBLIC MEETING WYNNMERE EAST COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Wynnmere East Community Development District ("Board") will hold its regular Board Meeting on Wednesday, March 1, 2023, at 7:00 p.m. at the Southshore Regional Library, 15816 Beth Shields Way, Ruskin, Florida 33573. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC, located at 3501 Quadrangle Blvd., Suite 270, Orlando 32817, (407) 723-5900, during normal business hours, or from the Dis-

trict's website <a href="http://wynnmereeastcdd.com/">http://wynnmereeastcdd.com/</a>.
Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings should contact the District Office at (407) 723-5900 at least forty-eight hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Any person who decides to appeal any action taken at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. Jane Gaarlandt

District Manager February 17, 2023

23-00515H

### FIRST INSERTION

NOTICE OF APPLICATION

 $FOR \ TAX \ DEED$  The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 0592510750 File No.: 2023-287 Certificate No.: 2020 / 6613 Year of Issuance: 2020

Description of Property: NASSAU POINTE HOMES AT HERITAGE ISLES PH 1 LOT 10 BLOCK 14 PLAT BK / PG: 86 / 95 SEC - TWP - RGE: 10 - 27 - 20

Name(s) in which assessed: EDWIN DANILO BARAHONA

DELSY YOLANY BARAHONA All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 2/10/2023 Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

23-00460H

#### FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0242029672

File No.: 2023-298 Certificate No.: 2020 / 2580 Year of Issuance: 2020 Description of Property: THE GRAND RESERVE CON-DOMINIUMS AT TAMPA UNIT 3422 AND AN UNDIV INT IN

Name(s) in which assessed: MOHAMMAD Q JUBOORI All of said property being in the County of Hillsborough, State of Florida.

SEC - TWP - RGE: 21 - 28 - 18

COMMON ELEMENTS

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 2/10/2023 Cindy Stuart Clerk of the Circuit Court

Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

23-00466H

#### FIRST INSERTION

NOTICE OF APPLICATION

 $FOR \ TAX \ DEED$  The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 0156100025 File No.: 2023-304 Certificate No.: 2020 / 1634 Year of Issuance: 2020

Description of Property:

FROM A POINT ON W BDRY OF SE 1/4 WHICH POINT IS 1306 FT S OF NW COR OF SE 1/4 RUN S 86 DEG 43 MIN 00 SEC E 1440.5 FT TO OLD WEST R/W LINE OF OLD SR 5 (US41) THN S 28 DEG 21 MIN 00 SEC E 353 FT THN S 64 DEG 14 MIN  $00~\rm SEC~W~18.02~FT~TO~REVISED$ R/W LINE OF US HWY 41 FOR POB THN S 28 DEG 21 MIN 00 SEC E 90.81 FT THN S 61 DEG 39 MIN 00 SEC W 175 FT THN N 70 DEG 24 MIN 54 SEC W 136.64 FT THN N 34 DEG 31 MIN 00 SEC W 138 FT THN N 55 DEG 29 MIN 00 SEC E 195 FT THN S 34 DEG 14 MIN 30 SEC E 166.48 FT THN N 64 DEG 14 MIN 00 SEC E  $70.48~\mathrm{FT}~\mathrm{TO}~\mathrm{POB}$ 

SEC - TWP - RGE : 25 - 27 - 18 Name(s) in which assessed: PINTO REAL ESTATE DEVEL-OPMENT LLC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 2/10/2023 Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

## **PUBLISH YOUR LEGAL NOTICE**

Call **941-906-9386** 

and select the appropriate County name from the menu option

legal@businessobserverfl.com



#### **BUSINESS OBSERVER**

## FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certifi-

cates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0831100000 File No.: 2023-295 Certificate No.: 2020 / 10039 Year of Issuance: 2020 Description of Property:

E 1/2 OF N 1/4 OF SW 1/4 OF NW 1/4 OF SW 1/4 SEC - TWP - RGE : 32 - 28 - 21

Name(s) in which assessed: MARTIN BUENO

CONSUELO BUENO All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

Dated 2/10/2023

23-00463H

#### FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1546620000 File No.: 2023-291 Certificate No.: 2020 / 15246 Year of Issuance: 2020 Description of Property: EASTERN HEIGHTS LOT 121 PLAT BK / PG : 29 / 6

SEC - TWP - RGE: 04 - 29 - 19 Name(s) in which assessed: TOMMY ORTIZ 6215 FOSTER LLC

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-

deemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 2/10/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

23-00461H

#### FIRST INSERTION

HILLSBOROUGH COUNTY

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1883110000 File No.: 2023-301 Certificate No.: 2020 / 17971 Year of Issuance: 2020 Description of Property:

MAYS ADDITION E 26 FT OF N 65 FT OF LOT 1 BLOCK 10 PLAT BK / PG: 1 / 59 SEC - TWP - RGE : 08 - 29 - 19

Name(s) in which assessed: MUHANNAD JORDAN AB-BADI

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the propdescribed in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 2/10/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

23-00468H

#### FIRST INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1046130000 File No.: 2023-292 Certificate No.: 2020 / 12317 Year of Issuance: 2020 Description of Property: HAMNER'S MARJORY B FIRST ADDITION TO RENMAH LOT 1

BLOCK 1

PLAT BK / PG: 26 / 126 SEC - TWP - RGE : 35 - 28 - 18 Name(s) in which assessed: SCOTT MARSHALL RENITA MARSHALL

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 2/10/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

23-00462H

### FIRST INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 0894250100 File No.: 2023-296 Certificate No.: 2020 / 11014 Year of Issuance: 2020 Description of Property:

S 400 FT OF N 535 FT OF W 217.80 FT OF E 1087.80 FT OF

SEC - TWP - RGE : 04 - 28 - 22 Name(s) in which assessed: STEPHEN V SCHMIDT

NE 1/4 OF SW 1/4

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the prop-erty described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding,

#### FIRST INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION Case No. 2023-CA-000753

In re: SFD II, INC., Assignor, to LARRY S. HYMAN, Assignee.

TO: ALL CREDITORS AND OTH-ER INTERESTED PARTIES:

1. PLEASE TAKE NOTICE that on or about January 26, 2023, a Petition was filed commencing an Assignment for the Benefit of Creditors, pursuant to Chapter 727, Fla. Stat., made by SFD II, INC., Assignor, with its principal place of business at 2209 North 40th Street, Tampa, FL 33605, to Larry S. Hyman, Assignee, whose address is PO Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Hillsborough County.

2. YOU ARE HEREBY FURTHER NOTICED that pursuant to Fla. Stat.  $\,$ §727.105, no proceeding may be commenced against the Assignee except as provided in Chapter 727, and excepting the case of the secured creditor enforcing its rights in collateral under Chapter 679, there shall be no levy, execution, attachment or the like, in connection with any judgment or claim against assets of the Estate. other than real property, in the possession, custody or control of the As-

3. YOU ARE HEREBY FURTHER NOTIFIED that in order to receive any dividend in this proceeding, you must file a Proof of Claim with the Assignee on or before May 26, 2023. Feb. 17, 24; Mar. 3, 10, 2023

you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 2/10/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk

Feb. 17, 24; Mar. 3, 10, 2023 23-00464H

#### FIRST INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION Case No. 2023-CA-000752

SUNNY FLORIDA DAIRY, INC., Assignor, to

LARRY S. HY

Assignee. TO: ALL CREDITORS AND OTH-ER INTERESTED PARTIES:

1. PLEASE TAKE NOTICE that on or about January 26, 2023, a Petition was filed commencing an Assignment for the Benefit of Creditors, pursuant to Chapter 727, Fla. Stat., made by SUNNY FLORIDA DAIRY, INC., Assignor, with its principal place of business at 2209 North 40th Street, Tampa, FL 33605, to Larry S. Hyman, Assignee, whose address is PO Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Hillsborough County.

2. YOU ARE HEREBY FURTHER NOTICED that pursuant to Fla. Stat. §727.105, no proceeding may be commenced against the Assignee except as provided in Chapter 727, and excepting the case of the secured creditor enforcing its rights in collateral under Chapter 679, there shall be no levy, execution, attachment or the like, in connection with any judgment or claim against assets of the Estate, other than real property, in the possession, custody or control of the Assignee.

3. YOU ARE HEREBY FURTHER NOTIFIED that in order to receive any dividend in this proceeding, you must file a Proof of Claim with the Assignee on or before May 26, 2023. Feb. 17, 24; Mar. 3, 10, 2023

23-00457H

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT. IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA Case No.: 22-CP-004239 Division: A IN RE: THE ESTATE OF HOWARD JAMES GRAY, JR.

Deceased.

The administration of the estate of Howard James Gray, Jr., deceased, whose date of death was September 5, 2022, is pending in the Thirteenth Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 301 North Michigan Ave, Room 1071, Plant City, FL 33563.

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 AF-TER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER 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 February 17, 2023.

#### /s/Samantha K. Elliott Samantha K. Elliott, Petitioner

/s/Skiles K. Jones Skiles K. Jones, Esq. Attorney for Samantha Kristen Elliott Florida Bar Number: 1000367 Patriot Legal Group 871 Outer Road Suite B Orlando, FL 32814 Telephone: (407) 737-7222 Fax: (407) 720-8350 E-Mail: skiles@patriotlegal.com Secondary E-Mail:

service@patriotlegal.com

February 17, 24, 2023 23-00511H

### FIRST INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 2046680000 File No.: 2023-299 Certificate No.: 2020 / 18887 Year of Issuance: 2020 Description of Property:

ROBINSON'S AIRPORT SUBDI-VISION NO 2 LOT 6 LESS W 3 FT THEREOF BLOCK 7 PLAT BK / PG: 34 / 5 SEC - TWP - RGE : 31 - 28 - 22

Name(s) in which assessed: DARRAH HEADLEY ESTATE OF JEWELL HEAD-LEY

JEWELL HEADLEY All of said property being in the County

of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the propwill be sold to the highest bidder on (3/30/2023) on line via the internet at

www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 2/10/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023 23-00467H

Deceased

ALL PERSONS

THE ABOVE NAMED DECEDENT

EARL SADLER LIVING TRUSTDated

The name(s) and address(es) of the

Trustee(s) is/are set forth below.

JULY 1, 2008

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No.: 2022-CP-004029

DIV. B IN RE: The Estate of GARY TAYLOR Deceased.

The administration of the estate of GARY TAYLOR, deceased, whose date of death was August 1, 2022, File Number 2022-CP-004029, is pending in the Clerk of the Circuit Court, Hillsborough County, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and address of the personal representative and the personal

representative's attorney are set forth

below.

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

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

ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN FLRODIA STAT-UTES 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING 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 February 17, 2023.

## Keith Ross,

Personal Representative 5940 Weymouth Street Philadelphia, Pennsylvania 19120 Ann-Eliza M. Taylor, Esquire Older, Lundy, Koch & Martino 1000 W. Cass St. Tampa, FL 33606Ph.: 813-254-8998 Fax: 813-839-4411 ataylor@OLAlaw.com dmorris@OLAlaw.com Florida Bar No: 70852 Counsel for Personal Representative February 17, 24, 2023 23-00510H

#### FIRST INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 0835680000 File No.: 2023-303 Certificate No.: 2020 / 10097 Year of Issuance: 2020 Description of Property:

W 75 FT OF E 225 FT OF N 95 FT OF NE 1/4 OF NE 1/4 AND LOT 1 GREEN VALLEY SUB UNIT ONE

SEC - TWP - RGE: 34 - 28 - 21 Name(s) in which assessed:

MARIA E RODRIGUEZ All of said property being in the County of Hillsborough, State of Florida,

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 2/10/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk Feb. 17, 24; Mar. 3, 10, 2023

23-00469H

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000457 Division B IN RE: ESTATE OF THELMA JEAN CORNETT,

aka THELMA M. CORNETT

Deceased. The administration of the estate of THELMA JEAN CORNETT, also known as THELMA M. CORNETT, deceased, whose date of death was December 27, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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 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: February 17, 2023.

#### ROSEMARY BROWNING Personal Representative

6133 Dunbar Road Appalachia, VA 24216 JAMES S. EGGERT Attorney for Personal Representative Florida Bar No. 949711 Owens Law Group, P.A 811-B Cypress Village Blvd. Ruskin, FL 33573 Telephone: (813) 633-3396 Email: jim@owenslawgrouppa.com Secondary Email: leslie@owenslaw grouppa.com

### FIRST INSERTION

February 17, 24, 2023 23-00504H

#### NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 0896710000 File No.: 2023-297 Certificate No.: 2020 / 11062 Year of Issuance: 2020

Description of Property: TRACT BEG 830 FT N AND 25 FT W OF SE COR OF SE 1/4 OF SW 1/4 AND RUN W 210 FT N 229.5 FT E 210 FT AND S 229.5 FT MOL TO BEG

SEC - TWP - RGE: 10 - 28 - 22 Name(s) in which assessed: ESTATE OF CHRISTINE L NEWMAN

CHRISTINE L NEWMAN All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the propwill be sold to the highest bidder on (3/30/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 2/10/2023 Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk

Feb. 17, 24; Mar. 3, 10, 2023 23-00465H

#### FIRST INSERTION

#### NOTICE TO CREDITORS RE: ROBERT EARL SADLER,

CLAIMS OR DEMANDS AGAINST The above-named Decedent, established a Living Trust, entitled ROBERT

ALL CLAIMS AND DEMANDS

BARRED.

The date of the first publication of this Notice is February 17, 2023. JENNIFER M. LYONS, Co-Trustee

Statesville, NC 28677 704-877-4532 LINDA S. HARVEY, Co-Trustee 1426 A SW Overlook Dr., Lenoir, NC 28645

#### ALL INTERESTED PERSONS ARE

NOTIFIED THAT: All creditors of the decedent and

other persons having claims or demands against decedents Trust (and/ or estate) must file their claims with the Trustee listed below WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

NOT SO FILED WILL BE FOREVER

203 Whites Mill Rd.

704-641-9344 February 17, 24, 2023 23-00488H

**Email your Legal Notice** 

egal@businessobserverfl.com

Deadline Wednesday at noon

Friday Publication

SARASOTA • MANATEE

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COLLIER • CHARLOTTE

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA PROBATE DIVISION A File No. 22-CP-004436

Division Probate IN RE: ESTATE OF WALTER EVANS KELLY Deceased.

The administration of the estate of Walter Evans Kelly, deceased, whose date of death was November 23, 2021, is pending in the Circuit Court for Hillshorough County, Florida, Probate Division, the address of which is 419 North Pierce Street, Tampa, Florida 33602. 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 February 17, 2023.

#### Personal Representative: /s/ Charles M. Tillman, Jr/ Charles M Tillman, Jr.

915 1st Avenue North Suite B St Petersburg, Florida 33705 Attorney for Personal Representative: /s/ Misa A. Everist Misa Everist E-mail Addresses: email@everist-tillman.com Florida Bar No. 0196169 Everist Tillman, PLLC 915 1st Avenue North, Suite B

St. Petersburg, Florida 33705

Telephone: 727-345-5700

FIRST INSERTION

February 17, 24, 2023 23-00455H

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No. 23-CP-000219 Division: A IN RE: ESTATE OF PIERRE ANTOINE BAPTISTE Deceased.

The administration of the estate of PIERRE ANTOINE BAPTISTE, deceased, whose date of death was September 3, 2022, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 400 E. Twiggs Street, Tampa, FL 33602. 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 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 February 17, 2023.

#### Personal Representative: Latoya Baptise 5019 S 88th St.

Tampa, Florida 33619

Attorney for Personal Representative: Willie Roy Wilkes, Attorney Florida Bar Number: 608475 Mortellaro Law 4102 W. Linebaugh Avenue, Suite 100 Tampa, FL 33624 Telephone: (813) 367-1500

Fax: (813) 367-1501 E-Mail: rwilkes@mortellarolaw.com Secondary E-Mail: cynthia@mortellarolaw.com

February 17, 24, 2023 23-00472H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-4482 IN RE: ESTATE OF SUZAN HALL Deceased.

The administration of the estate of SU-ZAN HALL, deceased, whose date of death was September 29, 2022, is pending in the Circuit Court for Hillshorough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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 February 17, 2023.

#### Personal Representative: /s/ Jill Hall JILL HALL

4756 Whispering Wind Avenue Tampa, Florida 33614 Attorney for Personal Representative: /s/ Lori Vella LORI VELLA, ESQ. Florida Bar Number: 356440 Law Office of Lori Vella, PLLC 14502 N. Dale Mabry Hwy., Suite 200 Tampa, FL 33618 Telephone: (888) 778-0063 E-Mail: attorneylori@lorivella.com February 17, 24, 2023 23-00483H

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION FILE NO: 23-CP-000185 DIV.: A IN RE: ESTATE OF Chariti Jennifer Free,

Deceased. The administration of the Estate of Chariti Jennifer Free, deceased, whose date of death was 11/16/2022, Case Number 23-CP-000185, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs

Street, Tampa, FL 33602. 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 ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate MUST FILE THEIR CLAIMS WITH THIS COURT WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED 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 the 17 day of February, 2023.

#### Personal Representative: JONATHAN RYAN FOSTER,

9309 Tradewater Oaks Ct, Riverview FL, 33578 Attorney for Personal Representative: RACHAEL ALENXADER, ESQ. Florida Bar Number: 1031888 Counsel for Personal Representative Law Office of Elizabeth Devolder.

5383 Primrose Lake Circle, Suite C Tampa, FL 33647 (813) 319-4550 (Tel) (813) 319-4550 (fax)  $rachael @\,elizabeth devolder.com$ case manager@elizabeth devolder.comFebruary 17, 24, 2023 23-00484H FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT. IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

File No.: 23-CP-000251 In Re: The Estate of SAM DIAZ, Deceased.

The administration of the estate of SAM DIAZ, deceased, whose date of death was November 7, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twiggs Street, 2nd Floor, Room 206, Tampa, Florida 33602. 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against 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 February 17, 2023.

#### Personal Representative:

Vivian Diaz 5216 Fulwood Drive Plant City, FL 33565 Attorney for Personal Representative: Erin M. Maulucci, Esq. Tampa Law Group, P.A Florida Bar Number: 95662 15310 Amberly Drive Tampa, Florida 33647 Telephone: (813) 384-3387 E-mail: erin@mytampalawgroup.com February 17, 24, 2023 23-00485H

#### FIRST INSERTION

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

File No. 23-CP-000402 IN RE: ESTATE OF LESLIE JEAN OHRT, Deceased.

