

HILLSBOROUGH COUNTY LEGAL NOTICES

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO § 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Wheelhouse Medical located at 5411 Beaumont Center Blvd., Suite 785, in the County of Hillsborough in the City of Tampa, Florida 33634 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Hillsborough, Florida, this 15th day of February, 2023
Momentum Medical Management, LLC, a Delaware limited liability company
February 24, 2023 23-00519H

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 Keller Home Loans located at 3131 Camino Del Rio N, Ste 1100, in the County of Hillsborough in the City of San Diego, California 92108 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Hillsborough, Florida, this 13th day of February, 2023.
Mutual of Omaha Mortgage, Inc.
February 24, 2023 23-00520H

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 007 transit, located at 910 Bunker view Dr, in the City of Apollo Beach, County of Hillsborough, State of FL, 33572, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 16 of February, 2023.
robert william bond
910 Bunker view Dr
Apollo Beach, FL 33572
February 24, 2023 23-00521H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION:
Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on March 14 2023 at 10:00am online at: www.storage-treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 1615 S. Kingsway Rd. Seffner FL 33584 Tel: 813-736-1720
Unit #1304 ANDROMEDIA NUBIA MCKAY Boxes, Household goods, Sporting Goods
Unit #2117 FRANK ANTONIO WATSON Furniture, boxes, shelves, bags
Unit #2605 DEBRA LINDA KOTTER Furniture, filing cabinets, household items
Unit # 2723 MARY MARIE COLEMAN Couch, boxes, clothes
Unit # 3516 TERRANCE HANSEL HARRIS JR Household goods, furniture, boxes
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.
Feb. 24; Mar. 3, 2023 23-00523H

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 A Different Destination located at 927 Guisando de Avila in the City of Tampa, Hillsborough County, FL 33613 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 11th day of February, 2023.
Reho Group, LLC
Roberto Reho
February 24, 2023 23-00533H

FICTITIOUS NAME NOTICE

Notice is hereby given that HHOFFMANN INTERPRISES INC, OWNER, desiring to engage in business under the fictitious name of PAWN KING located at 707 W DR MARTIN LUTHER KING JR BLVD, SEFFNER, FLORIDA 33584 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 Statutes.
February 24, 2023 23-00532H

NOTICE OF PUBLIC SALE

Master Collision Repair, Inc DBA: Gerber Collision & Glass gives notice & intent to sell for non-payment of labor, service & storage fees the following vehicle on 03/17/2023 at 8:30 AM at 9002 E Adamo Dr, Tampa, FL 33619. Parties claiming interest have rights to a hearing prior to sale with Clerk of Court. Owner has rights to recover possession of vehicle w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. This vehicle may be sold to satisfy the lien. Any proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids.
2019 NISS
VIN# 1N4BL4BV9KN313477
February 24, 2023 23-00534H

NOTICE OF PUBLIC SALE

Carroll Family Carriers of Fla Inc gives notice & intent to sell for non-payment of labor, service & storage fees the following vehicle on 03/13/23 at 8:30 AM at 12963 Fairgreen Rd, Dover, FL 33527. Parties claiming interest have rights to a hearing prior to sale with Clerk of Court. Owner has rights to recover possession of vehicle w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. This vehicle may be sold to satisfy the lien. Any proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids.
2018 GREAT DANE
VIN# 1GRAA0621JT115593
February 24, 2023 23-00535H

NOTICE OF PUBLIC SALE

East Bay Marine Services LLC DBA: Inter Bay Moorings LLC gives notice & intent to sell, the following vessel for non-payment of storage fees by KG Holdings Inc & Peter Bowen at 6210 Ohio Ave. Slip# C-14, Gibsonton, FL 33534 on 03/15/23 at 8:30 AM. Said Company reserves the right to accept or reject any and all bids.
1979 TRJ HIN# TRJ094390279
Feb. 24; Mar. 3, 2023 23-00536H

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 Nv3 Studio located at 10034 Crested Fringe Dr, in the County of Hillsborough, in the City of Riverview, Florida 33578 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Riverview, Florida, this 17th day of February, 2023.
Arturo Vera
February 24, 2023 23-00541H

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 Florida Lung and Sleep Specialists located at 4620 N. Habana Ave., Suite 101 in the City of Tampa, Hillsborough County, FL 33614 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 20th day of February, 2023.
Tampa Pulmonary and Sleep Specialist LLP
Carlos J. Rozas, M.D.
February 24, 2023 23-00545H