The administration of the estate of LESLIE JEAN OHRT, deceased, whose date of death was January 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. 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 AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: February 17, 2023.

#### ALYSSA O'BRIEN A/K/A ALYSSA ANN O'BRIEN

Personal Representative 16078 Stur St. Brooksville, FL 34604 MORGAN A. ROBINSON Florida Bar No. 1038923 Attorney for Personal Representative Hines Norman Hines, PL 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: mrobinson@hnh-law.com February 17, 24, 2023 23-00486H FIRST INSERTION

HILLSBOROUGH COUNTY

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA

PROBATE DIVISION File No. 23-CP-324 IN RE: ESTATE OF RICHARD ALAN HANN, Deceased.

The administration of the estate of RICHARD ALAN HANN, deceased, whose date of death was October 9, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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: February 17, 2023. PETER HANN

## **Personal Representative** 7684 S. Holland Way

Littleton, CO 80128 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: jrviera@hnh-law.com February 17, 24, 2023 23-00487H

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA PROBATE DIVISION File No. 2021 CP 2412

Division A IN RE: ESTATE OF MARY ANN INNIS Deceased.

The administration of the estate of Mary Ann Innis, deceased, whose date of death was March 3, 2020, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. 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 February 17, 2023.

#### Personal Representative: Renee Knighton 43123 Shore Square

Ashburn, Virginia 20148 Attorney for Personal Representative: Patrick L. Smith, Attorney Florida Bar Number: 27044 179 N. US HWY 27, Ste. F Clermont, FL 34711 Telephone: (352) 204-0305 Fax: (352) 833-8329 E-Mail:

patrick@attorneypatricksmith.comSecondary E-Mail: becky@attorneypatricksmith.comFebruary 17, 24, 2023 23-00503H FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT, THIRTEENTH JUDICIAL CIRCUIT, STATE OF FLORIDA. IN AND FOR HILLSBOROUGH COUNTY PROBATE DIVISION FILE NO.: 2023-CP-000459 DIVISION: A

IN RE: ESTATE OF ELENA OROZCO BALTAR Deceased. You are hereby notified that an Or-

der of Summary Administration has been entered in the estate of ELENA OROZCO BALTAR, deceased, File No. 2023-CP-000459 by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602; that the decedent's death was January 11, 2023; that the total value of the estate is \$52,577.16 and that the names and addresses of those to whom it has been assigned by such order are:

Name, Address; MARIA JOSEFA BALTAR, 4803 Ridge Point Dr., Tampa, FL 33624; MARIA ELENA BALTAR, 8948 Bayaud Drive Tampa, FL 33626

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and other persons having claims or demands against decedent's estate, 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 PE-RIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PRO-BATE CODE. ALL CLAIMS OR DE-MANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING 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 PUBLICA-TION OF THIS NOTICE IS February

#### Petitioner MARIA JOSEFA BALTAR 4803 Ridge Point Dr.,

Tampa, FL 33624 Attorneys for Petitioner D. Michael Lins, Esquire Fla. Bar No. 435899 J. Michael Lins, Esquire Florida Bar No. 1011033 14497 N. Dale Mabry Highway, Suite 160-N Tampa, FL 33618 Tel: (813) 386-5768 Primary E-mail: mike@linslawgroup.com Secondary E-Mail: kris@linslawgroup.com February 17, 24, 2023 23-00518H FIRST INSERTION

NOTICE TO CREDITORS IN THE THIRTEENTH JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case Number: 2023-CP-469 IN RE: ESTATE OF BRENDA J. CATOZZI,

Deceased The administration of the estate of BRENDA J. CATOZZI, deceased, whose date of death was July 1, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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 AF-TER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER 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: February 17, 2023.

RICHARD CATOZZI

Personal Representative 2010 River Park Court

Valrico, FL 33596 Robert D. Hines, Esquire Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: hballinger@hnh-law.com February 17, 24, 2023 23-00517H

#### FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY.

FLORIDA CASE NO.: 21-CA-009909 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE LODGE SERIES IV TRUST, Plaintiff, v. ALL UNKNOWN HEIRS,

BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST GOLDEN LAWS, JR, DECEASED.; et al, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on February 6. 2023, and entered in Case No. 21-CA-009909 in the Circuit Court of the 13th Judicial Circuit Hillsborough, County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE LODGE SERIES IV TRUST is the Plaintiff and ALL UNKNOWN HEIRS. BENEFICIARIES. LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER

OR AGAINST GOLDEN LAWS, JR, DECEASED.; ALL UNKNOWN BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES. CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST ELIZABETH LAWS. DECEASED; UNKNOWN TENANT #1 N/K/A PRISCILLA JOHNSON; WILLIAM LAWS: MARY FRANCES HUFF, are the Defendants. The Clerk of the Court, CINDY STUART, will sell to the highest bidder for cash at https:// www.hillsborough.realforeclose.com on March 28, 2023 at 10:00 AM, following described real property as set forth in said Final Judgment, to wit:

LOT 20 OF BARRETT MANOR,

ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 59, PAGE 50 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

TAX PARCEL I.D.: 142807-0140 Property Address: 4702 BAR-RETT CT, TAMPA, FL 33617. 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. IMPORTANT "IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATIONS IN ORDER TO PARTICIPATE IN THIS PRO-CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSIS-TANCE. PLEASE CONTACT THE ADA COORDINATOR, HILLSBOR-OUGH COUNTY COURTHOUSE, 800 E. TWIGGS ST., ROOM 604, TAMPA, FL, 33602, (813) 272-7040, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICA-TION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS: IF YOU ARE HEARING OR VOICE IMPAIRED.

CALL 711. WITNESS my hand and the seal of the court on February 14, 2023. GHIDOTTI | BERGER LLP Attorneys for Plaintiff 1031 North Miami Beach Blvd North Miami Beach, FL 33162 Telephone: (305) 501 2808; Facsimile: (954) 780.5578 By: /s/ Tara L. Rosenfeld Chase A. Berger, Esq. Florida Bar No.: 083794 Tara L. Rosenfeld, Esq. Florida Bar No.0059454 fcpleadings@ghidottiberger.comFebruary 17, 24, 2023 23-00505H



#### FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.:22-CC-050475 DIV.: I

LAKE PLACE CONDOMINIUM ASSOCIATION, INC., Plaintiff, vs.

FRANCIS J. KORCHMA, ET AL., Defendants.

Notice is hereby given that pursuant to an Order of a Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Hillsborough County, Florida and the foreclosure sale will be conducted online at www.hillsborough.realforeclose.com and is described as:

Unit 25, Phase 20 of LAKE PLACE, A CONDOMINIUM, according to the Declaration of Condominium as recorded in Official Record Book 4667, Page 918, and amendment in Official Record Book 4669, Page 637 and according to Condominium Plat Book 8 on page 34 of the Public Records of Hillsborough County, Florida. Commonly referred to as: 6914 Lake Place Court, Tampa, Florida 33634-1046.

at public sale, to the highest bidder for cash at 10 a.m., on the 31st day of March, 2023.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

DATED this 13th day of February, 2023.

STOCKHAM LAW GROUP, P.A. George D. Root, III Florida Bar #0078401 109 S Edison Avenue Tampa, Florida 33606

groot@stock hamlaw group.comP:(813) 867-4455 / F: (813) 867-4454 Attorney for Plaintiff, LAKE PLACE February 17, 24, 2023 23-00492H

#### FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY,

FLORIDA CIVIL DIVISION: J CASE NO.: 16-CA-002809 SECTION # RF U.S BANK NATIONAL ASSOCIATION AS TRUSTEE FOR RESIDENTIAL FUNDING MORTGAGE SECURITES I, INC.,

CERTIFICATES, SERIES 2007-S2, Plaintiff, vs. UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT

PROPERTY,

MORTGAGE PASS-THROUGH

Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Reset Foreclosure Sale Date dated the 8th day of February 2023, and entered in Case No. 16-CA-002809, of the Circuit Court of the 13TH Judicial Circuit in and for HILL-SBOROUGH County, Florida, wherein U.S BANK NATIONAL ASSOCIATION AS TRUSTEE FOR RESIDENTIAL FUNDING MORTGAGE SECURITES I, INC., MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-S2 is the Plaintiff and NASIM M. WASHAH A/K/A NASIM MOH D. WASHAH HERITAGE ISLES GOLF AND COUN-TRY CLUB COMMUNITY ASOCIA-TION, INC. WACHOVIA BANK, N.A. N/K/A WELLS FARGO BANK, NA-TIONAL ASSOCIATION REEMA F. WASHAH-ALGHABISH UNKNOWN TENANT(S); and IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 23rd day of March 2023, the following described property as set forth in said Final Judgment, to

LOT 5, BLOCK 29, HERITAGE ISLES PHASE 2A, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 107, PAGE 234, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-

TY, 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 9th day of February 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 February 17, 24, 2023 23-00459H

#### FIRST INSERTION

HILLSBOROUGH COUNTY

NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO. 22-CC-108376 JACOLADE TRUST INC. PLAINTIFF, VS. 8886 MOONLIT MEADOWS LAND TRUST, Michael D. Chancey, as

Trustee, DEFENDANT(S)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 20, 2022, and entered in 2022-CC-108376 of the County Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein Jacolade Trust Inc. is the Plaintiff and 8886 Moonlit Meadows Land Trust, Michael D. Chancey as Trustee, is the Defendant. Cindy Stuart as the Clerk of the Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00AM, on March 21, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 51, of EAGLE PALM PHASE TWO, according to the map or plat thereof recorded in Plat Book 113, Page 11 of the public records of Hillsborough County, Florida

More commonly known as: 8886 Moonlit Meadows Loop, Riverview, FL. 33578 ("Property").

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

45.031. IMPORTANT

AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL. 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordination by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordination, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Imparied: 1-800-955-8771, Voice impaired: 1-800-955-8770,

ADA@fljud13.org.
Dated this 15th day of February, 2023. Erik De L'Etoile, Esq. DeL'Etoile Law Firm, P.A. Attorney for Plaintiff Florida Bar No. 71675 Tampa, FL. 33610 (813) 563-5025 Erik@deletoilelaw.comwww.deletoilelaw.com

February 17, 24, 2023 23-00513H

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDACASE NO.: 18-CA-008341 BANK OF AMERICA, N.A., Plaintiff, VS. RANDY PATRICK; SASKA PATRICK; SUNTRUST BANK;

WESTCHASE COMMUNITY ASSOCIATION, INC; UNKNOWN TENANT 1; UNKNOWN TENANT 2 Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on February 10, 2023 in Civil Case No. 18-CA-008341. of the Circuit Court of the THIR-TEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, BANK OF AMERICA, N.A. is the Plaintiff, and RANDY PATRICK; SAS-KA PATRICK; SUNTRUST BANK; WESTCHASE COMMUNITY ASSO-CIATION, INC. are Defendants.

The Clerk of the Court, Cindy

Stuart will sell to the highest bidder for cash at www.hillsborough realforeclose.com on March 28, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 3, WESTCHASE SECTION "303", ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 83, PAGE 77, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY,

FLORIDA.

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

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 13 day of February, 2023. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2023-02-13 14:26:43 Zachary Y. Ullman Esq FBN: 106751 Primary E-Mail:  $Service {\bf Mail@aldridge pite.com}$ 1092-10096B

February 17, 24, 2023 23-00495H

#### FIRST INSERTION

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

CASE NO.: 22-CA-003095 PNC BANK, NATIONAL ASSOCIATION, Plaintiff, VS.

JAMES KNAPIK A/K/A JAMES A. KNAPIK; UNKNOWN SPOUSE OF JAMES KNAPIK A/K/A JAMES A. KNAPIK; KAMINI BAY ASSET MANAGEMENT LLC: UNKNOWN TENANT #1; UNKNOWN TENANT

Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to a Final Judgment. Final Judgment was awarded on November 9, 2022 in Civil Case No. 22-CA-003095, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, PNC BANK, NATIONAL ASSOCIATION is the Plaintiff, and JAMES KNAPIK A/K/A JAMES A. KNAPIK; UNKNOWN SPOUSE OF JAMES KNAPIK A/K/A JAMES A. KNAPIK; KAMINI BAY ASSET MAN-AGEMENT LLC; UNKNOWN TEN-ANT #1; UNKNOWN TENANT #2 are

Defendants. The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough. realforeclose.com on April 14, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 2 IN BLOCK 1 OF HIGH PINES SUBDIVISION, AC-CORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 35, PAGE 60, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA.

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

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 14th day of February,

Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Hollis Hamilton Date: 2023-02-14 13:59:49 Hollis Hamilton, Esq. FBN: 91132 Primary E-Mail: ServiceMail@aldridgepite.com

ALDRIDGE PITE, LLP

5300 West Atlantic Avenue

Attorney for Plaintiff

February 17, 24, 2023 23-00516H

#### FIRST INSERTION

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

CASE NO. 29-2022-CA-007810 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2017-RPL2 TRUST, Plaintiff, vs.

TAUQUEER JAFFRY AND SOHAIL JAFFRY, et. al. Defendant(s),

TO: TAUGEER JAFFRY and UN-KNOWN SPOUSE OF TAUQEER JAF-FRY,

whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed  $\,$ herein.

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

MINIUM PARCEL COMPOSED OF UNIT 4004D, BUILDING 4, CORTEZ OF CARROLL-WOOD AND AN UNDIVIDED SHARE IN THOSE COMMON ELEMENTS APPURTENANT THERETO IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, RESTRICTIONS, TERMS AND OTHER PROVI-SIONS OF THAT DECLARA-TION OF CONDOMINIUM FOR CORTEZ OF CARROLLWOOD, A CONDOMINIUM AS RECORD-ED IN O.R. BOOK 3543, PAGE 86-145 AND IN PLAT BOOK 2, PAGE 39, BOTH OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 03/14/2023/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE
PUBLISHED ONCE A WEEK FOR

TWO (2) CONSECUTIVE WEEKS. If you are a person with a disability

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediatelyuponreceivinganotification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 10th day of February, 2023. CLERK OF THE CIRCUIT COURT

(SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 21-080932

February 17, 24, 2023 23-00478H

## FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 21-CC-059662 SWEETWATER CREEK PROPERTY OWNERS ASSOCIATION, INC. Plaintiff, vs. **JAMES HEPTNER, 4105** CROSSWATER TAX CERTIFICATE 2012 LAND TRUST UNKNOWN TENANT #1, UNKNOWN TENANT

Notice is hereby given that pursuant to the Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Hillsborough County, Florida, described as:

#2, et al,

Lot 18, Block 3, SWEETWATER SUBDIVISION THIRD AD-DITION, according to the Plat thereof, recorded in Plat Book S2, Page 52, of the Public Records of Hillsborough County, Florida. LESS that portion of the vacated Right of Way, known as Crosswater Drive, adjacent to Lot 18, Block 3, SWEETWATER SUBDIVISION THIRD AD-DITION, according to the Plat thereof, recorded in Plat Book 52, Page 52, of the Public Records of Hillsborough County, Florida, by virtue of the vacating

resolution #R04 188 recorded in O.R. Book 14429, Page 1643, of the Public Records of Hillsborough County, Florida.

at public sale, to the highest and best bidder for cash, at www.hillsborough. realforeclose.com at 10:00 a.m., on the 14th day of April, 2023.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice

Impaired Line 1-800-955-8770. DATED this 14th day of February, 2023.

FRISCIA & ROSS, P.A. Brenton J. Ross, Esquire Florida Bar #0012798 5550 W. Executive Drive, Suite 250 Tampa, Florida 33609 (813) 286-0888 /(813) 286-0111 (FAX) Attorneys for Plaintiff February 17, 24, 2023 23-00494H

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 22-CA-009545 MCLP ASSET COMPANY, INC. Plaintiff(s), vs. HAROLD WATSON: LAWRENCE PAUL LIBERTORE, III; THE UNKNOWN SPOUSE OF LAWRENCE PAUL LIBERTORE. III;SUNCOAST CREDIT UNIONTHE UNKNOWN TENANT IN POSSESSION.

Defendant(s). TO: HAROLD WATSON LAST KNOWN ADDRESS: 1917 NORTH 60TH STREET, TAMPA, FL

CURRENT ADDRESS: UNKNOWN TO: LAWRENCE PAUL LIBERTORE,

LAST KNOWN ADDRESS: 1917 NORTH 60TH STREET, TAMPA, FL

CURRENT ADDRESS: UNKNOWN TO: THE UNKNOWN SPOUSE OF LAWRENCE PAUL LIBERTORE, III LAST KNOWN ADDRESS: 1917 NORTH 60TH STREET, TAMPA, FL

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

Lots 21, 22 and 23, Block 3, J.R. Scally's A.C.L. Shop Subdivision, according to the plat thereof, as recorded in Plat Book 24, at Page 68, of the Public Records of Hillsborough County, Florida. Property address: 1917 North

 $60 th \ Street, \ Tampa, \ FL\ 33619$ You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

DATED this the 9th day of February, 2023.

CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Mustafa Divan Deputy Clerk

Plaintiff Atty: Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 22-005389-1 February 17, 24, 2023 23-00479H

#### FIRST INSERTION

NOTICE OF JUDICIAL FORECLOSURE SALE the Property)
IN THE CIRCUIT COURT OF THE

THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No.: 22-CA-002448 Division: I LIEN CAPITAL, LLC,

Plaintiff, v. ALYSSA ANGELINI, ET AL., **Defendants** 

NOTICE IS HEREBY GIVEN pursuant to the Amended Final Judgment of Foreclosure (Foreclosure Sale to Occur at the Property) executed on February 6, 2023, (the "Final Judgment") in Case No.: 22-CA-002448 in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida wherein Lien Capital, LLC is the Plaintiff, and Alyssa Angelini, Mark Wheeler and MV Realty PBC, LLC are Defendants, that Lien Capital, LLC, or its authorized representative, will sell to the highest and  ${\bf \bar best}$  bidder at a public sale the following described residential real property located in Hillsborough County, Florida:

Legal Description: The South 170 feet of the East 175 feet of the North 1/2 of the Northeast 1/4 of the Southwest 1/4 of Section 32, Township 29 South, Range 21 East, less right-of-way for Mulrennan Road, all lying and being in Hillsborough County,

Property Address: 1722 S.