FICTITIOUS NAME NOTICE

Notice is hereby given that ROBERT MORGAN ROSE, OWNER, desiring to engage in business under the fictitious name of ROSEWORKS MEDIA located at 509 CLEARFIELD RD, BRANDON, FLORIDA 33511 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 Statutes.
February 24, 2023 23-00542H

FICTITIOUS NAME NOTICE

Notice is hereby given that RAD DIVERSIFIED LAND REIT, INC., OWNER, desiring to engage in business under the fictitious name of RADD AMERICA located at 5404 CYPRESS CENTER DR, SUITE 320, TAMPA, FLORIDA 33609 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 Statutes.
February 24, 2023 23-00543H

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 LAUNCH FAMILY ENTERTAINMENT, located at 235 Apollo Beach Blvd, Unit #103, in the County of Hillsborough, in the City of Apollo Beach, Florida 33572, intends to register the said name with the Division of Corporations, Department of State, Tallahassee, Florida. Dated at Hillsborough County, Florida, this 20th day of February 2023.
By: FOUR BEARS ENTERTAINMENT CLEARWATER, LLC, Owner
February 24, 2023 23-00556H

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 In & Out Car Wash located at 1430 North 41 Hwy in the City of Ruskin, Hillsborough County, FL 33570 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 20th day of February, 2023.
MH Ruskin, LLC
February 24, 2023 23-00557H

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 Fishhawk Wolverines Cooperstown 2023 located at 11501 Coventry Grove Circle in the City of Lithia, Hillsborough County, FL 33547 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 22nd day of February, 2023.
Lara Kelly
February 24, 2023 23-00581H

FICTITIOUS NAME NOTICE

Notice is hereby given that FLORIDA FINGERPRINTING INC, OWNER, desiring to engage in business under the fictitious name of TAMPA BAY LIVE SCAN FINGERPRINTING located at 6102 S MACDILL AVE, SUITE J, TAMPA, FLORIDA 34232 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 Statutes.
February 24, 2023 23-00563H

FICTITIOUS NAME NOTICE

Notice is hereby given that TALENO INVESTMENTS, LLC, OWNER, desiring to engage in business under the fictitious name of ECOMAIDS OF GREATER TAMPA-RIVERVIEW-VALRICO located at 10323 BOGGY MOSS DR, RIVERVIEW, FLORIDA 33578 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 Statutes.
February 24, 2023 23-00564H

FICTITIOUS NAME NOTICE

Notice is hereby given that BRUCE VERITY HOLMES, OWNER, desiring to engage in business under the fictitious name of HOTELBROKERONE located at 15312 N MAY AVE, STE A, EDMOND, OKLAHOMA 73013 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 Statutes.
February 24, 2023 23-00565H

FICTITIOUS NAME NOTICE

Notice is hereby given that TORRYE WELLS, OWNER, desiring to engage in business under the fictitious name of PRECIOUS TREASURES GOURMET FOODS located at 220 W. BRANDON BLVD, #105., BRANDON, FLORIDA 33511 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 Statutes.
February 24, 2023 23-00566H

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 Casa Bel-Mar located at 7575 Dr Phillips Blvd. STE 390 in the City of Orlando, Hillsborough County, FL 32819 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 21st day of February, 2023.
BEL MAR PARTNERS, LLLP
February 24, 2023 23-00567H

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 Lotus Nutrition located at 3710 Arcade Trl. 203 in the City of Lutz, Hillsborough County, FL 33548 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 21st day of February, 2023.
Tsvetalina Stavreva
February 24, 2023 23-00568H

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Pure Motors located at 3035 W Asbury Place in the City of TAMPA, Hillsborough County, FL 33611 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 21st day of February, 2023.
Kevin Tinoco
February 24, 2023 23-00569H

FICTITIOUS NAME NOTICE

Notice is hereby given that DEAN MATTHIAS VETTESE, OWNER, desiring to engage in business under the fictitious name of PUREPRO WINDOW CLEANING located at 2108 EAST LINEBAUGH AVENUE, TAMPA, FLORIDA 33612 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 Statutes.
February 24, 2023 23-00576H

FICTITIOUS NAME NOTICE

Notice is hereby given that CARLEY ELISHA WIKE, OWNER, desiring to engage in business under the fictitious name of DESIGN YOUR DESTINY located at 8771 ROOKS PARK CIR, APT 2-427, TAMPA, FLORIDA 33619 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 Statutes.
February 24, 2023 23-00577H

NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource Permit application number 864146 from HIM Tampa Realty, LLC, 18 Cornwells Beach Road, application received: January 31, 2023. Proposed activity: commercial. Project name: Breakthru Beverage., Project size: 32 acres. Location: Section 3, Township 30, Range 19, in Hillsborough County. Outstanding Florida Water: no. Aquatic preserve: no. The application is available for public inspection Monday through Friday at Tampa Service Office, 7601 Highway 301 North, Tampa, FL. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Performance Management Department, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.
February 24, 2023 23-00558H

STONEBRIER 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 Stonebrier Community Development District (the "District") will be held on Thursday, March 9, 2023, at 5:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, DPF Management & Consulting LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

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 requiring 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. 285. 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.

Stonebrier Community Development District

Tish Dobson, District Manager
(321) 263-0132, Ext. 285
February 24, 2023

23-00561H

FIRST INSERTION

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 03/10/2023 at 9:00 A.M.

1FTNE24L23HA83265
2003 FORD E SERIES
3N1BC13E09L365486
2009 NISSAN VERSA
JM3KE2DY1G0657106
2016 MAZDA CX 5

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 03/10/2023 at 09:00 A.M.

5TDYKRFH4FS063865
2015 TOYOTA HIGHLANDER
3N1AB6AP8AL709201
2010 NISSAN SENTRA

Terms of the sale are CASH. NO REFUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any and/or all bids.

NATIONAL AUTO SERVICE CENTERS
February 24, 2023 23-00570H

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 Kingdom Pet Doctor House Calls located at 9766 Bayard Brk Ct in the City of Gibsonton, Hillsborough County, FL 33534 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 15th day of February, 2023.
Jenese Williams
February 24, 2023 23-00522H

NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 03/06/2023 at 10:00 AM the following vehicle(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
5TDBT44A02S069376 2002 TOYOT
February 24, 2023 23-00579H

FICTITIOUS NAME NOTICE

Notice is hereby given that BARAJAS AND CORONA LLC, OWNER, desiring to engage in business under the fictitious name of BARACOR located at 9410 MCINTOSH RD, DOVER, FLORIDA 33527 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 Statutes.
February 24, 2023 23-00578H

FICTITIOUS NAME NOTICE

Notice is hereby given that JESUS EMANUEL DELGADO, OWNER, desiring to engage in business under the fictitious name of DELGADO'S DULCE VIDA located at 16213 BRIDGEWALK DR, APT A, LITHIA, FLORIDA 33547 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 Statutes.
February 24, 2023 23-00562H

PUBLISH YOUR LEGAL NOTICE

Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

Business Observer

FIRST INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-000458
IN RE: ESTATE OF
VICENTE CARIDAD GARCIA
A/K/A VICENTE C. GARCIA,
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of VICENTE CARIDAD GARCIA A/K/A VICENTE C. GARCIA, deceased, File Number 23-CP-000458; by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110; that the decedent's date of death was October 31, 2022; that the total value of the estate is \$0.00 (exempt protected homestead real property) and that the names and addresses of those to whom it has been assigned by such order are:

Beneficiaries:	Address
ANGEL GARCIA	6609 N. Lois Ave. Tampa, FL 33614
RAFAELA MARITZA MARRERO	750 Madison Ave. Elizabeth, NJ 07201
JOSE L. GARCIA	135 Wilkins Crossing Sugar Land, Texas 77479
BERTA GARCIA	14010 Lemon Valley Pl. Tampa, FL 33625
LAZARO C. GARCIA A/K/A LAZARO GARCIA MEDINA	6610 N. Cameron Ave. Tampa, FL 33614
IRIS GARCIA	6610 N. Cameron Ave. Tampa, FL 33614
GIRALDO C. GARCIA A/K/A GIRALDO GARCIA MEDINA A/K/A GERALDO GARCIA MEDINA	

3606 SW 138th Ct
Miami, FL 33175
OSVALDO GARCIA
452 Vane St.
Revere, MA 02151
ANA ESTER HERNANDEZ
452 Vane St.
Revere, MA 02151
PEDRO R. GARCIA A/K/A PEDRO GARCIA MEDINA
15000 SW 180th St.
Miami, FL 33187
DULCE E. CHAVEZ A/K/A DULCE CHAVEZ MILAN
8235 Ibis Club Dr., Apt. 104
Naples, FL 34104

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this notice is February 24, 2023.