Mulrennan Road, Valrico, FL

33594 at 10:00 AM, or soon thereafter, at the property, i.e., 1722 S. Mulrennan Road, Valrico, FL 33594, as set forth in and in accordance with the Final Judgment. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Dated: February 13, 2023

POLARIS LEGAL GROUP Attorneys for Plaintiff P.O. Box 10777 Pompano Beach, Florida 33061 Tel: 954-613-6740 Service eMail: eserve@polarislg.com By: /s Rachel M. Coe Rachel M. Coe, Esq. (FBN: 108900) February 17, 24, 2023 23-00496H

FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-000678 CONVENTIONAL/FHA/VA/RHS

NATIONSTAR MORTGAGE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KIMBERLY M. FRIERSON A/K/A KIMBERLY FRIERSON, DECEASED, et. al.

Defendant(s). TO: THE UNKNOWN HEIRS, BENE-FICIARIES. DEVISEES. GRANTEES. ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KIMBERLY M. FRIER-SON A/K/A KIMBERLY FRIERSON, DECEASED..

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

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

LOT 29, BLOCK 3, RIVERBEND WEST PHASE 2, ACCORDING TO THE MAP OR PLAT THERE-OF, RECORDED IN PLAT BOOK 128, PAGE(S) 219, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your writ-

ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 03/17/2023/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediatelyuponreceivinganotification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

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

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan

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

February 17, 24, 2023 23-00506H

FIRST INSERTION

HILLSBOROUGH COUNTY

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 19-CA-009646 SECTION # RF U.S. BANK NATIONAL ASSOCIATION,

Plaintiff, vs. CARLOS A. SANDERS JR; BOYETTE SPRINGS HOMEOWNERS' ASSOCIATION. INC.; BARBARA SANDERS; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Reset Foreclosure Sale Date dated the 2nd day of February 2023, and entered in Case No. 19-CA-009646, of the Circuit Court of the 13TH Judicial Circuit in and for HILL-SBOROUGH County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and CARLOS A. SAND-ERS JR BOYETTE SPRINGS HOME-OWNERS' ASSOCIATION, INC. BAR-BARA SANDERS: and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 14th day of April 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 2, BOYETTE SPRINGS, SECTION B UNIT 17. AS PER PLAT THEREOF. RECORDED IN PLAT BOOK 61, PAGE 29, OF THE PUBLIC RECORDS OF HILLSBOR-OUGH 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 9th day of February 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 19-03051 February 17, 24, 2023 23-00473H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 22-CA-007360 DIVISION: E. AGFIRST FARM CREDIT BANK,

KRISTEN LEE WHITCOMB, et al., Defendants. TO: Kristen Lee Whitcomb

131 Old Welcome Road

Lithia, FL 33547 Unknown Spouse of Kristen Lee 131 Old Welcome Road Lithia, FL 33547

Unknown Personal Representative of the Estate of Norman G. Whitcomb, Jr. a/k/a Norman Gayle Whitcomb, Jr. 131 Old Welcome Road Lithia, FL 33547

Unknown Heir, Beneficiary and Devisee 2 of the Estate of Norman G. Whitcomb, Jr. a/k/a Norman Gayle Whitcomb, Jr.

131 Old Welcome Road Lithia, FL 33547

Unknown Heir, Beneficiary and Devisee 3 of the Estate of Norman G. Whitcomb, Jr. a/k/a Norman Gayle Whitcomb, Jr.

131 Old Welcome Road Lithia, FL 33547 Unknown Heir, Beneficiary and Devi-

see 4 of the Estate of Norman G. Whitcomb, Jr. a/k/a Norman Gayle Whitcomb, Jr. 131 Old Welcome Road

Lithia, FL 33547 YOU ARE HEREBY NOTIFIED

that an action to foreclose a mortgage on the following described property in Hillsborough County, Florida:

Parcel 43 of PINECREST RANCHES, UNRECORDED SUBDIVISION, more fully described as: The East 100 Feet of the West

300 Feet of the North 550 Feet of the NW 1/4 of the NE 1/4 of Section 31, Township 30 South,

Range 22 East, Hillsborough County, Florida, Less Right-of-Way for Old Welcome Road. Together with a 2010 Palm Harbor Maple III Serial # PH0917646A/BFL

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith, Esquire, the Plaintiff's attorney, whose address is Tiffany &Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of 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; or 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 access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such assistance, please contact the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less that seven days. If you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Hillshorough County, Florida, this 14 day of February, 2023.

Cindy Stuart as Clerk of the Circuit Court of Hillsborough County, Florida (SEAL) By: Isha Tirado-Baker DEPUTY CLERK Anthony R. Smith, Esquire

Plaintiff's attorney Tiffany & Bosco, P.A., 1201 S. Orlando Ave. Suite 430 Winter Park, FL 32789 February 17, 24, 2023 23-00514H

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY,

FLORIDA CIVIL DIVISION: CASE NO.: 22-CA-003246 SECTION # RF 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 IRMA J. THOMAS A/K/A IRMA JEAN THOMAS; MARC A. BERENGUER; TINA M. BERENGUER; RACHEL MARIE BERENGUER; CHARLES E.

THOMAS A/K/A CHARLES

HEIRS, BENEFICIARIES,

EDWARD THOMAS; UNKNOWN

DEVISEES, ASSIGNEES, LIENORS, CREDITORS. TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VIRGINIA NORIEGA; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Foreclosure dated the 7th day of February 2023 and entered in Case No. 22-CA-003246, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDI-VIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 AC-QUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION 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 IRMA J. THOMAS A/K/A IRMA JEAN THOMAS N/K/A IRMA JEAN THOMAS MARC A. BERENGU-ER TINA M. BERENGUER RACHEL MARIE BERENGUER UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CHARLES E. THOMAS A/K/A CHARLES EDWARD THOMAS UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF VIR-GINIA NORIEGA UNKNOWN TEN-ANT; and IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com,

at, 10:00 AM on the 15th day of March 2023 the following described property as set forth in said Final Judgment, to wit:

LOT 5 AND THE WEST 1/2 OF CLOSED ALLEY ABUTTING ON EAST AND CLOSED AL-LEY ABUTTING ON SOUTH, LITTLE ELEVEN ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE 4, PUB-LIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA

IF YOU ARE A PERSON CLAIMING 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 9th day of February 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 20-00586

February 17, 24, 2023 23-00458H

#### FIRST INSERTION

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

CASE NO. 22-CA-010668 GTE FEDERAL CREDIT UNION D/B/A/ GTE FINANCIAL, Plaintiff, vs. THE UNKNOWN HEIRS, RENEFICIARIES DEV GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHNNY C. FULLER, DECEASED, et al. Defendant(s),

TO: FREDDIE C. WILBURN III, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed

TO: THE UNKNOWN HEIRS BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHNNY C. FULLER, 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, trust-ees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

LOT 2, BLOCK 2, SHANGRI LA II SUBDIVISION PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 47, PAGE 12, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 03/14/2023/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before e on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediatelyuponreceivinganotification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice ImpairedLine1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 10th day of February, 2023.

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com

February 17, 24, 2023 23-00493H

# **PUBLISH YOUR** LEGAL **NOTICE**

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

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

Call **941-906-9386** 

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



NOTICE OF ACTION

TO QUIET TITLE

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA

CIVIL DIVISION

Case No: 2022 CA 2220

ALAN FISSE A/K/A ALAN A. FISSE

Defendants.
TO: ALAN FISSE A/K/A ALAN A.
FISSE A/KA/ ALAN ANTHONY

YOU ARE NOTIFIED that an action

to quiet title to the property at 3336 Ridge Road Wimauma, Florida, located

in Hillsborough County, Florida, and

more specifically described as follows: Commence at the Southwest

corner of Section 31, Township

32 South, Range 20 East, thence North 89 deg 22'48" East, 390.77

feet along the South boundary

of said Section 31, thence North 09 deg 00'00" East, 56.30 feet,

thence Eats 417.73 feet, thence

North 50.00 feet at a point of

NON-Tangent curve concave

to the North having a radius of 250.61 feet; thence East-

erly 54.98 feet along said curve

through a central angle of 12 deg

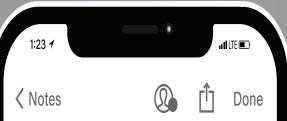
34'11" (chord bears North 83 deg

A/K/A ALAN ANTHONY FISSE, et al.

MARS FUTURE PROPERTIES,

LLC, and SELIN PROPERTIES, LLC,

## OFFICIAL COURTHOUSE WEBSITES



### MANATEE COUNTY

manateeclerk.com

## SARASOTA COUNTY

sarasotaclerk.com

#### CHARLOTTE COUNTY

charlotteclerk.com

## LEE COUNTY

leeclerk.org

### **COLLIER COUNTY**

collierclerk.com

## HILLSBOROUGH COUNTY

hillsclerk.com

#### PASCO COUNTY

pascoclerk.com

## PINELLAS COUNTY

pinellasclerk.org

## **POLK COUNTY**

polkcountyclerk.net

## **ORANGE COUNTY**

myorangeclerk.com

# CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

#### FIRST INSERTION

42'55" East, 54.87 feet), thence non-tangent to said curve, North 31 deg 00'0.35" West, 3,630.07 feet to the beginning of a curve concave to the Southwest having a radius of 185.00 feet, thence Northwesterly 77.14 feet along said curve through a central angle of 23 deg 53'27" (chord bears North 42 deg 56'46" West, 76.58 feet) to the Point of Beginning, thence non-tangent to said curve South 58 deg 59'56.5" West, 326.42 feet, thence North 31 deg 00' 03.5 West, 231.18 feet, thence North 89 deg 17' 15" East 290.19 feet to the beginning of a curve concave to the South having a radius of 185.00 feet; thence Easterly 115.66 feet along said curve through a central angle of 35 deg 49' 15" (chord bears South 72 deg 48'08" East, 113.79 feet) to the Point of Beginning. Together with the following described easement: (Ingress =

Egress Easement) A portion of Section 36, Township 32 South Range 19 East, more particularly described as follows:

Commence at the Southwest corner of Section 31, Township 32 South, Range 20 East, thence North 89 deg 22'48" East, 390.77 feet along the South boundary of said Section 31, thence North 09 deg 00'00" East 56.30 feet, thence East 417.73, thence North

50.00 feet to a point on a nontangent curve concave to the North having a radius of 250.61 feet; thence Easterly 54.98 feet along said curve through a central angle of 12 deg 34'11" (chord bears North 83 deg 42'55" East, 54.87 feet), thence non-tangent to said curve, North 21 feet 00'03.5" West, 3,630.07 feet to the beginning of a curve concave to the Southwest having a radius of 185.00 feet; thence Northwesterly 77.14 feet along said curve through a central angle of 23 deg 53'27" (chord bears North 42 deg 56'46" West, 76.58 feet) thence non-tangent to said curve, South 58 deg 59'56" West, 326.42 feet to the Point of Beginning; thence South 58 feet along said right of way line; thence North 58' 59'56.5" East, 528.93 feet; thence South 31 deg 00' 03.5" East, 50.00 feet to the Point of Beginning.
AKA: 3336 Ridge Road Wimau-

ma, Florida

has been filed against you. You are required to serve a copy of your written defenses, if any, to it on Catherine Cockcroft, Esq., plaintiff's attorney, whose address is 1646 W. Snow Ave., Suite 69 Tampa, Florida 33606, on or before 3/14/2023, and file the original with the clerk of this Court at 800 E. TWIGGS ST. C.C. Tampa, Florida, 33602 either before service on the plaintiff's attorney or immedi-

ately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

Dated: FEB 10 2023

Cindy Stuart Hillsborough County, Clerk of Court and Comptroller (SEAL) /s/ A-Shana Sackey As Deputy Clerk

Catherine Cockcroft, Esq. plaintiff's attorney 1646 W. Snow Ave., Suite 69 Tampa, Florida 33606 Feb. 17, 24; Mar. 3, 10, 2023

23-00474H

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION

CASE NO. 29-2022-CA-000584 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2020-GS5,

Plaintiff, vs.
DEBORAH L. GARNER A/K/A DEBORAH GARNER, et al.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclo-sure dated August 08, 2022, and entered in 29-2022-CA-000584 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSO-CIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2020-GS5 is the Plaintiff and DEBORAH L. GARNER A/K/A DEBORAH GARNER; UNKNOWN SPOUSE OF DEBORAH L. GARNER A/K/A DEBORAH GARNER; CARLYLE

GARDEN TOWNHOMES CON-DOMINIUM ASSOCIATION, INC.; UNITED STATES OF AMERICA are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on March 16, 2023, the following described property as set forth in said Final Judgment, to wit:

THAT CERTAIN CONDOMINIUM PARCELS COMPOSED OF UNIT C-107, BUILDING C, PHASE 3, AND AN UNDIVIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPUR-TENANT THERETO, IN AC-CORDANCE WITH AND SUB-JECT TO THE COVENANTS., CONDITIONS, RESTRIC-TIONS, EASEMENTS, TERMS AND OTHER PROVISIONS OF DECLARATION OF CONDO-MINIUM OF, CARLYLE GAR-DEN TOWNHOMES, A CON-DOMINIUM AND EXHIBITS ATTACHED THERETO, ALL AS RECORDED IN O.R BOOK 4493, PAGE 649 ET. SEQ., AND THE PLAT THEREOF RECORDED IN CONDOMINIUM PLAT BOOK 7, PAGE 55, ET SEQ., AND THE SUBSEQUENT AMENDMENTS AND CONFIRMATION TO SAID

DECLARATION RECORDED IN O.R BOOK 4684, PAGE 997; O.R. BOOK 6112, PAGE 339; OR BOOK 6148, PAGE 28; OR BOOK 6353, PAGE 346; OR BOOK 6451, PAGE 596 AND O.R BOOK 6454, PAGE 1390, TOGETHER WITH SUCH ADDITIONS AND AMENDMENTS TO SAID DECLARATION AND CONDO-MINIUM PLAT AS FROM TIME TO TIME MAY BE MADE, ALL AS RECORDED IN THE PUB-LIC RECORDS OF HILLSBOR- $OUGH\ COUNTY,\ FLORIDA.$ Property Address: 1314 MOUN-

TAINVIEW C, TAMPA, FL 33612 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. IMPORTANT

AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of sible, but preferably at least (7) days

before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-

mail: ADA@fljud13.org Dated this 13 day of February, 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 21-044317 - NaC February 17, 24, 2023 23-00497H

## SUBSEQUENT INSERTIONS

#### SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION: K CASE NO.: 17-CA-009602

SECTION # RF U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR SPECIALTY UNDERWRITING AND RESIDENTIAL FINANCE ASSET-BACKED CERTIFICATES, **SERIES 2006-BC4,** Plaintiff, vs. CLARENCE GARDENER: CANTERBURY GLEN HOMEOWNER'S ASSOCIATION, INC.: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR WILMINGTON FINANCE, INC., A DELAWARE CORPORATION; ESMAT SALIMA KARIMDADIAN A/K/A ESMAT SALIMA KARIMDADIAN-GARDENER A/K/A ESMAT GARDENER; UNKNOWN TENANT IN

POSSESSION OF THE SUBJECT

PROPERTY,

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Reset Foreclosure Sale Date dated the 1st day of February 2023 and entered in Case No. 17-CA-009602, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOR-OUGH County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR SPECIALTY UN-DERWRITING AND RESIDENTIAL FINANCE TRUST MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-BC4 is the Plaintiff and CLARENCE GARDENER CANTER BURY GLEN HOMEOWNER'S ASSO-CIATION, INC. FLORIDA HOUSING FINANCE CORPORATION MORT-GAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR WILMINGTON FINANCE, INC., A DELAWARE CORPORATION ESMAT SALIMA KARIMDADIAN A/K/A ES-MAT SALIMA KARIMDADIAN-GAR-DENER A/K/A ESMAT GARDENER; and UNKNOWN TENANT IN POS-SESSION OF THE SUBJECT PROP-ERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough. realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 31st day of March 2023, the following

described property as set forth in said Final Judgment, to wit:

LOT 28, BLOCK 1, CANTER-BURY, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 73, PAGE 23, OF THE PUBLIC RECORDS OF HILLSBOR-OUGH 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 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hear-Impaired: 1-800-955-877 impaired: 1-800-955-8770, e-mail: ADA@fljud13.org Dated this 2nd day of February 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 17-01477 February 10, 17, 2023 23-00367H

#### THIRD INSERTION

CITATION SURROGATE'S COURT MONROE COUNTY File No. 2021-2880/B THE PEOPLE OF THE STATE OF NEW YORK BY THE GRACE OF GOD FREE AND INDEPENDENT Cheri Kotzin Felch (sister of Amy Kotzin a/k/a Amy S. Kotzin) if living, but if dead, her distributees. legal representatives, assigns and all persons who by purchase, inheritance or otherwise have or claim to have an interest in the

Estate of Amy Kotzin a/k/a Amy S. Kotzin, deceased, derived through Cheri Kotzin Felch, whose address is unknown to the Petitioner.

A petition having been duly filed by Cressida A. Dixon, Esq., Monroe County Public Administrator who is domiciled at 350 Linden Oaks, Third Floor, Rochester, NY 14625

YOU ARE HEREBY CITED TO SHOW CAUSE before the Surrogate's Court, Monroe County, at 99 Exchange Boulevard, Room 533, Rochester, New York, on March 23, 2023 at 9:30 o'clock

in the forenoon of that day, why a decree should not be made in the estate of Amy Kotzin a/k/a Amy S. Kotzin lately domiciled at 3135 Atlantic Avenue, Penfield, NY 14526, US, admitting to probate a Will date May 17, 2007, as the Will of Amy Kotzin a/k/a Amy S. Kotzin, deceased, relating to real and personal property, and directing that Letters of Administration c.t.a issue to Cressida A. Dixon, Esq., Monroe County Public Administrator and revoke the temporary letters previously issued by this Court and for such other and further relief as

to the Court may seem just and proper. Dated, Attested and Sealed January

Hon. Christopher S. Ciaccio, Surrogate.

Attorneys for Petitioner: Matthew W. Taylor, Esq., Bond Schoeneck & King, PLLC 350 Linden Oaks, Third Floor, Rochester, NY 14625 Telephone: 585-362-4855.

Feb. 3, 10, 17, 24, 2023 23-00356H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0329485058

File No.: 2023-196 Certificate No.: 2020 / 3254 Year of Issuance: 2020 Description of Property: **GREER RANCH LOT 4** PLAT BK / PG: 83 / 52 SEC - TWP - RGE : 04 - 27 - 19 Name(s) in which assessed:

All of said property being in the County of Hillsborough, State of Florida.

HSH TRUST

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

23-00218H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0065210000 File No.: 2023-186 Certificate No.: 2020 / 1073 Year of Issuance: 2020 Description of Property: WATERFRONT ESTATES UNIT

1 LOT 2 LESS ELY 5.3 FT MOL FOR RD R/W PLAT BK / PG: 33 / 84 SEC - TWP - RGE: 34 - 28 - 17 Name(s) in which assessed: M JULIA MORRIS

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

23-00214H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

which it was assessed are: Folio No.: 1488210286 File No.: 2023-194 Certificate No.: 2014 / 333763 Year of Issuance: 2014 Description of Property:

WATERSIDE CONDOMINIUM II BLDG 35 UNIT 108 PLAT BK / PG: 8 / 11 SEC - TWP - RGE : 28 - 28 - 19 Name(s) in which assessed: CONDO ASSOCIATION OF WA-TERSIDE II INC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/20/2023 Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk

Jan. 27; Feb. 3, 10, 17, 2023 23-00221H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1290140050 File No.: 2023-200 Certificate No.: 2020 / 13268 Year of Issuance: 2020 Description of Property:

GRAND KEY A CONDOMIN-IUM UNIT 1210 BLDG 1 AND UNDIV INT COMMON ELEM PLAT BK / PG: 19 / 291 SEC - TWP - RGE : 04 - 30 - 18 Name(s) in which assessed: JANISE LARMSTRONG

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

23-00212H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0136880000 File No.: 2023-191 Certificate No.: 2020 / 1485 Year of Issuance: 2020 Description of Property:

TWO BUILDING TRACTS LY-ING IN S 1/3 OF SW 1/4 LESS RD & LESS W 440 FT DESC AS FOLLOWS COMM AT SW COR OF SD SEC RUN N 89 DEG 33 MIN 29 SEC E 769.04 FT THN N 00 DEG 26 MIN 31 SEC W 52 FT TO POB THN N 00 DEG 26 MIN 31 SEC W 40 FT THN N 89 DEG 33 MIN 29 SEC E 48 FT THN S 00 DEG 26 MIN 31 SEC E 5 FT THN N 89 DEG 33 MIN 29 SEC E 48 FT THN S 00 DEG 26 MIN 31 SEC E 40 FT THN S 89 DEG 33 MIN 29 SEC W 48 FT THN N 00 DEG 26 MIN 31 SEC W 5 FT THN S 89 DEG 33 MIN 29 SEC W 48 FT TO POB.... COMM AT SW COR OF SD SEC RUN N 89 DEG 33 MIN 29 SEC E 949.04 FT THN N 00 DEG 26 MIN 31 SEC W 47 FT TO POB THN N 00 DEG 26 MIN 31 SEC W 50 FT THN N  $89~\mathrm{DEG}$  33 MIN 29 SEC E 50 FT THN S 00 DEG 26 MIN 31 SEC E 50 FT THN S 89 DEG 33 MIN 29 SEC W 50 FT TO POB.... COMM AT SW COR OF SD SEC RUN N 89 DEG 33 MIN 29 SEC E 789.30

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

The holder of the following tax certifi-

cates has filed the certificates for a tax

deed to be issued. The certificate num-

bers and years of issuance, the descrip-

tion of the property, and the names in

which it was assessed are:

File No.: 2023-190

Description of Property:

Folio No.: 0599825156

Year of Issuance: 2020

SION LOT 18 BLOCK 4

PLAT BK / PG : 43 / 68

Name(s) in which assessed:

JEFFREY KEVIN HOLLEY

of Hillsborough, State of Florida.

David DeWayne Lawhon

Mary M Lawhon

Certificate No.: 2020 / 6756

THOUSAND OAKS SUBDIVI-

SEC - TWP - RGE : 05 - 28 - 20

All of said property being in the County

Unless such certificate shall be

redeemed according to law, the

property described in such certificate

will be sold to the highest bidder on

(3/9/2023) on line via the internet at

If you are a person with a disability

who needs any accommodation in or-

der to participate in this proceeding,

you are entitled, at no cost to you, to the

provision of certain assistance. Please

contact the Clerk's ADA Coordinator,

601 E Kennedy Blvd., Tampa Florida,

(813) 276-8100 extension 4205, two

working days prior to the date the ser-

vice is needed; if you are hearing or

Cindy Stuart

23-00215H

Clerk of the Circuit Court

Hillsborough County Florida

BY Carolina Muniz, Deputy Clerk

voice impaired, call 711.

Dated 1/20/2023

Jan. 27: Feb. 3, 10, 17, 2023

www.hillsborough.realtaxdeed.com.

#### FT THN N 00 DEG 26 MIN 31 SEC W 197.77 FT TO POB THN N 19 DEG 05 MIN 16 SEC E 50 FT THN S 70 DEG 54 MIN 44 SEC E 53 FT THN S 19 DEG 05 MIN 16 SEC W 50 FT THN N 70 DEG

54 MIN 44 SEC W 53 FT TO POB

A/K/A BUILDINGS 1 2 SEC - TWP - RGE: 12 - 27 - 18 Name(s) in which assessed: HOWARD L ALBRITTON/ TRUSTEE

Howard L. Albritton, as Trustee The Howard L. Albritton Revocable Trust Dated July 26, 1999

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

23-00216H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0577370050 File No.: 2023-197 Certificate No.: 2020 / 6275 Year of Issuance: 2020 Description of Property:

S  $\hat{125}$  FT OF THE E 190 FT OF DESC PROP: THAT PART OF S 1/2 OF SE 1/4 OF SE 1/4 OF SW 1/4 E OF BAYOU LESS E 50 FT FOR RD R/W SEC - TWP - RGE: 18 - 32 - 19

Name(s) in which assessed: PATRICK JOSEPH MACDON-ALD

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

23-00219H

#### FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0841955200 File No.: 2023-193 Certificate No.: 2020 / 10141 Year of Issuance: 2020

Description of Property: THAT PT OF E 1/2 OF SE 1/4 OF SW 1/4 OF NE 1/4 BEG 167 FT W & 227 FT N OF SE COR THERE-OF CONT N 273 FT THN W TO PT 30 FT E OF W BDRY OF SD E  $1/2~\mathrm{N}$  TO N BDRY W 15 FT S TO PT W OF BEG THN E TO BEG SEC 02-29-21

SEC - TWP - RGE: 02 - 29 - 21 Name(s) in which assessed: JAMES EARL WASDEN JAMES TIMOTHY WASDEN BETTY J MCCOY A/K/A BETTY J WASDEN

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

#### SECOND INSERTION

NOTICE OF PUBLIC SALE U-Stor Tampa East will be held on or thereafter the dates in 2023 and times indicated below, at www.storagetreasures.com, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CARD ONLY, unless otherwise arranged.

U-Stor, (Tampa East) 4810 North 56th St. Tampa, FL 33610 on Wednesday February 22, 2023 @ 10:00 AM.

A-6 Terry Levens Karl Jasmin B-7 D-1 Jahaad Malphus E-3 Dalove Edouard Benjamin Mova F-18 F-25 Tyrone Figueroa G-8 Wilsame Lubin Jr G-15 Labertha Downer J-25 Darlene Chambers K-5 Darlene Chambers

February 10, 17, 2023 23-00447H

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1527910000 File No.: 2023-198 Certificate No.: 2020 / 15034 Year of Issuance: 2020 Description of Property:

LOT BEG 25 FT S & 261 FT E OF NW COR OF NW 1/4 OF SE 1/4 OF SE 1/4 AND RUN S 160 FT E 193.5 FT N 160 FT AND W 193.5 FT TO BEG SEC - TWP - RGE: 33 - 28 - 19

Name(s) in which assessed: JACK A LALA JEAN P LALA

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be

redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/20/2023

#### FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0627800100

File No.: 2023-184 Certificate No.: 2020 / 7146 Year of Issuance: 2020 Description of Property:

COMM AT SE COR OF N 1/2 OF NE 1/4 OF SE 1/4 RUN N 89 DEG 45 MIN 22 SEC W 53.69 FT FOR A POB CONT N 89 DEG 45 MIN 22 SEC W 635 FT N 00 DEG 14 MIN 38 SEC E 150 FT S 89 DEG 45 MIN 22 SEC E 335 FT S 00 DEG 14 MIN 38 SEC W 135 FT S 89 DEG 45 MIN 22 SEC E 298.15 FT S 07 DEG 05 MIN 48 SEC E 15.11 FT TO THE POB SEC - TWP - RGE : 32 - 28 - 20 Name(s) in which assessed: EDWARD M BARBER NELLIE BARBER

NELLIE COLLINS BARBER All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (3/9/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 1/20/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023

#### FOURTH INSERTION NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case Number: 2022-CA-006926 DIVISION: A IN RE: Forfeiture of: One (1) 2016 BMW S1000RR

VIN: WB10D2103GZ355679 TO: William Figueroa Last known Address: 1912 114th Av-

enue E. Tampa, Florida 33612 YOU ARE HEREBY NOTIFIED that a forfeiture action has been filed against the above-described vehicle by the Department of Highway Safety and Motor Vehicles. You are required to file an answer and any written defenses with the Clerk of the Court and to serve a copy of the answer and defenses on or before the 27 day of February, 2023, on Rebecca Pettit, Assistant General Coun-

in a default being entered against you. WITNESSED by hand and the Seal of the Court on this 24 day of January 2023.

sel, Department of Highway Safety and

Motor Vehicles, 11305 N. McKinley

Drive, Tampa, Florida 33612. Failure to

file your answer and defenses will result

The Honorable Cindy Stuart Clerk of Court (SEAL) Isha Tirado-Baker Deputy Clerk

Rebecca Pettit, Assistant General Counsel, Department of Highway Safety and Motor Vehicles 11305 N. McKinley Drive Tampa, Florida 33612 Jan. 27; Feb. 3, 10, 17, 2023

23-00270H

## SECOND INSERTION

By: /s/ Ian Dolan

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 12-CA-005174 DIVISION: B RF-Section I U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT.

Plaintiff, vs. MICHAEL SHELTON; AVRIL SHELTON; PROVIDENCE LAKES MASTER ASSOCIATION. INC. N/K/A RAZORBACK CAPITAL, LLC AS ITS SUCCESSOR IN INTEREST; KEATHEL CHAUNCEY, ESQUIRE AS TRUSTEE UNDER THE 4213 WALTROUS LAND TRUST: UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY. THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE

PROPERTY HEREIN DESCRIBED,

#### Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated January 27, 2023, and entered in Case No. 12-CA-005174 of the Circuit Court in and for Hillsborough County, Florida, wherein U.S. BANK NATIONAL ASSOCIA-TION, NOT IN ITS INDIVIDUAL CA-PACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT is Plaintiff and MICHAEL SHELTON; AVRIL SHELTON; PROVIDENCE LAKES MASTER AS-SOCIATION, INC. N/K/A RAZOR-BACK CAPITAL, LLC AS ITS SUCCESSOR IN INTEREST; KEATHEL CHAUNCEY, ESQUIRE AS TRUSTEE UNDER THE 4213 WALTROUS LAND TRUST; UNKNOWN TEN-ANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS AC-TION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR IN-TEREST IN THE PROPERTY HERE-IN DESCRIBED, are Defendants, CINDY STUART, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at http://www. hillsborough.realforeclose.com, 10:00 a.m., on March 27, 2023, the following described property as set forth in said Order or Final Judgment, to-wit:

THE EAST FIFTY FEET OF LOT FOURTEEN AND THE EAST FIFTY FEET OF LOT FIFTEEN AND THE SOUTH 27.96 FEET OF THE EAST FIF-TY FEET OF LOT THIRTEEN AND THE WEST TWENTY-FIVE FEET OF LOT SIXTEEN, IN THE BLOCK FOUR OF PICADILLY SUBDIVISION, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN PLAT BOOK TWELVE, ON PAGE SIXTEEN, OF THE PUB-LIC RECORDS OF HILLSBOR-OUGH 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 DESCRE-TION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

45.031(2), this notice shall be pub-

lished twice, once a week for two

consecutive weeks, with the last pub-

lication being at least 5 days prior to

the sale.

Pursuant to Florida Statute

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. TO RE-QUEST SUCH AN ACCOMMODA-TION, PLEASE CONTACT THE AD-MINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE RE-QUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@ FLJUD13.ORG. DATED February 3, 2023.

Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1460-174984 / SM2 23-00384H February 10, 17, 2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Jan. 27; Feb. 3, 10, 17, 2023 23-00220H

## **PUBLISH** LEGAL NOTICE We publish all

Public sale, **Estate & Court**related notices

We offer an online payment portal for easy credit. card payment

Service includes us e-filing your affidavit to the Clerk's office on your behalf

Simply email your notice to legal@ businessobserverfl.com



HILLSBOROUGH COUNTY

#### NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on February 27, 2023, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 01:45 PM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time

 $PUBLIC\ S\^{T}ORAGE \# 25525, 8324\ Gunn\ Hwy, Tampa, FL\ 33626, (813)\ 291-2016\ Time:\ 01:45\ PM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$ 1049 - Miller, Johnny; 319 - Feliciano, Rose Marie; 809 - Golf View Realty Property Mgt. Inc. Pappa, Gerald; 848 - Business Forms, American; 852 - Wimley, Dymaund PUBLIC STORAGE \$ 25859, 3413 W Hillsborough Ave, Tampa, FL 33614, (813) 379-9139 Time: 01:55 PM Sale to be held at www.storagetreasures.com.

A0112 - Buie, Kaniiya; A0217 - Rodriguez, Juvenal; A0224 - Rentz, Armond; A0247 - Fiqueroa, Omayra; A0257 - Lee, Antray; A0292 - figueroa, Stephanie; A0329 -Alavarez, Jose; A0355 - floyd, Laquita; A0438 - Charles, Coffel; A0490 - barnett, anikka; A0531 - Hawkins, Rebecca; C0600 - Miller, Alexa; C0641 - kramer, christena; C0648 - diaz, Ashley; C0670 - Duarte, Ralbin; C0714 - Singleton, Dorein

PUBLIC STORAGE # 25818, 8003 N Dale Mabry Hwy, Tampa, FL 33614, (813) 302-7129 Time: 02:05 PM Sale to be held at www.storagetreasures.com.

0009 - williams, Devon; 0021 - Shaw, Kevin; 0133 - Andrade, Anastasia; 0321 - Rodrigues, Anthony; 0332 - Roman, Nathalia; 0403 - Drzik, Lisa; 0429 - Gantes, Lyan; 0443 - Rodriguez, Rosa; 0513 - Abrams, Julia; 0679 - Caicedo, Carol; 0820 - Kloa, Jenneifer; 1005 - Lain, LaShea; 1021 - Kelly, Adrianne; 1060A - smith, Latoria; 1120F - Willuoghy, Yvonne; 1120N - Ramos, Isaela

 $PUBLIC\ STORAGE\ \sharp\ 20104,9210\ Lazy\ Lane, Tampa, FL\ 33614,(813)\ 658-5824\ Time:\ 02:15\ PM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$ 

B017 - Mcqueen, Ivy; B030 - Beach, Rhonda; B069 - Stephen, Angela; E008 - Greene, Cherry; E011 - Osmanovic, Sabina; E029 - Krulik, Margaret; E061 - Hamilton, Kimberly; E089 - Gordillo, Diana; F019 - Crews, Bryan; F021 - Ellis, David; F057 - Perez, Cassandra; G042 - Harvey, David; G098 - jimenez, Ivanna; G104 - Sandoval, Jenyfer; G110 - Jr, Maurice Johnson; H005 - Glomb, Zachary; H035 - Davis, Robert; J017 - Wilson, Stanley; J067 - Foster, George; K002 - RIVERO, MAILEN; K081 - HANLEY HEATING & AIR CONDITIONING INC. HANLEY, RICHARD

PUBLIC STORAGE # 20135, 8230 N Dale Mabry Hwy, Tampa, FL 33614, (813) 773-6681 Time: 02:25 PM Sale to be held at www.storagetreasures.com.