Person Giving Notice:

ANGEL GARCIA
6609 N. Lois Ave.
Tampa, FL 33614

Attorneys for Person Giving Notice:

ROBERT D. HINES
Florida Bar No. 0413550
Email: rhines@hnh-law.com
MICHELE L. CLINE
Florida Bar No. 84087
Email: mcline@hnh-law.com
Attorneys for Petitioner
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Feb. 24; Mar. 3, 2023 23-00559H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-0592
Division Probate
IN RE: ESTATE OF
AMBROSE GARNER
Deceased.

The administration of the estate of AMBROSE GARNER, deceased, whose date of death was January 10, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is February 24, 2023.

Personal Representative:

NEAL GARNER
848 Highway 385 South
Searcy, Arkansas 72143
Attorney for Personal Representative:
Neil R. Covert
Attorney
Florida Bar Number: 227285
311 Park Place Blvd., Ste. 180
Clearwater, Florida 33759
Telephone: (727) 449-8200
Fax: (727) 450-2190
E-Mail: ncovert@covertlaw.com
Secondary E-Mail:
service@covertlaw.com
Feb. 24; Mar. 3, 2023 23-00560H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 22-CP-004481
Division Probate
IN RE: ESTATE OF
JOSEPH MICHAEL MCDONELL
Deceased.

The administration of the estate of Joseph Michael McDonell, deceased, whose date of death was October 28, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is February 24, 2023.

Personal Representative:

Audrey R. Burton
4019 27th Ave. North
St. Petersburg, Florida 33713
Attorney for Personal Representative:
Kimberly K. Muentner
E-mail Addresses:
kim@kkmelderlaw.com,
kkmuentner@gmail.com
Florida Bar No. 0078340
The Law Offices of
Kimberly K. Muentner, P.A.
9040 Town Center Parkway
Lakewood Ranch, Florida 34202
Telephone: (941) 567-1671
Feb. 24; Mar. 3, 2023 23-00528H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-000040
Division A
IN RE: ESTATE OF
ANNA FOSTER,
Deceased.

The administration of the estate of ANNA FOSTER, deceased, whose date of death was December 5, 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 names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 24, 2023.

CORINNE SMITH

Personal Representative
5101 Frontiersmen Way
Plant City, FL 33565
James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
Feb. 24; Mar. 3, 2023 23-00553H

FIRST INSERTION

NOTICE TO CREDITORS
(Ancillary Estate)
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No.:22-CP-003919
Division: B
IN RE: ESTATE OF
KEVIN M. BUENTE,
Deceased.

The administration of the ancillary estate of Kevin M. Buente, deceased, whose date of death was September 22, 2021; social security number xxx xx 8643, File Number 22-CP-003919-B, 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is: February 24, 2023.

STEPHEN BUENTE

Personal Representative
5 Innocenzi Drive
Hamilton Square, NJ 08690
GREGORY A. FOX
Attorney for Personal Representative
Florida Bar No. 382302
FOX & FOX, P.A.
2515 Countryside Blvd. Ste G
Clearwater, Florida 33763
Telephone: 727-796-4556
Email: greg@foxlawpa.com
Feb. 24; Mar. 3, 2023 23-00529H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-000053
Division Probate
IN RE: ESTATE OF
WILLIAM ALFRED FAIRCHILD
Deceased.

The administration of the estate of William Alfred Fairchild, deceased, whose date of death was October 22, 2020, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is February 24, 2023.

Personal Representative:

Signature: Natalie Fairchild
(Feb 14, 2023 15:20 EST)
Email: natalie.fairchild@gmail.com
Natalie Fairchild
1787 Powder Horn Terrace
Woodbridge, VA 22191
Attorney for Personal Representative:
Signature: Matt Weidner
(Feb 15, 2023 10:48 EST)
Email: weidnerlaw@yahoo.com
Matthew D. Weidner
E-Mail Addresses:
service@mattweidnerlaw.com
julia@mattweidnerlaw.com
Florida Bar No. 0185957
Weidner Law
250 Mirror Lake Drive North
St. Petersburg, FL 33701
Telephone: 727-954-9752
Feb. 24; Mar. 3, 2023 23-00530H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-494
IN RE: ESTATE OF
KATHRYN H. ALDRIDGE,
aka KATHRYN HATCHER
ALDRIDGE
Deceased.

The administration of the estate of KATHRYN H. ALDRIDGE, also known as KATHRYN HATCHER ALDRIDGE, deceased, whose date of death was January 6, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 24, 2023.