1066 - Fergus, Shyanka; 1207 - Davis, Jacqueline; 1270 - stroud, Alexis; 1354 - Cash, Shannon; 2146 - Alvarado III, Felipe; 2148 - Harris, Jasmin; 2281 - Brown, DeVaughn; 2296 - Goodwin, Jim; 3108 - Hammill, Rachelle; 3122 - Sanchez, Beatriz; 3163 - Davis, De Azia; 3230 - Harden, Jean; 3264 - Larrieux Berrios, Lesley; 3342 - arocha, Yisel; 3368 - Murray, Mindy; 3444 - R Taylor Law Firm P.A. Taylor Jr, Robert; D102 - Coleman Jr, Richard; D103 - Felder, Ishakia; F131 - Trujillo, yusniel; F149 - Bustamante, Ivette: F171 - beck, genevieve

PUBLIC STORAGE # 26596, 8354 W Hillsborough Ave, Tampa, FL 33615, (813) 393-1832 Time: 02:35 PM Sale to be held at www.storagetreasures.com. 1126 - Smith, Brittania; 1151 - Fatjo, Gregory; 1410 - Smith, Bree; 1504 - Stevens, Jonathan; 1513 - johnson, joy; 1529 - Flores, David; 2016 - Mondragon, Francisco; 2046 -Lima, Matheus; 2095 - Smitherman, Monique; 2118 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - POTOCHNEY, ROBERT; 2184 - Bartell, Megan; 2216 - John, Janelle; 2147 - Cosenza, Rosemary; 2150 - Rosemar3023 - Crocetto, Michael; 3035 - Bedford, Scott; 4201 - Gray, Natalie; 5204 - Campbell, Brian; 5307 - Castillo, Anthony; 5423 - Cotrina, Franz PUBLIC STORAGE # 20180, 8421 W Hillsborough Ave, Tampa, FL 33615, (813) 720-7985 Time: 02:45 PM Sale to be held at www.storagetreasures.com

1034 - Vieira, David; 1056 - Valle, Esther P; 1110 - ROSA, YINETTE; A022 - Glomb, Zachary; C031 - Andriano, Mary Ann; C047 - Leo Moreno, Yordani; D010 - McCarthy,

Theodore; D073 - Carr, Steven; F014 - Blaxon, Jennifer; F034 - Smith, Alexander  $PUBLIC\ STORAGE \ *29149, 7803\ W\ Waters\ Ave,\ Tampa,\ FL\ 33615, (813)\ 670-3098\ Time:\ 02:55\ PM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$ 1057 - ARAGON, LISA; 1200 - BENDUS, EMILY; 1245 - WATSON, CORRY; 2132 - Soto, William; 2192 - Muniz, Zoila; 2198 - Lebrocq, Wendi; 2214 - Joseph, Jerald;

2244 - Carryer, Kristoffer; 2294 - CORDOVI, ADRIANA  $PUBLIC\ STORAGE \ *08756,6286\ W\ Waters\ Ave,\ Tampa,\ FL\ 33634,(813)\ 658-5627\ Time:\ 03:05\ PM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$ 

0213 - Sakas, Amanda; 0304 - McPherson, Shanitha; 0502 - Garcia, Manuel Arias; 0707 - Smith, Ronald; 1150 - Clagette, Mialiyah; 1264 - Gunn, Ryan; 1277 - Otto, Maria; 1302 - Marquez, Roberto; 1330 - clark, rudolph

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

SECOND INSERTION

#### NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on February 27, 2023, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

 $PUBLIC\,STORAGE \,\sharp\,\,08735, 1010\,W\,Lumsden\,Road,\,Brandon,\,FL\,33511, (813)\,358-1830\,Time:\,09:30\,AM\,Sale\,to\,be\,held\,at\,www.storagetreasures.com.$ 

0136 - Radix, Michelle; 0221 - Paul, DAndra; 1004 - Joshi, Ami; 3025 - Anderson, Brandon PUBLIC STORAGE # 08747, 1302 W Kennedy Blvd, Tampa, FL 33606, (813) 435-9424 Time: 09:45 AM Sale to be held at www.storagetreasures.com.

5004 - Zayas, Isiel; 6064 - James, Carla; 7005 - O'Neal, justin; 8024 - Williams, Dallis; 8042 - Wilson, Samuel

PUBLIC STORAGE # 08750, 16217 N Dale Mabry Hwy, Tampa, FL 33618, (813) 280-4814 Time: 10:00 AM Sale to be held at www.storagetreasures.com. 1098 - Williamon, Craig; 2183 - Brown Jr, William; 3052 - Riddick, Lemuel F; 4025 - Forman, John

PUBLIC STORAGE # 20121, 6940 N 56th Street, Tampa, FL 33617, (813) 670-3132 Time: 10:15 AM Sale to be held at www.storagetreasures.com.

A023 - carter, brenda; B008 - lee, tesha; B020 - Chapman, Devin; B035 - Davis, Darrio; C034 - Gilbert, Courtney; C046 - soboh, Moe; D001 - Maye, Shenell; D012 - Stewart, Marquis; E007 - Davis, Lorraine; E021 - Banks, Johnny; E106 - Gibson, Twanshay; E109 - Thomas, Essence; E112 - Graham, Rogers; E119 - Simmons, Samantha; E130 - bryant, Shakeal; E143 - James, Zerlina; E144 - Jackson, Felecia; E147 - Gadis, Katrina; E148 - orwig, richard; E154 - Mills, Shanteia; E175 - Thompson, Vasha; F012 - Dixon, Desiree; F028 - MUHAMMAD, SHAWNTEL; F059 - Gadson, Charisse; G003 - Moguchenko, Kyrylo; G027 - Peters, Larry; G036 - timonthe, Guercy; G048 - adisme, monita; G074 - Stephens, Terry; H030 - COPELAND, OLIVIA; H059 - Wilt, Ruben; J001 - tucker, Hazel; J002 - Grover, Taniyah; J011 - Watson, Bonita; J045 - Holt, Michael; J051 - Sirmons, Clarice; J052 - Stevens, Ashley S

PUBLIC STORAGE \* 20152, 11810 N Nebraska Ave, Tampa, FL 33612, (813) 670-3137 Time: 10:30 AM Sale to be held at www.storagetreasures.com.

A017 - Sparrow, Geneva; A023 - Turner, Thomas; A048 - Willard, Jimmy; A066 - Kelley, Vickie; A067 - Martin, Vanessa; B005 - Weatherholtz, Jamie; B018 - Willingham,

Deandrea; B032 - rogers, fernica; B035 - Diaz, Nitosha; B039 - Weems, Alexis; B053 - Kelly, Mary; B071 - SMITH, FRANCES; B081 - Benjamin, Gregory; B083 - Zarnoch, Roberta; C070 - Macall, Darious; C111 - Stewart, Faye; D007 - Andrews, Kesha; D064B - Picena, Marlen; D108 - Brown, Aceshunn; D116 - Brooks, Anfernee; D128 - KAHLER, FRANK; D131 - Suarez, Gilbert Soto; E012 - LABRADA, LANG; E037 - Collins, Ricky; E039 - bradshaw, Rachael

 $PUBLIC\ STORAGE \ *20609, 5014\ S\ Dale\ Mabry\ Hwy, Tampa, FL\ 33611, (813)\ 291-2473\ Time: 10:45\ AM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$  $C030-Garza,\ Ricardo;\ C056-Knox,\ James;\ D019-Mcmiller,\ Gervonte;\ D046-Knox,\ James;\ G079-stoel,\ Jerikka;\ G082-Withrow,\ William\ J;\ G092-Prediado\ Cortes,\ Prediado\ Cortes,$ Heider; G118 - Camacho, Ginaida

 $PUBLIC\,STORAGE \,\sharp\, 23119, 13611\,N\,15th\,Street, Tampa, FL\,33613, (813)\,773-6466\,Time: 11:00\,AM\,Sale\,to\,be\,held\,at\,www.storagetreasures.com.$ 

A010 - Pratt, Lutia; A031 - Mccullough, Ayanna; A043 - Deeresian, Frandy; A047 - Knight, Tamara; B013 - Sanchez, Kamilah; B055 - Rey Pugh, Dulce; B082 - Cameron, Larry; C012 - Guerrero, Kevin; E001 - Martin, Rosa; E008 - johnson, tawanda; F015 - Andrews, Charlotte; G053 - Davis, Tara; G062 - Gonzalez, Gina; G080 - Ferrell, Cherish; H003 - Francois, Edna; H009 - jacobs, marcus; H041 - Godwin, Eric; H042 - Sutton, Ahyanna; H044 - Pierrot, Nathaniel; H083 - Collins, Verdell; I037 Robinson, Birtannica; 1054 - Flanigan, Michael; 1087 - Smith, Shanice; J031 - Thomas, Tashera Z; J042 - Jackson, doretha; J044 - Jackson, doretha; K005 - Perez-Cruz, Anibal; P020 - All Dimensions Landscape and Exterior Vitale, Brian; P042 - Glenn, Jarrell

PUBLIC STORAGE # 25430, 1351 West Brandon Blvd, Brandon, FL 33511, (813) 259-7479 Time: 11:15 AM Sale to be held at www.storagetreasures.com.

A032 - Tucker, David; B050 - Boone, Yvonne; B056 - Stlouis, Ceskia; B083 - Burgos, Jamie; C022 - STEWART, CHARLENE; C023 - Munoz, Jorge; C058 - Jacobs, Jarius; C077 - Costa Jr, Francisco; C114 - Preston, Isha; C125 - Malphus, Lillie; D044 - ruiz, Edith; D050 - Rice Jr, Willie; D070 - murphy, Michael; D103 - Richmond, Lakeysia; D107 - rodriguez, Fabian; 1038 - Savage, Sharon; J014 - Auguste, Jeanine; J015 - Dorsey, James; J018 - Jeffries, StacieLin; J028 - Carlin, Laurence; J042 - Rollins, Tyronda; J070 - Powe, Kameko; J165 - Mayhue, Charvonia; K009 - Giltett, Keinesia; K031 - Joesph, Miquelange; K091 - Bruno, Jordan; K105 - Clark, Deandrea; L013 - Powe, Kameko; L307 - Quintero, Daniel

 $PUBLIC\ STORAGE\ \#\ 25503,\ 1007\ E\ Brandon\ Blvd,\ Brandon,\ FL\ 33511,\ (813)\ 302-1897\ Time:\ 11:30\ AM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$ 

1031 - Jaber, Nidal; 1045 - Barnes, Tammie; 1065 - Mclemore, Cierra; 1096 - Boyd, Lanette; 1111 - Jenkins-Hester, Yolanda; 1113 - Evans, Tanaya; 1137 - Fahlsing, Tabitha; 1181 - Green, Taylor; 1218 - Sullivan, Patrick; 125 - Janson, Garrett; 1283 - Baquero, Ramona; 1296 - Johnson, Dawnyal; 1306 - Ambrosino, Justin; 1324 - Tompkins, Keyaria; 1331 - Young, Stephanie; 1366 - tyson, Christian; 1396 - Johnson, Calvin; 1433 - Lopez, Paul J; 1453 - Williams, Kaina; 1458 - Bowe, Destiny; 147 - harma, Mohamed; 1481 - Mitchell, Christopher; 1493 - Johnson, Mario; 1515 - Melendez, Liliane; 159 - Rivera, Alejandro; 170 - Walters, Thomas; 244 - Allen, Lawanda; 261 - Canaday, Kelly; 333 - Diaw, Coura; 406 - Smith, Shantavia; 457 - Parker, Debbie; 461 - thomas, Kylil; 630 - Ramnath, Raseem; 649 - Borrea, Elliott; 717 - Williams, Marion; 733 - Leonard,

Randall; 923 - Davis, Carlos; 936 - Weston, Jeremiah; 938 - Fulford, Jazlyn; 943 - saylors, Ashley; 975 - Williams, Gregory PUBLIC STORAGE \* 25523, 16415 N Dale Mabry Hwy, Tampa, FL 33618, (813) 773-6473 Time: 11:45 AM Sale to be held at www.storagetreasures.com.

1011 - Castillo, Maria; 1024 - thaxton, Ryan; 1047 - Kerzner, Jennifer; 1048 - Wiggins, Casie; 1154 - Muir, Faye; 3016 - Itara-Martinez, Carmen; A062 - Visag, Kenny; A064

Felipe, Richard; B206 - Bachmann, Rodney; B208 - harris, jhon; C326 - Kapono, Benjamin; F631 - Williams, Phillip; F657 - Kapono, Benjamin PUBLIC STORAGE # 25597, 1155 Providence Road, Brandon, FL 33511, (813) 666-1721 Time: 12:00 PM Sale to be held at www.storagetreasures.com.
0003 - West, Brittany; 0010 - Gonzalez, Fidel; 0020 - moore, royal; 0118 - Rivera, Hector; 0124 - Bunting, Ronnie; 0270 - Jenkins, Barbara; 0301 - Douglas, Alvin; 0337

McAdoo-Green, Catherine; 0389 - Wilson, Jarrod; 0400 - Van Dorn, Sharina; 0425 - Mccarthon, Albert; 0450 - Rivera, Jassimine; 0460 - Clark, Aaron; 0545 - Webster, Christina; 0555 - wilborn, euonia; 0611 - jackson, Isaiah; 0659 - Murphy, Angela; 0683 - Puckett, James; 0858C - Gonzalez, Melina; 0863H - Harris, Jivara Mordaunt; 0881 - Carter, Lawrence; 0903 - Barrios, Jorge; 0904 - Collins-Bey, Tyshaun; 0922 - Anderson, April; 1004 - Sturdon, Benjamin PUBLIC STORAGE # 25723, 10402 30th Street, Tampa, FL 33612, (813) 379-9182 Time: 12:15 PM Sale to be held at www.storagetreasures.com.

0108 - Thomas-Cannon, Tarace; 0109 - Ilaverias, Alison; 0239 - Sanchez, Jenna; 0246 - Escoriaza, George; 0252 - Lewis, Keverick; 0309 - Olapade, Lue; 0318 - Dunlap, Monica; 0332 - Paul, Trisha; 0334 - Gaddy, Roselynn; 0349 - Norton, Andy; 0402 - Gabriel, Classius; 0433 - Cherkowsky, Edward; 0438 - Caldwell, Romello; 0454 - Butler, Beza, Alexander; 0540 - Davis, Lael; 1002 1072 - Thorton, Donald; 1079 - Steele, Jasmine; 1092 - Wimbley, Tronda; 1095 - Jermaine, Johnny; 1184 - Williams, Desmond; 1187 - Solomon, Terrick; 1235 - Crocker, Kamri; 1276 - Oates, Thomas; 1291 - Carter, Oras; 1295 - Lewis, Markeria; 1312 - Johnson, Richard; 1331 - Sampson, Keyvius; 1335 - Davis, Antoinete; 1353 - Johnson, Alton; 1371 - Willis, Ivory; 1374 - Slk financial corp muldrow, Deonquez; 1434 - Grace, Tennille; 1453 - Cayasso, Chanel; 1460 - Jenkins, Iris A; 1498 - Lopez, Caridad; 1523 - Hill, Mikayla; 1544 - Stewart, Faye

 $PUBLIC\ STORAGE \ *25858, 18191\ E\ Meadow\ Rd,\ Tampa,\ FL\ 33647, (813)\ 513-9752\ Time:\ 12:30\ PM\ Sale\ to\ be\ held\ at\ www.storagetreasures.com.$ ADI, MOURAD; 3038 - Harrison, Tamarri; 3056 - Burrows, Alicia; 3071 - Reynolds, Jade; 3173 - Castro-Eaton, Adeline; 3216 - Graham, Jessica

PUBLIC STORAGE # 27104, 7308 E Fowler Ave, Temple Terrace, FL 33617, (813) 755-4277 Time: 12:45 PM Sale to be held at www.storagetreasures.com. 2126 - Ivery, Monae; 2129 - Norfleet, Makeda; 2169 - Mazion, Natasha; 3041 - Brooks, Michael; 3055 - Slocum, Rebecca; 3064 - Wring, Phil; 3084 - Allen, Quincy; 3085 -Mazion, Natasha; 3107 - Sevilla, Zuleyka; 3129 - Slatton, Dominique; 3142 - Alogaili, Asim; 3164 - Mingo, Salathea

PUBLIC STORAGE # 27408, 4625 W Gandy Blvd, Tampa, FL 33611, (813) 666-2471 Time: 01:00 PM Sale to be held at www.storagetreasures.com. 1068 - Freeman, Herbert; 2024 - Torres, Jose L; 2029 - Blasher, Robert; 2069 - Brown, James; 2082 - Washington, Angeleta; 2092 - Stallings, Tayiveonea; 2114 -

Montgomery, michelle; 3038 - Lewis, Alexandria; 3068 - Myers, Doris; 3095 - Holahan, Darian; 4015 - kerr, Roman; 4100 - Davis, Desire; 5040 - Jenkins, Pia; 5091 - Byron, Keroniza; 5119 - Kwality Life Bagley, Melissa; 5133 - Wisniewski, Ronald; 5165 - Downey, Caitlyn; 5217 - Jocke, David

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. February 10, 17, 2023

SAVE

**Email your Legal Notice** 

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-3691 **Probate Division B** IN RE: THE ESTATE OF

MARK S. GRUBER,

Deceased. The administration of the estate of MARK S. GRUBER, deceased, whose date of death was September 13, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 426, Edgecomb Courthouse Courtroom #412, Tampa, Florida 33602. 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 AF-TER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

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

NOTWITHSTANDING 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: February 10, 2023

Personal Representative Heidi Hunter Goldsworthy 7850 Crosswater Trail, Apt. 2311 Windermere, FL 34786

724-454-9939 Attorney for Personal Representative Mark T. Vuono, Esq. Florida Bar No. 322180 Vuono & Gray, LLC 310 Grant St., Suite 2310 Pittsburgh, PA 15219 Telephone: 412-471-1800 412-310-6399 Email: mvuono@vuonogray.com February 10, 17, 2023 23-00392H

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF HILLSBOROUGH COUNTY PROBATE DIVISION

Case No: 2022-CP-3740 IN RE: ESTATE OF ROBERT ANDREW WALKER Deceased.

The Administration of the estate of ROBERT ANDREW WALKER, deceased, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602. 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 the 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 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 February 10, 2023

#### Personal Representative: Heather Walker

Attorney for Personal Representative: /s/ Brantley Oakey Brantley Oakey, Esq. boakey@naplesattorney.biz Bar No: 99076 780 5th Ave. South, Ste 200 Naples, FL 34102 239-963-2897 February 10, 17, 2023 23-00427H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-004070 Division A IN RE: ESTATE OF SARAH JEAN SCANLAND

Deceased. The administration of the estate of SARAH JEAN SCANLAND, deceased, whose date of death was September 26, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 de-mands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

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

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

The date of first publication of this notice is February 10, 2023.

#### Personal Representatives MARY JACQUELYN SCANLAND

1375 Corner Oaks Drive Brandon, Florida 33510 Attorney for Personal Representative: Jeffrey A. Aman, Esquire Attorney for Personal Representative Florida Bar Number: 437417 AMAN LAW FIRM 282 Crystal Grove Boulevard Lutz, Florida 33548 Telephone: (813) 265-0004 Fax: (888) 870-8658 E-Mail: jeffa@amanlawfirm.com Secondary E-Mail: service@amanlawfirm.com February 10, 17, 2023 23-00378H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000348 Division A IN RE: ESTATE OF BARRY J. HEWITT,

Deceased.

The administration of the estate of BARRY J. HEWITT, deceased, whose date of death was April 22, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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: February 10, 2023.

#### DEEWYNN COX Personal Representative 13014 N. Dale Mabry Hwy., #354

Tampa, FL 33618 ROBERT D. HINES Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 315 S. Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com February 10, 17, 2023 23-00410H

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000328 **Division Probate** 

IN RE: ESTATE OF PAMELA SUE GONZALEZ A/K/A PAMELA SUE DEUTSCH GONZALEZ A/K/A PAMELA D. GONZALEZ Deceased.