ROBERT D. HINES

Personal Representative
315 S. Hyde Park Ave
Tampa, FL 33606
JAMES P. HINES, JR.
Personal Representative
315 S. Hyde Park Ave
Tampa, FL 33606
Robert D. Hines, Esq.
Attorney for Personal Representatives
Florida Bar No. 0413550
Ryne E. Hartt, Esq.
Florida Bar No. 1011330
Hines Norman Hines, P.L.
315 S. Hyde Park Ave
Tampa, FL 33606
Telephone: 813-251-8659
Email: RHines@hnh-law.com
Secondary Email:
RHartt@hnh-law.com
Feb. 24; Mar. 3, 2023 23-00531H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-521
IN RE: ESTATE OF
CECIL ALTON MCCALL, II,
Deceased.

The administration of the estate of CECIL ALTON MCCALL, II, deceased, whose date of death was July 26, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is: February 24, 2023.

AMBER MCCALL

Personal Representative
4735 Bloom Drive
Plant City, FL 33566
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
Feb. 24; Mar. 3, 2023 23-00549H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
PROBATE DIVISION
CASE No. 23-CP-000326
IN RE: THE ESTATE OF
ARTHUR LEE DEBRO,
Deceased.

The administration of the Estate of Arthur Lee Debro, deceased, whose date of death was August 3, 2022, File Number 23-CP-000326, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; the address of which is Clerk of the Circuit Court, Hillsborough County, Probate Division, 800 Twiggs Street, Tampa, FL 33602. 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, including unmaturred, contingent or unliquidated claims, 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is February 24, 2023.

Personal Representative

STEPHANIE DEBRO,
Personal Representative
13114 Sanctuary Cove Drive
Temple Terrace, FL 33637
Attorney for Personal Representative
Lyndy C. Jennings, Esq.
Attorney for Personal Representative
Florida Bar No. 908851
Law Offices of Lyndy C. Jennings, PA
330 Pauls Drive, Suite 212
Brandon, FL 33511
Telephone: (813) 315-8547
Email: ljennings@lyndylaw.com
Feb. 24; Mar. 3, 2023 23-00548H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 23-CP-000179
IN RE: ESTATE OF
LEROY DALE BLACK
Deceased.

The administration of the Estate of LEROY DALE BLACK, deceased, who died on June 15, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is the Honorable Denise Almeida Pomponio, 800 E. Twiggs Street, Room 426, Tampa, Florida 33602. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 24, 2023.

Personal Representative

Andrew Black
16020 Gunn Highway
Odessa, Florida 33556
Attorney for the Personal Representative
Aaron J. Bedy, Esq.
Bedy Law, PLLC
13043 West Linebaugh Avenue
Tampa, Florida 33626
727-308-0529
Florida Bar No.: 99293
aaron@bedylaw.com
Feb. 24; Mar. 3, 2023 23-00552H

**PUBLISH YOUR
LEGAL NOTICE**

Email
legal@businessobserverfl.com

**Business
Observer**

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
 PROBATE DIVISION
File No. 2023-CP-000529-HC
Division Probate
IN RE: ESTATE OF CONSTANCE M. SPILLAN, Deceased.

The administration of the estate of CONSTANCE M. SPILLAN, deceased, whose date of death was January 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601-3360. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: 02/24/2023.

Signed on this 22 day of Feb., 2023.
JACQUELINE A. KISNER
Personal Representative
 431 Gloucester Blvd.
 Sun City Center, FL 33573
 William E. Gaylor, III
 Attorney for Personal Representative
 Florida Bar No. 0834350
 Muirhead, Gaylor,
 Steves & Waskom, P.A.
 901 Ridgewood Ave.
 Venice, FL 34285
 Telephone: 941-484-3000
 Email: chip.gaylor@mgswlaw.com
 Secondary Email:
 beth.waskom@mgswlaw.com
 Feb. 24; Mar. 3, 2023 23-00580H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
 PROBATE DIVISION
File No. 23-CP-518
IN RE: ESTATE OF JEFFREY LYN BRATTAIN, Deceased.

The administration of the estate of JEFFREY LYN BRATTAIN, deceased, whose date of death was November 11, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 S. Twigg 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is: February 24, 2023.

BETTY BRATTAIN
Personal Representative
 13110 Mitchell Street
 Tampa, FL 33612
 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:
 jrvera@hnh-law.com
 Feb. 24; Mar. 3, 2023 23-00582H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL DISTRICT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 2022-CA-004464
DIVISION: K
MATRIX FINANCIAL SERVICES CORPORATION, Plaintiffs, vs.
GINA T. STREICHER A/K/A GINA THERESE FALCONE-STREICHER, et al.

Defendants.
 TO: GINA T. STREICHER A/K/A GINA THERESE FALCONE-STREICHER
 Last Known Address: 2819 CYPRESS BOWL RD. LUTZ, FL 33558
 Current Residence: UNKNOWN
 TO: UNKNOWN SPOUSE OF GINA T. STREICHER A/K/A GINA THERESE FALCONE-STREICHER
 Last Known Address: 2819 CYPRESS BOWL RD. LUTZ, FL 33558
 Current Residence: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
 LOT 19, BLOCK 18, STON-EBRIER PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 111, PAGE(S) 252 THROUGH 264, INCLUSIVE, 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 3/20/2023, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in The Business Observer 1970 Main Street, Sarasota, FL 34236) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg 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.

WITNESS my hand and the seal of this Court this 2/15 day of 2023
 Cindy Stuart
 As Clerk of the Court ad Interim (SEAL) By: Isha Tirado-Baker
 As Deputy Clerk
 MILLER, GEORGE & SUGGS, PLLC
 2200 W. Commercial Blvd, Suite 103
 Ft. Lauderdale, FL 33309
 23FL404-0005-1
 Feb. 24; Mar. 3, 2023 23-00571H

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 CIVIL DIVISION
CASE NO.: 22-CC-097463
DIV.: O
THE PRESERVE AT RIVERVIEW HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs.
TAIWEI ZHOU, ET AL., Defendants.

TO: TAIWEI ZHOU
 11617 Branch Cay Circle
 Riverview, Florida 33569
 YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessments lien recorded on May 9, 2022, in Official Records Instrument #2022238380, in the Public Records of Hillsborough County, on the following property located in Hillsborough County, Florida.

ADDRESS: 11617 Branch Cay Circle, Riverview, Florida 33569.
 LEGAL:
 Lot 22, of PRESERVE AT RIVERVIEW, according to the Plat thereof, as recorded in Plat Book 122, Page 178 of the Public Records of Hillsborough County, Florida. Commonly referred to as: 11617 Branch Cay Circle, Riverview, Florida 33569.
 A Foreclosure Complaint has been filed against you and you are required to serve a copy of your written de-

fenses, if any, to it on Plaintiff's attorney, GEORGE D. ROOT, III, Esquire, 109 S Edison Avenue, Tampa, Florida 33606 on or before 03/20/2023, and file the original with the Clerk of this Court either before service upon the 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 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. Twigg 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.
 CINDY STUART
 Clerk of the Court (SEAL) by: /s/
 Stockham Law Group, P.A.
 109 S Edison Avenue
 Tampa, Florida 33606
 Feb. 24; Mar. 3, 2023 23-00546H

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 CIVIL DIVISION
CASE NO.17-CC-021897
DIV. K
PLANTATION HOMEOWNERS, INC. Plaintiff, Vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KAREN A. LYNCH, DECEASED ("BENEFICIARIES"), BY AND THROUGH ITS UNKNOWN PERSONAL REPRESENTATIVE, JOHN DOE AND JANE DOE AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN,

Defendants.
 Notice is hereby given that pursuant to the Order Rescheduling Foreclosure in the above-captioned action, I will sell the property situated in Hillsborough County, Florida, described as:
 Lot 67, GROVE POINT VILLAGE, Unit 2, according to the map or plat thereof as recorded

in Plat Book 47, Page 23, Public Records of Hillsborough County. at public sale, to the highest and best bidder for cash, at www.hillsborough.realforeclose.com at 10:00 a.m., on the 24th 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. Twigg 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 17th 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
 Feb. 24; Mar. 3, 2023 23-00538H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 19-CA-003430
BANK OF AMERICA, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E SCHWERDT (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in CASE NO. 19-CA-003430 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E. SCHWERDT (DECEASED); UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HEIDI TURNER; UNKNOWN SPOUSE OF HEIDI TURNER N/K/A STEVE TURNER; TAMMI SCHWERDT; BRET SCHWERDT; BARRY SCHWERDT; UNKNOWN SPOUSE OF BARRY SCHWERDT N/K/A ROBIN SCHWERDT 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 23, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 16, IN BLOCK 5, OF WOODBERRY ESTATES, FIRST ADDITION, ACCORDING TO THE

MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 71-1 AND 71-2, 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 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. Twigg 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. Twigg 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 17 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
 19-252465 - MaC
 Feb. 24; Mar. 3, 2023 23-00550H