The administration of the estate of Pamela Sue Gonzalez a/k/a Pamela Sue Deutsch Gonzalez a/k/a Pamela D. Gonzalez, deceased, whose date of death was November 20, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs Street, Tampa, FL 33602. 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 February 10, 2023.

#### Personal Representative: **Anamaris Gonzalez Nieves** 3295 56th Street N

St. Petersburg, Florida 33710 Attorney for Personal Representative: s/ John A. Richert John A. Richert, Esq. Attorney for Anamaris Gonzalez Nieves Florida Bar Number: 106613 Richert Quarles P.A. 5801 Ulmerton Road, Suite 100 Clearwater, Florida 33760 Telephone: (727) 235-6461 E-Mail: john@richertquarles.com Secondary E-Mail: emina@richertquarles.com 23-00362H February 10, 17, 2023

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-004403 Division A IN RE: ESTATE OF BETTY JEAN MITCHELL Deceased.

The administration of the estate of Betty Jean Mitchell, deceased, whose date of death was September 12, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street Tampa, Florida 33602. 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 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 February 10, 2023.

#### Personal Representative: Debra Mitchell 6505 Spanish Moss Circle

Tampa, Florida 33625

Attorney for Personal Representative:

Elaine N. McGinnis Attorney for Personal Representative Florida Bar Number: 725250 324 N. Dale Mabry Highway, Suite 100 Tampa, FL 33609 Telephone: (813) 851-3380 E-Mail: elaine@estatelawtampa.com

23-00398H

February 10, 17, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE THIRTEENTH CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 23-CP-000209 Division: A IN RE: ESTATE OF CAROL SUSAN JOHNSTON

Deceased. The administration of the Estate of Carol Susan Johnston, deceased, whose date of death was December 23, 2022 is pending in the Thirteenth Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the physical address of which is 800 E. Twiggs St. Tampa, FL 33602, and which mailing address is P.O. Box 3360, Tampa, FL 33601. The file number for the estate is 23-CP-000209 and the division is Division A. 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 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 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

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 February 10, 2023.

## Personal Representative: Laura Aldrin

207 Autumn Ridge Drive Pikeville, North Carolina 27863 Attorney for Personal Representative: /s/ Ashley W. Ivanov, Esq. Ashley W. Ivanov, Esq. Florida Bar No. 0115496 The Law Office of Ashley Ivanov, P.A. 11116 Foster Carriage Rd. Lithia, FL 33547 Telephone: (813) 436-0288 law@ashleyivanov.com service@ashlevivanov.com 23-00363H February 10, 17, 2023

#### SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000181 IN RE: ESTATE OF: WILLIE COPPAGE

Deceased. The administration of the Estate of WILLIE COPPAGE, deceased, whose date of death was on August 22, 2022, File Number 23-CP-000181, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the physical address of which is 800 East Twiggs Street, Tampa, FL 33602, and the mailing address of which is P.O. Box 3360, Tampa, Florida 33601. The names and address of the personal representative and the personal represen-

tative'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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

this Notice is February 10, 2023. Personal Representative: Deborah L. Coppage 18076 Gunn Highway

Odessa, FL 33556 Attorney for Personal Representatives: Stephen D. Hayman, Esq. 6605 Gunn Highway Tampa, FL 33625 FBN: 0113514 Ph: (813) 968-9846 Fax: (813) 963-0864 Primary E-Mail: Stephen@sdhayman.com Secondary E-Mail: info@sdhayman.com

23-00416H

February 10, 17, 2023

SECOND INSERTION

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

PROBATE DIVISION File No. 23-CP-000285 Division PROBATE IN RE: ESTATE OF ROBERT GONZALEZ Deceased.

The administration of the estate of ROBERT GONZALEZ, deceased, whose date of death was November 26, 2022, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is Clerk of Circuit Court & Comptroller, Hillsborough County, 800 E. Twiggs Street, Tampa, FL 33602. 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 February 10, 2023.

Personal Representative: NANCY G. BELLO 9312 ROCKPORT PLACE

TAMPA, FLORIDA 33626 Attorney for Personal Representative: O'CONNOR LAW FIRM /s/PATRICK M. O'CONNOR Patrick M. O'Connor, Esq. Florida Bar Number: 622427 Adam T. Rauman, Esq. Florida Bar Number: 85296 Attorneys for the Petitioner 2240 Belleair Road, Suite 115 Clearwater, FL 33764 Phone: 727-539-6800 Fax: 727-539-5936 E-mail:

eservice@your personal attorney.comFebruary 10, 17, 2023 23-00364H

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000082 Division A IN RE: ESTATE OF LARRY PAUL CHAPMAN

Deceased. The administration of the Estate of LARRY PAUL CHAPMAN, deceased, whose date of death was August 26, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 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 February 10, 2023. Personal Representative: TARA MARIE HEWITT

2711 Bonterra Blvd. Valrico, Florida 33594 Attorney for Personal Representative: JOHN M. HEMENWAY Florida Bar Number: 027906 Bivins & Hemenway, P.A. 1060 Bloomingdale Avenue Valrico, FL 33596 Telephone: (813) 643-4900 Fax: (813) 643-4904 E-Mail: jhemenway@bhpalaw.com Secondary E-Mail: pleadings@brandonbusinesslaw.com February 10, 17, 2023 23-00406H NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

HILLSBOROUGH COUNTY

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of MYRNA ELOISA SMITH located at Care of, 1235 Ballard Green Place in the City of Brandon, Hillsborough County, FL 00000 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 3rd day of February, 2023. Myrna-Eloisa:Smith., Authorized Representative

February 10, 17, 2023 23-00387H

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT, THIRTEENTH JUDICIAL CIRCUIT. STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY

PROBATE DIVISION FILE NO.: 2023-CP-000144 DIVISION: B IN RE: ESTATE OF YOLANDA DANETTE LONGSTREET Deceased.

The administration of the estate of YOLANDA DANETTE LONG-STREET, deceased, whose date of death was July 15, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2023-CP-000144; the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602.

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 liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT 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 PUBLICA-TION OF THIS NOTICE IS February 10, 2023.

#### Petitioner CEMERON LONGSTREET

4080 Whittier Lane Fort Mill, SC 29708 Attorneys for Petitioner D. Michael Lins, Esquire Florida Bar No. 435899 J. Michael Lins, Esquire Florida Bar No.: 1011033 LINS LAW GROUP, P.A. 14497 N. Dale Mabry Hwy., Suite 160-N Tampa, FL 33618 Ph. (813) 386-5768 Primary E-mail:

mike@linslawgroup.com Secondary E-Mail: kris@linslawgroup.com

23-00382H February 10, 17, 2023

#### SECOND INSERTION

NOTICE OF FORFEITURE PROCEEDINGS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

#### Case Number: 2022-CA-009938 IN RE: FORFEITURE OF: One (1) 2014 CHRYSLER 300 VIN: 2C3CCABG0EH119467

ALL PERSONS who claim an interest in the following property: One (1) 2014 Chrysler 300, VIN: 2C3CCAB-G0EH119467, which was seized because said property is alleged to be contraband as defined by Sections 932.701(2)(a)(1-6), Florida Statutes, by the Department of Highway Safety and Motor Vehicles, Division of Florida Highway Patrol, on or about November 14, 2022, in Hillsborough County, Florida. Any owner, entity, bona fide lienholder, or person in possession of the property when seized has the right to request an adversarial preliminary hearing for a probable cause determination within fifteen (15) days of initial receipt of notice, by providing such request to Rebecca Pettit, Deputy Chief Counsel, Department of Highway Safety and Motor Vehicles, 11305 N. McKinley Dr. Tampa, Florida 33612, by certified mail return receipt requested. A complaint for forfeiture has been filed in the above styled court.

February 10, 17, 2023 23-00417H

#### SECOND INSERTION

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

PROBATE DIVISION File No.: 23-CP-000408 Division: B IN RE: ESTATE OF ROBERT THOMAS SULLIVAN A/K/A ROBERT T. SULLIVAN,

Deceased. The administration of the estate of ROBERT THOMAS SULLIVAN A/K/A ROBERT T. SULLIVAN, deceased, whose date of death was October 7, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. 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 decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BE-FORE 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 NO-TICE 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 PUBLICA-TION OF THIS NOTICE.

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

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

The date of first publication of this notice is February 10, 2023.

#### Personal Representative: KATHLEEN F. WATKINS 3129 Christophers Watch Ln.

Ruskin, FL 33570 Attorney for Personal Representative: NATALIE R. WILSON Florida Bar Number: 0027231 GravRobinson, P.A. One Lake Morton Dr. Lakeland, FL 33801 Telephone: (863) 284-2253 Fax: (863) 688-0310 E-Mail:

natalie.wilson@gray-robinson.comSecondary E-Mail:

destiny.crisman@gray-robinson.comFebruary 10, 17, 2023 23-00448H

#### SECOND INSERTION

NOTICE OF ADMINISTRATION IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION File No. 22-CP-3691 Probate Division B IN RE: THE ESTATE OF MARK S. GRUBER, Deceased.

The administration of the estate of MARK S. GRUBER, deceased, File No. 22-CP-3691, whose date of death was September 12, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division B, the address of which is 800 E. Twiggs Street, Room 426, Edgecomb Courthouse Courtroom #412, Tampa, Florida 33602. The estate is testate and the date of the decedent's will is June 1, 2017 and there are no codicils.

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

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

Unless an extension is granted pursuant to section 732.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an attorney in fact or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's

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

The date of first publication of this notice is: February 10, 2023

#### Personal Representative Heidi Hunter Goldsworthy 7850 Crosswater Trail, Apt. 2311 Windermere, FL 34786

724-454-9939 Attorney for Personal Representative Mark T. Vuono, Esq. Florida Bar No. 322180 Vuono & Gray, LLC 310 Grant St., Suite 2310 Pittsburgh, PA 15219 Telephone: 412-471-1800

412-310-6399 Email: mvuono@vuonogray.com February 10, 17, 2023 23-00393H

## **PUBLISH** YOUR LEGAL NOTICE

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

• We offer an online payment portal for easy credit card payment

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#### **BUSINESS OBSERVER**

MANATEE COUNTY manateeclerk.com

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sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY leeclerk.org

COLLIER COUNTY

collierclerk.com

HILLSBOROUGH COUNTY

hillsclerk.com

PASCO COUNTY pascoclerk.com

PINELLAS COUNTY pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com

One Done floridapublicnotices.com

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-004326 Division: A IN RE: ESTATE OF

EUGENE RAVENEL,

Deceased. The administration of the estate of EU-GENE RAVENEL, deceased, whose date of death was August 24, 2021, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, Case No.: 22-CP-004326, the address of which is Hillsborough County Clerk of Court, 301 N. Michigan Avenue, Plant City, Florida 33563. 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 who have claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with the court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other person 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 PERIOD SET FORTH IN SECTION 733,702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER 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 PUBLICA-TION OF THIS NOTICE IS FEBRU-ARY 10, 2023.

Personal Representative: Pamela K. Ravenel

6520 Baybrooks Circle Temple Terrace, FL 33617 Attorney for Personal Representative: THEODORE N. TAYLOR, ESQUIRE ATTORNEY AT LAW 10404 Tara Drive Riverview, FL 33578 (813) 752-5633 Email: ttaylor@tntpalaw.com Fla. Bar No.: 261319 February 10, 17, 2023 23-00425H

#### SECOND INSERTION

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

File No. 23-CP-000360 IN RE: ESTATE OF ELAINE M. MCCOLLUM Deceased.

The administration of the estate of Elaine M. McCollum, deceased, whose date of death was December 27, 2022, is pending in the Circuit Court for HILL-SBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 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 February 10, 2023.

> Personal Representative: Melissa A. Martin

4117 W. Bay to Bay Boulevard Tampa, FL 33629 Attorney for Personal Representative: Jeffrey M. Gad, Attorney Florida Bar Number: 186317 JOHNSON POPE BOKOR RUPPEL & BURNS LLP 401 E. Jackson Street, Suite 3100 Tampa, FL 33602 Telephone: (813) 225-2500 Fax: (813) 223-7118 E-Mail: jeffreyg@jpfirm.com Secondary E-Mail: lgerken@jpfirm.com

23-00426H

February 10, 17, 2023

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

HILLSBOROUGH COUNTY

FLORIDA PROBATE DIVISION File No. 2023-CP-236 IN RE: ESTATE OF DEBBIE BOHNER,

Deceased. The administration of the estate of DEBBIE BOHNER, deceased, whose date of death was July 23, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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

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: February 10, 2023.

DUSTIN BOHNER

Personal Representative 5007 Seneca Avenue

Tampa, FL 33617 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: irivera@hnh-law.com February 10, 17, 2023 23-00428H

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-000240, Division B IN RE: ESTATE OF FRANK JOSEPH SCHIAVI, A/K/A FRANK JOSEPH SCHIAVI, Jr., Deceased.

The administration of the estate of Frank Joseph Schiavi, a/k/a Frank Joseph Schiavi, Jr., deceased, whose date of death was November 22, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, 800 Twiggs Street, Tampa, FL 33602. 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 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 February 10, 2023.

> Personal Representative: Jack P. Schiavi

4400 Fontana Street Orlando, FL 32807 Attorney for Personal Representative: Sabrina L. Casagrande, Esq. Florida Bar Number: 107163 Stross Law Firm, P.A. 1801 Pepper Tree Dr., Oldsmar, FL 34677 Telephone: (813) 852-6500 E-Mail: scasagrande@strosslaw.com Secondary E-Mail: vadams@strosslaw.com February 10, 17, 2023 23-00429H SECOND INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA CIVIL DIVISION

CASE NO: 22-CA-007276 DIVISION: T SONYA ANANIAS.

Plaintiff MADCAT PAINTING, INC,; JAMES STODDARD; and DEBBIE STODDARD Respondents.

TO: MADCAT PAINTING, INC. JAMES STODDARD DEBBIE STODDARD

YOU ARE NOTIFIED that an action for Breach of Contract, including claims for monetary damages and attorney's fees, has been filed against you. You are required to sere a copy of your written defenses, if any, to this action on Derek Matthews, Esq., Plaintiff's attorney, whose address is 5476 Lithia Pinecrest Rd, Lithia, FL 33547, on or before 20 days from the first date of publication and file the original with the clerk of this court at 800 E Twiggs St, Tampa, FL 33602, either before service on Plaintiff's attorney or immediately thereafter; otherwise a default judgment will be entered against you for the relief demanded in the Complaint. The First date of Publication will be February 10, 2023.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602, ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

DATED this 30th day of November, 2022 By: Derek T. Matthews, Esquire Florida Bar No: 1000992

Feb. 10, 17, 24; Mar. 3, 2023 23-00420H

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 2022-CA-008946 DIVISION: T SHERENE SHALHUB, Plaintiff, vs. ALICE MILLER, KAREN E.  ${\bf LOWMAN, ALIA\,SHALHOUB,}$ LULWA SHALHOUB, MAHMOUD SHALHOUB, OMAR SHALHOUB, SARAH SHALHOUB, SULTAN SHALHOUB, UNKNOWN HEIRS OF THE ESTATE OF MARY ANN HALHUB A/K/A MARY ANN SHALHUB-DAVIS, and UNKNOWN HEIRS OF THE ESTATE OF MOHAMED S. SHALHUB,

Defendants. TO: Sultan Shalhoub Address Unknown

YOU ARE NOTIFIED that an action to determine ownership of the following described property in Hill-

sborough County, Florida: Lot 11 of PINEVIEW SUBDIVI-SION, according to the map thereof, recorded in Plat Book 33, Page 46, Public Records of Hillsborough County, Florida

has been filed and you are required to serve a copy of written defenses, if any, to it on Nicole R. Copsidas, Esq., the Plaintiff's attorney, whose address is SHUFFIELD, LOWMAN & WILSON, P.A., 1000 Legion Place, Suite 1700, Orlando, FL 32801, on or before 30 days from the first date of publication, 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 the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 31 day of January, 2023.

CINDY STUART Clerk of the Circuit Court (SEAL) By: Isha Tirado-Baker, As Deputy Clerk Nicole R. Copsidas, Esq.

the Plaintiff's attorney SHUFFIELD, LOWMAN & WILSON, P.A. 1000 Legion Place, Suite 1700 Orlando, FL 32801 February 10, 17, 2023 23-00371H SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 29-2019-CA-001306 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER,

Plaintiff, vs.
LISA MARIE CASTLEBERRY, et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant

to an Order Rescheduling Foreclosure Sale dated January 20, 2023, and entered in Case No. 29-2019-CA-001306 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Nationstar Mortgage LLC d/b/a Mr. Cooper, is the Plaintiff and Lisa Marie Castleberry, William Alan Castleberry, Chatham Walk Homeowners Association Inc. are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www.hillsborough.real foreclose.com, Hillsborough County, Florida at 10:00 AM on the March 3, 2023 the following described property as set forth in said Final Judgment of Foreclosure: LOT 21, BLOCK 1, WYNN-

MERE WEST PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 124, PAGE(S) 169 THROUGH 175, INCLUSIVE, OF THE PUBLIC RECORDS

OF HILLSBOROUGH COUN-TY, FLORIDA.

A/K/A 710 CHATHAM WALK

DRIVE, RUSKIN, FL 33570 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. In Accordance with the Americans

with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

Dated this 02 day of February, 2023. ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171

eService: servealaw@albertellilaw.com By: /s/ Charline Calhoun Florida Bar #16141 CT - 18-033140

February 10, 17, 2023 23-00407H

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION

Case No. 22-CA-005687 Division k LENNAR MORTGAGE, LLC Plaintiff, vs. GLENN L. ELLENWOOD, II A/K/A GLENN ELLENWOOD; AYANA N. HARVEY A/K/A AYANA HARVEY,

et al. Defendants.

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF RICH-ARD SCHATZBERG, DECEASED CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 5209 LAKE SIENA DR WIMAUMA, FL 33598

You are notified that an action to foreclose a mortgage on the following property in Hillsborough County,

LOT 7, IN BLOCK 4, OF BAL-LENTRAE SUBDIVISION PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 124, PAGE 151, OF THE PUBLIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA. commonly known as 12314 BALLEN-

TRAE FÖREST DR, RIVERVIEW, FL 33579 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ryan Sutton of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before 02/24/2023, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either be-

fore service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

AMERICANS WITH DISABILITY

ACT If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org.

Dated: January 23, 2023.

CLERK OF THE COURT Honorable Cindy Stuart 800 Twiggs Street, Room 530 Tampa, Florida 33602 (COURT SEAL) By: /s/ Mustafa Divan Deputy Clerk

Ryan Sutton Kass Shuler, P.A. plaintiff's attorney P.O. Box 800 Tampa, Florida 33601 (813) 229-0900 327486/2218488/ESB February 10, 17, 2023

23-00412H

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 18-CA-005790 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff(s), vs. JERAMIE SANCHEZ; et al.,

Defendant(s). NOTICE IS HEREBY GIVEN THAT. pursuant to Plaintiff's Final Judgment of Foreclosure entered on December 15, 2022 in the above-captioned action, the Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of March, 2023 at 10:00 AM on the following described property as set forth in said Final Judg-

ment of Foreclosure or order, to wit: Lot 67, Watson Glen Phase 1, according to the map or plat thereof as recorded in Plat Book 109, pages 71, through 74, inclusive, public records of Hillsborough County, Florida.

Property address: 11451 Dutch Iris Drive, Riverview, FL 33569 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 DISABIL-

ITY ACT: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO ACCESS COURT FACILITIES OR PARTICIPATE IN A COURT PRO-CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. TO REQUEST SUCH AN ACCOM-MODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURT AS FAR IN ADVANCE AS POSSIBLE, BUT PREFERABLY AT LEAST (7) DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE OR OTHER COURT ACTIV-ITY OF THE DATE THE SERVICE IS NEEDED: COMPLETE A REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. PLEASE REVIEW FAQ'S FOR ANSWERS TO MANY QUES-TIONS. YOU MAY CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS ADA COORDINATOR BY LETTER, TELEPHONE OR E-MAIL. ADMINISTRATIVE OFFICE OF THE COURTS, ATTENTION: ADA COOR-DINATOR, 800 E. TWIGGS STREET, TAMPA, FL 33602. PHONE: 813-272-7040: HEARING IMPAIRED: 1-800-955-8771; VOICE IMPAIRED: 1-800-955-8770; E-MAIL: ADA@FLJUD13. ORG. Respectfully submitted,

PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 17-003182-1 February 10, 17, 2023 23-00421H

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

CASE NO.: 21-CA-008665 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F.

Plaintiff, VS. DANIEL W. MARTIN; MISTY  $\mathbf{M.\,MARTIN; SOUTH\,POINTE}$ OF TAMPA HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT

Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on January 23, 2023 in Civil Case No. 21-CA-008665, of the Circuit Court of the THIR-TEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, WILMINGTON SAVINGS FUND SO-CIETY, FSB, AS TRUSTEE OF STAN-WICH MORTGAGE LOAN TRUST F is the Plaintiff, and DANIEL W. MAR-TIN; MISTY M. MARTIN; SOUTH POINTE OF TAMPA HOMEOWNERS ASSOCIATION, INC.: UNKNOWN TENANT #1; UNKNOWN TENANT #2 are Defendants.

The Clerk of the Court, Cindy

Stuart will sell to the highest bidder for cash at www.hillsborough. realforeclose.com on March 1, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 41, BLOCK 10 OF SOUTH POINTE, PHASE 2A - 2B, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 84, PAGE(S) 77-1 THROUGH 77-9, OF THE PUBLIC RECORDS OF HILL-SBOROUGH COUNTY, FLOR-IDA.

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 DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 day of February, 2023. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2023-02-01 12:58:41 Zachary Y. Ullman Esq FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1133-2591B

SECOND INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL FUNDS AS UNCLAIMED.
REQUESTS FOR ACCOMMODA-CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY

CIVIL ACTION CASE NO. 2017 CA 7997

Division D UNITED STATES OF AMERICA, acting through the United States Department of Agriculture, Rural Development, f/k/a Farmers Home Administration, a/k/a Rural Housing Service,

Plaintiff, vs. GUIDMEL A. FELIZ-URENA; et.

Defendants. NOTICE IS HEREBY GIVEN that pursuant to an Order Rescheduling Foreclosure Sale entered on February 2. 2023, by the above entitled Court in the above styled cause, the Clerk of Court or any duly authorized deputy, will sell the property situated in Hillsborough County, Florida, described as:

Lot 20, Block 6, BAYOU PASS VILLAGE, according to the map or plat thereof as recorded in Plat Book 103, page 57, of the Public Records of Hillsborough County, Florida.

to the highest and best bidder for cash on May 2, 2023. online at www. hillsborough.realforeclose.com, beginning at 10:00 A.M., subject to all ad valorem taxes and assessments for the real property described above.

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 PRIOR TO THE CLERK REPORTING THE

TIONS BY PERSONS WITH DIS-ABILITIES

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 Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602;, Phone (813)272-7040; email ada@fljud13.org, 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: February 3, 2023. BOSWELL & DUNLAP, LLP 245 SOUTH CENTRAL AVENUE (33830)

POST OFFICE DRAWER 30 BARTOW, FL 33831-0030 TELEPHONE: (863)533-7117 FACSIMILE: (863)533-7412 E-SERVICE: FJMEFILING@ BOSDUN.COM ATTORNEYS FOR PLAINTIFF BY: /s/ Frederick J. Murphy, Jr. FREDERICK J. MURPHY, JR. FLORIDA BAR NO.: 0709913 E-MAIL: FJM@BOSDUN.COM SETH B. CLAYTOR FLORIDA BAR NO.: 084086  $\hbox{E-MAIL: SETH} @\, BOSDUN.COM$ February 10, 17, 2023 23-00385H

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO. 22-CA-003582 LOANDEPOT.COM, LLC Plaintiff, v.
DELINE COLLEEN FFRENCH; ROJAE BROOKS; EVALYN ELIZABETH FFRENCH: UNKNOWN SPOUSE OF DELINE COLLEEN FFRENCH;

UNKNOWN SPOUSE OF EVALYN **ELIZABETH FFRENCH**; UNKNOWN SPOUSE OF ROJAE BROOKS; UNKNOWN TENANT 2; R & V LTD. INVESTMENTS. LLC, A FLORIDA LIMITED LIABILITY COMPANY: JOHN SUTTON; UNKNOWN TENANT 1; CHATHAM WALK HOMEOWNERS ASSOCIATION,

INC. Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 31, 2023, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Cindy Stuart, Clerk of the Circuit Court, shall sell the property situated in Hillsborough County, Florida, described as:

LOT 5, BLOCK 6, WYNN-MERE WEST PHASES 2 AND 3, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 126, PAGE(S) 160 THROUGH 171, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA.

WYNNMERE 1110

MEADOW PL, RUSKIN, FL 33570 - 4537

at public sale, to the highest and best bidder, for cash, online at http://www. hillsborough.realforeclose.com, March 08, 2023 beginning at 10:00

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602 Phone: 813-272-7040 , Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770; or e-mail: ADA@fljud13.org

Dated at St. Petersburg, Florida this 3rd day of February, 2023. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff Isabel López Rivera FL Bar: 1015906 1000007804 February 10, 17, 2023

#### SECOND INSERTION

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

CASE NO. 22-CA-008241 LAKEVIEW LOAN SERVICING, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PATRICIA L HUDSON, DECEASED, et. al.

Defendant(s), TO: THE UNKNOWN HEIRS, BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PATRICIA L HUDSON, DECEASED,

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

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage

on the following property: LOT 19, BLOCK "D", DEL WEBB'S SUN CITY FLORIDA UNIT NO. 2, AS PER PLAT THEREOF, RE-CORDED IN PLAT BOOK 38, PAGE 18, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH

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 03/06/2023/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-manded in the complaint or petition filed herein.

February 10, 17, 2023 23-00368H

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
WITNESS my hand and the seal of

this Court at County, Florida, this 2nd day of February, 2023 CLERK OF THE CIRCUIT COURT

(SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

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

February 10, 17, 2023 23-00399H

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION: D CASE NO.: 22-CA-004142 WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST AS TRUSTEE FOR PNPMS TRUST II,

Plaintiff, vs. CATHERINE SCIARROTTA A/K/A CATHY SCIARROTTA et al., Defendants.
NOTICE IS HEREBY GIVEN pursu-

ant to the Uniform Final Judgment of Foreclosure entered on the 4th day of January 2023, in Case No. 22-CA-004142, of the Circuit Court of the 13TH Judicial Circuit in and for Hillsborough County, Florida, wherein, WILMINGTON SAV-INGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST AS TRUSTEE FOR PNPMS TRUST II is the Plaintiff and CATHERINE SCIARROTTA A/K/A CATHY SCIARROTTA; UN-KNOWN SPOUSE OF CATHERINE SCIARROTTA A/K/A CATHY SCIARROTTA; UNKNOWN TENANT #1; AND UNKNOWN TENANT #2, are the Defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www. hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 14th day of March 2023, the following described property as set forth in said Final Judg-

LOT 1, BLOCK 10, HAMPTON LAKES AT MAIN STREET.

ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 106, PAGES 92 – 96, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 14131 STIL-TON ST, TAMPA, FL 33626

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 WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. If you are a person with a disability

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.

Dated this 2nd day of February 2023. By: /s/ David Dilts David Dilts, Esq. Bar Number:68615 DELUCA LAW GROUP, PLLC 2101 NE 26th Street FORT LAUDERDALE, FL 33305 PHONE: (954) 368-1311 | FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucalawgroup.com21-04777-F

February 10, 17, 2023 23-00386H

#### SECOND INSERTION NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE 13TH JUDICAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA.

CASE No. 22-CA-005556 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CAL GILLINS AKA CAL GILLINS, JR., DECEASED,

et al.. Defendants

TO: UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGN-EES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PAR-TIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CAL GILLINS AKA CAL GILLINS, JR., DECEASED 4208 S SANDALWOOD CIRCLE TAMPA, FL 33617 TRACY ROLLE AKA TRACEY AUS-

TIN ROLLE & UNKNOWN SPOUSE OF TRACY ROLLE AKA TRACEY AUSTIN ROLLE 4208 S SANDALWOOD CIRCLE

TAMPA, FL 33617 TRACY ROLLE AKA TRACEY AUS-TIN ROLLE & UNKNOWN SPOUSE OF TRACY ROLLE AKA TRACEY AUSTIN ROLLE

2030 RIVER REACH DR APT 129 NAPLES, FL 34104 ARMANDO DAWAY & UNKNOWN SPOUSE OF ARMANDO DAWAY 7809 RIVER RESORT LANE, APT. H TAMPA, FL 33617 ARMANDO DAWAY & UNKNOWN SPOUSE OF ARMANDO DAWAY 12908 N 15TH ST TAMPA, FL 33612 ARMANDO DAWAY & UNKNOWN

SPOUSE OF ARMANDO DAWAY 4208~S~SANDALWOOD~CIRTAMPA, FL 33617

GLORIA JEAN BETHEL & UN-KNOWN SPOUSE OF GLORIA JEAN BETHEL

4208 S SANDALWOOD CRICLE TAMPA, FL 33617

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Hillsborough County, Florida: LOT 14, BLOCK TWO, HILL-

CREST ACRES, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 89, PUBLIC RECORDS OF HILL-SBOROUGH COUNTY, FLOR-

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in BUSINESS OBSERVER, on or before 03/07/, 2023; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

IMPORTANT

In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at 601 E KEN-NEDY BLVD, TAMPA, FL 33602, 813-276-8100. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay System.

WITNESS MY HAND AND SEAL OF SAID COURT on this 6th day of February, 2023.

CINDY STUART As Clerk of said Court (SEAL) By: /s/ Mustafa Divan As Deputy Clerk

Greenspoon Marder, LLP Default Department Attorneys for Plaintiff Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 (36615.0340)February 10, 17, 2023 23-00423H

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 2022-CA-008946 DIVISION: T SHERENE SHALHUB,

NOTICE OF ACTION

ALICE MILLER, KAREN E. LOWMAN, ALIA SHALHOUB, LULWA SHALHOUB, MAHMOUD SHALHOUB, OMAR SHALHOUB, SARAH SHALHOUR SULTAN SHALHOUB, UNKNOWN HEIRS OF THE ESTATE OF MARY ANN HALHUB A/K/A MARY ANN SHALHUB-DAVIS, and UNKNOWN HEIRS OF THE ESTATE OF MOHAMED S. SHALHUB,

Defendants. TO: Alia Shalhoub

Address Unknown

YOU ARE NOTIFIED that at action to determine ownership of the following described property in Hillsborough County, Florida:

Lot 11 of PINEVIEW SUBDIVI-SION, according to the map thereof, recorded in Plat Book 33, Page 46, Public Records of Hillsborough

County, Florida has been filed against you and you are required to serve a copy of written defenses, if any, to it on Nicole R. Copsidas, Esq., the Plaintiff's attorney, whose address is SHUFFIELD, LOWMAN & WILSON, P.A., 1000 Legion Place, Suite 1700, Orlando, FL 32801, on or before 30 days from the first date of publication, 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.

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 Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 31 day of January, 2023.

Nicole R. Copsidas, Esq. the Plaintiff's attorney SHUFFIELD, LOWMAN & WILSON, P.A. 1000 Legion Place, Suite 1700

If you are a person with a disability

CINDY STUART Clerk of the Circuit Court (SEAL) By: Isha Tirado-Baker, As Deputy Clerk

Orlando, FL 32801 February 10, 17, 2023 23-00372H

## SECOND INSERTION NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO: 21-CA-007792

BANK OF AMERICA, N.A., Plaintiff, vs. ELLIE FRANCE; JOHN P. FRANCE; LONG & ASSOCIATE OF TAMPA, LLC; TAMPA PALMS OWNERS ASSOCIATION, INC.; THE RESERVE HOMEOWNERS ASSOCIATION, INC.; GRUBB & ASSOCIATES, LPA; GOLDSTEIN GRAGEL, LLC · UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY, INTERNAL REVENUE SERVICE: BANK OF AMERICA, N.A.; UNKNOWN TENANT #1; UNKNOWN TENANT

Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Granting Plaintiff's Motion to Reschedule the Foreclosure Sale Date entered in Civil Case No. 21-CA-007792 of the Circuit Court of the 13TH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A. is Plaintiff and ELLIE FRANCE and JOHN P. FRANCE, et al, are Defendants. The Clerk, CINDY STUART, shall sell to the highest and best bidder for cash at Hillsborough County On Line Public Auction website: https://hillsborough.realforeclose.com, at 10:00 AM on May 03, 2023, in accordance with Chapter 45, Florida Statutes, the following described property located in HILLSBOROUGH County, Florida, as set forth in said Consent Uniform Final Judgment of Foreclo-LOT 4, BLOCK 7, TAMPA

PALMS 4A-UNIT 1, A REPLAT OF A PORTION OF TAMPA PALMS UNIT 4, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 63, PAGE 30, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed. The court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are an individual with a disability who needs an accommodation in order access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs Street, Room 604, Tampa, Florida 33602, (813) 272-7040, 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. Todd C. Drosky, Esq.

FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP One East Broward Boulevard, Fort Lauderdale, Florida 33301 Telephone: (954) 522-3233 | Fax: (954) 200-7770 FL Bar #: 54811 DESIGNATED PRIMARY E-MAIL

fleservice@flwlaw.com 04-093486-F00 February 10, 17, 2023 23-00366H

**R. JUD. ADMIN 2.516** 

FOR SERVICE PURSUANT TO FLA.

## **PUBLISH YOUR** LEGAL NOTICE

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

- Simply email your notice to legal@businessobserverfl.com
- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf



NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY. FLORIDA CIVIL DIVISION:

CASE NO.: 22-CA-004850 SECTION # RF TOWD POINT MORTGAGE TRUST 2019-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE

Plaintiff, vs. JAMES NUNAMAKER; UNKNOWN TENANT #1; UNKNOWN TENANT #2 IN POSSESSION OF THE SUBJECT PROPERTY.

Defendants. NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 3rd day of February 2023, and entered in Case No. 22-CA-004850, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein TOWD POINT MORTGAGE TRUST 2019-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE is the Plaintiff and JAMES NUNAMAKER UNKNOWN TENANT #1; and UNKNOWN TENANT #2 IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 6th day of March  $2023\ {\rm the}$  following described property as set forth in said Final Judgment, to wit:

THE SOUTH 1/2 OF LOT 2, BLOCK 1, ARTHUR ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 31, PAGE 52 OF THE PUBLIC RE-CORDS OF HILLSBOROUGH 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 7th day of February 2023. Bv: /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 21-00578

February 10, 17, 2023 23-00418H

#### SECOND INSERTION

HILLSBOROUGH COUNTY

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY. FLORIDA

CIVIL DIVISION: CASE NO.: 22-CA-008097 SECTION # RF TOWD POINT MORTGAGE TRUST 2019-2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE

Plaintiff, vs. KIMBERLY A. BRINEGAR; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC.; JERRY G. BRINEGAR A/K/A JERRY BRINEGAR; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Foreclo-sure dated the 6th day of February 2023, and entered in Case No. 22-CA-008097, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein TOWD POINT MORTGAGE TRUST 2019-2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE is the Plaintiff and KIMBERLY A. BRINEGAR MORT-GAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC. JERRY G. BRIN-EGAR A/K/A JERRY BRINEGAR; and UNKNOWN TENANT IN POSSES-SION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough. realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 12th day of May 2023, the following described property as set forth in said Final

LOT 68, OF FERNCLIFF SUB-DIVISION, ACCORDING TO THE MAP OR PLAT THERE OF AS RECORDED IN PLAT BOOK 11, ON PAGE 21, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail:

ADA@fljud13.org Dated this 7th day of February 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 33077Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. **R. JUD. ADMIN 2.516** eservice@decubaslewis.com 22-00499 February 10, 17, 2023 23-00419H SECOND INSERTION

NOTICE OF FORECLOSURE SALE. IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION: CASE NO.: 19-CA-012894 SECTION # RF FREEDOM MORTGAGE CORPORATION. Plaintiff, vs.

GEORGE N. JOHNSON, II; KAYCE C. JOHNSON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, **Defendants.**NOTICE IS HEREBY GIVEN pursuant

to Uniform Final Judgment of Foreclosure dated the 6th day of February 2023, and entered in Case No. 19-CA-012894 of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and GEORGE N. JOHNSON, II KAYCE C. JOHNSON; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 2nd day of May 2023, the following described property as set forth in said Final Judgment, to wit:

OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 27 SOUTH, RANGE 21 EAST, HILLSBOROUGH COUNTY, FLORIDA; LESS THE NORTH 35 FEET AND RESERVING THE WEST 35 FEET THERE-OF FOR MUTUAL RIGHT OF WAY AND PUBLIC UTILITIES EASEMENT TOGETHER CERTAIN DOUBLEWIDE 2005 HOMES OF MERIT MOBILE HOME. VIN #FL-HML3F170228974A AND #FLHML3F170228974B, DECAL #12432668 AND RP

THE NORTH 2/5 OF THE WEST 1/4 OF THE EAST 1/2

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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org Dated this 8th day of February 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

February 10, 17, 2023 23-00434H

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 22-CA-008707 MORTGAGE ASSETS MANAGEMENT, LLC PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF AMADA CUELLAR A/K/A AMADA MARIE CUELLAR A/K/A AMADA MARIA RODRIGUEZ ET AL.,

DEFENDANTS. TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF AMADA CUELLAR A/K/A AMADA MARIE CUELLAR A/K/A AMADA MARIA RODRIGUEZ Last Known Address: 8302 RIVER-WOOD BLVD, TAMPA, FL 33615

Current Residence: UNKNOWN TO: MARIE CARDONA DOMIN-GUEZ A/K/A MARIE CUELLAR A/K/A MARIE D. CUELLAR-RO-DRIGUEZ

Last Known Address: 8302 RIVER-WOOD BLVD, TAMPA, FL 33615 Current Residence: UNKNOWN TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE OF CHRISTIAN DANIEL

Last Known Address: 8302 RIVER-WOOD BLVD, TAMPA, FL 33615 Current Residence: UNKNOWN TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF HECTOR FELIPE CUEL-LAR

Last Known Address: 8302 RIVER-WOOD BLVD, TAMPA, FL 33615

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

LOT 45, IN BLOCK 1, OF TOWN 'N' COUNTRY PARK UNIT NO. 40, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 43, PAGE 83, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 2200 W. Commercial Blvd, Suite 103, Ft. Lauderdale, FL 33309 on or before 03/03/2023, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in THE BUSINESS OBSERVER C/O FLA) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.

WITNESS my hand and the seal of this Court this 30th day of January

> CINDY STUART As Clerk of the Circuit Court (SEAL) By: /s/ Mustafa Divan As Deputy Clerk

MILLER, GEORGE & SUGGS, PLLC Attorney for Plaintiff 2200 W. Commercial Blvd, Suite 103 Ft. Lauderdale, FL 33309 22FL922-0004 February 10, 17, 2023 23-00424H SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION CASE NO. 22-CA-005697 GTE FEDERAL CREDIT UNION D/B/A/ GTE FINANCIAL,

Plaintiff, vs.
JIMMY E. JAYNES A/K/A JIMMY JAYNES, et al.

**Defendant**(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 05, 2023, and entered in 22-CA-005697 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein GTE FEDERAL CREDIT UNION D/B/A/ GTE FINANCIAL is the Plaintiff and JIMMY E. JAYNES A/K/A JIMMY JAYNES; SUNCOAST CREDIT UNION are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough. realforeclose.com, at 10:00 AM, on March 10, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT BEGINNING 300 FEET EAST AND 425 FEET NORTH OF THE SOUTHWEST COR-NER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 FOR A POINT OF BEGIN-NING; THENCE RUN NORTH 80 FEET; THENCE WEST 90 FEET; THENCE SOUTH 80 FEET; THENCE EAST 90 FEET TO THE POINT OF BEGIN-NING, PLUS AN ADDITIONAL 46 FEET BY 90 FEET CONTIGU-OUS WITH THE ABOVE DE-SCRIBED PROPERTY ON THE NORTHERLY SIDE OF SAID PROPERTY IN SECITON 28 TOWNSHIP 28 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA Property Address: 6314 MOSS-

WOOD DRIVE, SEFFNER, FL 33584

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.

IMPORTANT

AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 1 day of February, 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 22-037645 - RyC February 10, 17, 2023 23-00370H SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 19-CA-008745

DECAL #12432669 AFFIXED

THERETO

DIVISION: B Citibank, N.A., as Trustee for CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-QX1 Plaintiff. -vs.-Manuel G. Varela a/k/a Manuel Varela; Evelyn Aguilar a/k/a Evelyn Gaguilar; Hillsborough County, Florida; Unknown Parties in

Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants: Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 19-CA-008745 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Citibank, N.A., as Trustee for CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-QX1, Plaintiff and Manuel G. Varela a/k/a Manuel Varela are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at http:// www.hillsborough.realforeclose.com beginning at 10:00 a.m. on March 13, 2023, the following described property as set forth in said Final Judgment, toLOT 50. BLOCK 9, BAY PORT COLONY, PHASE III, UNIT I, AS PER PLAT THEREOF, RE-CORDED IN PLAT BOOK 51, PAGE 25, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

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

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

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770."

LOGS LEGAL GROUP LLP Attorneys for Plaintiff 2424 North Federal Highway. Suite 360

Boca Raton, Florida 33431 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com

By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 19-320178 FC01 CXE

23-00411H February 10, 17, 2023

## **PUBLISH YOUR LEGAL NOTICE**

Call **941-906-9386** and select the appropriate County

name from the

or email legal@businessobserverfl.com

> Business Observer

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

CASE NO · 21-CA-007123

BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES. ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF JOAN P. RUSHING,

DECEASED: MICHAEL RUSHING; CLAUDIA EOFF; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; STEPHEN RAY RUSHING A/K/A RAY RUSHING, Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on January 23, 2023 in Civil Case No. 21-CA-007123, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, BANK OF NEW YORK MEL-LON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SUR-VIVING SPOUSE, GRANTEES, AS-

SIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PAR-TIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF JOAN P. RUSHING, DECEASED; MICHAEL RUSHING; CLAUDIA EOFF; UNITED STATES OF AMERICA- DEPARTMENT OF HOUSING AND URBAN DEVELOP-MENT; STEPHEN RAY RUSHING A/K/A RAY RUSHING are Defendants.

SECOND INSERTION

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough. realforeclose.com on March 30, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 1, GANDY MANOR 2ND ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED

IN PLAT BOOK 31, PAGES 74 AND 75, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY FLORIDA.

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

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 6 day of February, 2023. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-302-6065 By: Digitally signed by Zachary Ullman Date: 2023-02-06 09:53:51 Zachary Y. Ullman Esq FBN: 106751 Primary E-Mail:  $\vec{Service Mail@aldridgepite.com}$ 1395-383B February 10, 17, 2023 23-00422H

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH HIDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 19-CA-009530

DIVISION: F Nationstar Mortgage LLC d/b/a Mr. Cooper

Plaintiff, -vs. Barry L. Collins; Unknown Spouse of Barry L. Collins; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 19-CA-009530 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff and Barry L. Collins are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic at http://www.hillsborough. realforeclose.com beginning at 10:00 a.m. on March 8, 2023, the following described property as set forth in said Final Judgment, to-wit:

Defendant(s).

PART OF LOT 1, BLOCK 4, NORTHDALE, SECTION 'L', ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 52. PAGE 15, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA, AND BE-ING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR A POINT OF REFERENCE COMMENCE AT THE MOST EASTERLY CORNER OF THE SAID LOT 1 AND RUN THENCE SOUTH 58 DE-GREES 42" 25' WEST ALONG SOUTHEASTERLY BOUNDARY OF SAID LOT 1 A DISTANCE OF 47.50 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED, THENCE CON-TINUING SOUTH 58 DE-GREES 42" 25' WEST; ALONG SAID SOUTHEAST

ERLY BOUNDARY OF LOT 1 A DISTANCE OF 18.00 FEET; THENCE CROSSING THE SAID LOT 1 THE FOLLOWING THREE COURSES (1) NORTH 31 DEGREES 17"  $35^{\circ}$  WEST, A DISTANCE OF 113.67 FEET; THENCE (2) SOUTH 58 DE-GREES 42" 25' WEST, A DIS-TANCE OF 7.0 FEET; THENCE  $(3)\, NORTH\, 31\, DEGREES\, 17"\, 35"$ WEST, A DISTANCE OF 41.33 FEET TO A POINT ON THE NORTHWESTERLY BOUND-ARY OF THE SAID LOT 1; THENCE NORTH 58 DE-GREES 42" 25' EAST, ALONG NORTHWESTERLY BOUNDARY A DISTANCE OF 25.00 FEET; THENCE CROSS-ING THE SAID LOT 1, SOUTH 31 DEGREES 17" 35' EAST, A DISTANCE OF 155.00 FEET TO THE POINT OF BEGINNING.

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

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

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

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770." LOGS LEGAL GROUP LLP Attorneys for Plaintiff 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 19-320987 FC01 CXE

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE. IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 20-CA-000277 SECTION # RF NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. BAHRAM ZAMANI ALAVIJEH A/K/A BAHRAM Z. ALAVIJEH

A/K/A BAHRAN Z. ALAVIJEH A/K/A ALAVIJEH BAHRAM ZAMAN A/K/A ALAVIJEH BAHRAM ZAMANI; FARANAK ESFAHANI; UNKNOWN SPOUSE OF FARANAK ESFAHANI; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

NOTICE IS HEREBY GIVEN pursuant to In Rem Uniform Final Judgment of Foreclosure dated the 3rd day of February 2023, and entered in Case No. 20-CA-000277, of the Circuit Court of the 13TH Judicial Circuit in and for HILL-SBOROUGH County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and BAHRAM ZAMANI ALAVIJEH A/K/A BAHRAM Z. ALAVIJEH A/K/A ALAVI-JEH BAHRAM ZAMAN FARANAK ES-FAHANI UNKNOWN SPOUSE OF FA-RANAK ESFAHANI; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 5th day of June 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 36, H.J. WATROUS 2ND ADD'N TO WEST HYDE PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 57 OF THE RECORDS OF HILLS-BOROUGH COUNTY, FLOR-IDA, LESS THE EAST 55.11 FEET THEREOF AS RECORD-ED IN THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, 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.

23-00369H

February 10, 17, 2023

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 6th day of February 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 19-00483

February 10, 17, 2023 23-00408H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2014-CA-006255 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. MELINDA L. MCKENNEY, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 04, 2021, and entered in 2014-CA-006255 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and MELINDA L. MCKENNEY AKA MELINDA LYNN JOHNSON AKA MELINDA JOHN-SON MCKENNEY AKA MELINDA L. JOHNSON: THEODORE J. MCKEN-NEY are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose. com, at 10:00 AM, on March 13, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 6, LESS THE SOUTH 20.00 FEET THEREOF; ALL OF LOT 7; AND LOT 8; LESS THE SOUTH 33.33 FEET THEREOF; ALL IN BLOCK 1 OF NORTH GIBSON TERRACE, AS PER MAP OR PLAT THEREOF RE-CORDED IN PLAT BOOK 22, PAGE 69, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

Property Address: 1211 NIAGARA STREET, PLANT CITY, FL 33563 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

IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of

the Courts, Attention: ADA Coordina-

tor, 800 E. Twiggs Street, Tampa, FL

33602, Phone: 813-272-7040, Hear-

ing Impaired: 1-800-955-8771, Voice

impaired: 1-800-955-8770, e-mail: ADA@fljud13.org Dated this 6 day of February, 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 15-060575 - NaC

February 10, 17, 2023 23-00433H

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION: CASE NO.: 22-CA-005957 SECTION # RF U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2020-GS5,

Plaintiff, vs. SHERI LYONS; CACH, LLC; DROME CONTRACTING SERVICES INC. D.B.A. ABILITY ROOFING SOLUTIONS; LAKE ST. CHARLES MASTER ASSOCIATION INC; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR LEHMAN BROTHERS BANK, FSB, A

FEDERAL SAVINGS BANK; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, **Defendants** 

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Foreclosure dated the 7th day of February 2023, and entered in Case No. 22-CA-005957, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2020-GS5 is the Plaintiff and SHERI LYONS CACH, LLC CLERK OF COURT FOR HILLSBROUGH COUNTY, FLORIDA DROME CON-TRACTING SERVICES INC. D.B.A. ABILITY ROOFING SOLUTIONS INHERITANCE ADVANCED, LLC LAKE ST. CHARLES MASTER AS-SOCIATION INC MORTGAGE ELEC-TRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR LEHMAN BROTHERS BANK, FSB, A FEDERAL SAVINGS BANK STATE OF FLORIDA TAVARUS BERNARD GADDY ALEX-ANDER LAMONT LYONS; and UN-KNOWN SPOUSE OF TAVARUS BER-NARD GADDY IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 12th day of April 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 2, BLOCK 9, LAKE ST. CHARLES UNIT 8, ACCORD-ING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 84, PAGE 59, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 8th day of February 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 22-00123

February 10, 17, 2023 23-00450H

**PUBLISH** LEGAL NOTICE Call **941-906-9386** and select the appropriate County name from the menu.

or email Business legal@businessobserverfl.com

SECOND INSERTION

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

CASE NO. 29-2022-CA-010310 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,

JUAN LUIS FELIX MONTILLA AND KATIANA MICHELLE ESCALERA PARIS A/K/A KATIANA M. ESCALERA PARIS, et. al. Defendant(s),

TO: KATIANA MICHELLE ESCAL-ERA PARIS A/K/A KATIANA M. ESCALERA PARIS and UNKNOWN SPOUSE OF KATIANA MICHELLE ESCALERA PARIS A/K/A KATIANA M. ESCALERA PARIS, whose residence is unknown and all

parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage

on the following property:
LOT 17, BLOCK 3, OF FAIRVIEW
TERRACE, ACCORDING TO
THE MAP OR PLAT THEREOF,
AS RECORDED IN PLAT BOOK 11, PAGE 55, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 03/10/2023/

(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

or petition filed herein.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediatelyuponreceivinganotification of a scheduled court proceeding if the time before the scheduled appearance is  $% \left\{ 1,2,...,n\right\}$ less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice ImpairedLine1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 7th day of February, 2023.

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-074918

February 10, 17, 2023 23-00451H

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY. FLORIDA

CIVIL DIVISION: I CASE NO.: 22-CA-004615 SECTION # RF U.S. BANK NATIONAL ASSOCIATION,

Plaintiff, vs. ELIZABETH DEAN; FLORIDA HOUSING FINANCE CORPORATION; UNKNOWN SPOUSE OF ELIZABETH DEAN; UNKNOWN SPOUSE OF BRUCE HUTCHCRAFT; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY. Defendants.

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Fore-closure dated the 3rd day of February 2023, and entered in Case No. 22-CA 004615, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOR-OUGH County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ELIZABETH DEAN FLORIDA HOUSING FINANCE COR-PORATION UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ELIZABETH DEAN UNKNOWN SPOUSE OF ELIZABETH DEAN JOHN THOMAS GREENE ROBERT ANDREW GREENE WILLIAM AL-LEN GREENE MICHAEL ANTHONY GREENE UNKNOWN SPOUSE OF BRUCE HUTCHCRAFT BARBARA SUZANNE LENSKE CATHRYN LOU-ISE MCGINNIS; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 4th day of May 2023 the following described property as set

LOTS 589 THROUGH 592 INCLUSIVE, MANGO HILLS SUBDIVISION, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 23 OF

THE PUBLIC RECORDS OF HILLSBOROUGH 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org
Dated this 8th day of February 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 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516eservice@decubaslewis.com 22-00664 February 10, 17, 2023 23-00449H

## COURTHOUSE **WEBSITES**

manateeclerk.com

**hills**clerk.com

**sarasota**clerk.com

**pasco**clerk.com **pinellas**clerk.org

**charlotte**clerk.com **lee**clerk.org

polkcountyclerk.net

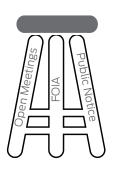
**collier**clerk.com

my**orange**clerk.com

## Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool of government transparency







VS



This is not about "newspapers vs the internet".

## It's newspapers and newspaper websites vs government websites

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



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

## prevent government officials from hiding information

they would prefer the public not to see

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

essential elements of public notice:



**Accessibility** 

೭೦೭

**Independence** 



Verifiability



**Archivability** 

**Publishing** notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle

all 50 states



## **Types Of Public Notices**

## Citizen Participation Notices

Government Meetings and Hearings

Summaries

Meeting Minutes or

Agency Proposals

Proposed Budgets and

Land and Water Use



Creation of Special



Tax Districts



School District Reports



Zoning, Annexation and Land Use Changes

## **Commercial Notices**



Unclaimed Property, Unclaimed Property,

Banks or Governments



Delinquent Tax Lists. Tax Deed Sales



**Government Property** Sales

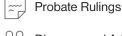


Permit and License **Applications** 

Mortgage Foreclosures



Name Changes



**Divorces and Adoptions** 



Orders to Appear

#### 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





## **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

Government Meetings and Hearings

Land and Water Use



Creation of Special Tax Districts



Agency Proposals

Proposed Budgets and



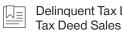
Zoning, Annexation and

Land Use Changes





**Commercial Notices** Unclaimed Property, Banks or Governments



Delinguent Tax Lists.

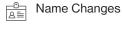


**Government Property** Sales



Permit and License Applications

Mortgage Foreclosures



**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

## **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



## 22 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

Proposed Budgets and

Government Meetings and Hearings

Land and Water Use

Meeting Minutes or Summaries

Creation of Special Tax Districts

Agency Proposals

Tax Rates

School District Reports

Zoning, Annexation and Land Use Changes

## **Commercial Notices**

Unclaimed Property, Unclaimed Property,

Banks or Governments

Delinguent Tax Lists. Tax Deed Sales

> **Government Property** Sales

Permit and License **Applications** 

## **Court Notices**

Mortgage Foreclosures

Name Changes **Probate Rulings** 

**Divorces and Adoptions** 

Orders to Appear in Court

## Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com