AIRVIEW DRIVE AND RUN SOUTH 43 DEGREES 13 MINUTES 40 SECONDS WEST, 7.0 FEET; THENCE NORTH 46 DEGREES 46 MINUTES 20 SECONDS WEST, 107.39 FEET; THENCE NORTH 89 DEGREES 47 MINUTES 42 SECONDS EAST, 10.18 FEET; THENCE SOUTH 46 DEGREES 46 MINUTES 20 SECONDS EAST, 100.0 FEET TO THE POINT OF BEGINNING.
 a/k/a 11029 AIRVIEW DR, TAMPA, FL 33625-4964
 at public sale, to the highest and best bidder, for cash, online at http://www.hillsborough.realforeclose.com, on March 23, 2023 beginning at 10:00 AM.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs 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. Twigg 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 15th. day of February, 2023.
 eXL Legal, PLLC
 Designated Email Address:
 efling@xllegal.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
 111170101
 Feb. 24; Mar. 3, 2023 23-00526H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 19-CA-003430
BANK OF AMERICA, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E SCHWERDT (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in CASE NO. 19-CA-003430 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E. SCHWERDT (DECEASED); UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HEIDI TURNER; UNKNOWN SPOUSE OF HEIDI TURNER N/K/A STEVE TURNER; TAMMI SCHWERDT; BRET SCHWERDT; BARRY SCHWERDT; UNKNOWN SPOUSE OF BARRY SCHWERDT N/K/A ROBIN SCHWERDT 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 23, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 16, IN BLOCK 5, OF WOODBERRY ESTATES, FIRST ADDITION, ACCORDING TO THE

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. 19-CA-003430
BANK OF AMERICA, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E SCHWERDT (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in CASE NO. 19-CA-003430 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E. SCHWERDT (DECEASED); UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HEIDI TURNER; UNKNOWN SPOUSE OF HEIDI TURNER N/K/A STEVE TURNER; TAMMI SCHWERDT; BRET SCHWERDT; BARRY SCHWERDT; UNKNOWN SPOUSE OF BARRY SCHWERDT N/K/A ROBIN SCHWERDT 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 23, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 16, IN BLOCK 5, OF WOODBERRY ESTATES, FIRST ADDITION, ACCORDING TO THE

MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 71-1 AND 71-2, 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 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. Twigg 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. Twigg 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 17 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
 19-252465 - MaC
 Feb. 24; Mar. 3, 2023 23-00550H

AIRVIEW DRIVE AND RUN SOUTH 43 DEGREES 13 MINUTES 40 SECONDS WEST, 7.0 FEET; THENCE NORTH 46 DEGREES 46 MINUTES 20 SECONDS WEST, 107.39 FEET; THENCE NORTH 89 DEGREES 47 MINUTES 42 SECONDS EAST, 10.18 FEET; THENCE SOUTH 46 DEGREES 46 MINUTES 20 SECONDS EAST, 100.0 FEET TO THE POINT OF BEGINNING.
 a/k/a 11029 AIRVIEW DR, TAMPA, FL 33625-4964
 at public sale, to the highest and best bidder, for cash, online at http://www.hillsborough.realforeclose.com, on March 23, 2023 beginning at 10:00 AM.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs 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. Twigg 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 15th. day of February, 2023.
 eXL Legal, PLLC
 Designated Email Address:
 efling@xllegal.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
 111170101
 Feb. 24; Mar. 3, 2023 23-00526H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 19-CA-003430
BANK OF AMERICA, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E SCHWERDT (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in CASE NO. 19-CA-003430 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E. SCHWERDT (DECEASED); UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HEIDI TURNER; UNKNOWN SPOUSE OF HEIDI TURNER N/K/A STEVE TURNER; TAMMI SCHWERDT; BRET SCHWERDT; BARRY SCHWERDT; UNKNOWN SPOUSE OF BARRY SCHWERDT N/K/A ROBIN SCHWERDT 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 23, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 16, IN BLOCK 5, OF WOODBERRY ESTATES, FIRST ADDITION, ACCORDING TO THE

MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 71-1 AND 71-2, 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 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. Twigg 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. Twigg 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 16 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
 22-046441 - NaC
 Feb. 24; Mar. 3, 2023 23-00551H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 19-CA-003430
BANK OF AMERICA, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E SCHWERDT (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in CASE NO. 19-CA-003430 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E. SCHWERDT (DECEASED); UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HEIDI TURNER; UNKNOWN SPOUSE OF HEIDI TURNER N/K/A STEVE TURNER; TAMMI SCHWERDT; BRET SCHWERDT; BARRY SCHWERDT; UNKNOWN SPOUSE OF BARRY SCHWERDT N/K/A ROBIN SCHWERDT 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 23, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 16, IN BLOCK 5, OF WOODBERRY ESTATES, FIRST ADDITION, ACCORDING TO THE

MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 71-1 AND 71-2, 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 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. Twigg 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. Twigg 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 16 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
 22-046441 - NaC
 Feb. 24; Mar. 3, 2023 23-00551H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 19-CA-003430
BANK OF AMERICA, N.A., Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E SCHWERDT (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure entered in CASE NO. 19-CA-003430 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein BANK OF AMERICA, N.A is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM E. SCHWERDT (DECEASED); UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HEIDI TURNER; UNKNOWN SPOUSE OF HEIDI TURNER N/K/A STEVE TURNER; TAMMI SCHWERDT; BRET SCHWERDT; BARRY SCHWERDT; UNKNOWN SPOUSE OF BARRY SCHWERDT N/K/A ROBIN SCHWERDT 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 23, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 16, IN BLOCK 5, OF WOODBERRY ESTATES, FIRST ADDITION, ACCORDING TO THE

MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 71-1 AND 71-2, 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 in accordance with Florida Statutes, Section 45.031.
 IMPORTANT AMERICANS WITH DISABILITY ACT: If

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-002997

SELENE FINANCE LP, Plaintiff, vs.

OCIE R. BARBER, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 24, 2023, and entered in 29-2022-CA-002997 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein SELENE FINANCE LP is the Plaintiff and OCIE R. BARBER; SHERRY A. FONTANA; STATE OF FLORIDA 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 30, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 22, BLOCK 4, ESTATES DEL SOL UNIT 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 46, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 2008 HOMES OF MERIT MANUFACTURED HOME SERIAL NUMBER FL260-000-H-B553549A/B.

Property Address: 10912 ESTATES DEL SOL DR, RIVERVIEW, FL 33579

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 accor-

dance 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@fjud13.org

Dated this 21 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: fmail@raslg.com By: /s/ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 22-002405 - RyC Feb. 24; Mar. 3, 2023 23-00574H

FIRST 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-008560

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCADE FUNDING RM3 ACQUISITIONS GRANTROR TRUST, Plaintiff, vs.

EDWARD MCDONALD, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 9, 2023, and entered in Case No. 29-2019-CA-008560 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee for Cascade Funding RM3 Acquisitions Grantor Trust, is the Plaintiff and Edward McDonald, Hillsborough County Clerk of the Circuit Court, 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.realforeclose.com](http://www.hillsborough.realforeclose.com), Hillsborough County, Florida at 10:00 AM on the March 16, 2023 the following described property as set forth in said Final Judgment of Foreclosure:

BEGINNING AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 28 SOUTH, RANGE 19 EAST, RUN THENCE EAST 30 FEET, SOUTH 1021 FEET FOR A POINT OF BEGINNING, THENCE SOUTH 100 FEET,

EAST 225.8 FEET, MORE OR LESS TO THE BANK OF THE HILLSBOROUGH RIVER, THENCE IN A NORTHEASTERLY DIRECTION ALONG THE BANK OF THE HILLSBOROUGH RIVER TO A POINT WHICH IS 243.3 FEET MORE OR LESS EAST OF THE POINT OF BEGINNING, THENCE WEST TO THE POINT OF BEGINNING A/K/A 7203 N 40TH ST TAMPA FL 33604

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 an 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 17 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 - 19-016414 Feb. 24; Mar. 3, 2023 23-00573H

FIRST 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.: 2017-CA-000060

BAYVIEW LOAN SERVICING, LLC, Plaintiff, vs.

BRIAN J WHITAKER, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated January 19, 2023, and entered in Case No. 2017-CA-000060 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Bayview Loan Servicing, LLC, is the Plaintiff and Brian J Whitaker, Jamie McBride-Whitaker, Wyndham Lakes 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.realforeclose.com](http://www.hillsborough.realforeclose.com), Hillsborough County, Florida at 10:00 AM on the March 13, 2023 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 8 BLOCK 3 WYNDHAM LAKES SUBDIVISION PHASE ONE ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 68 PAGE 30 OF THE PUBLIC RECORDS OF HILLSBOR-

OUGH COUNTY, FLORIDA.

A/K/A 19619 LAKE OSCEOLA DR, ODESSA FL 33556

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 16 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 - 16-021684 Feb. 24; Mar. 3, 2023 23-00539H

FIRST INSERTION

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

CASE NO. 18-CA-010073

BANK OF AMERICA, N.A.; Plaintiff, vs.

JAMES B. GERARD, DECEASED, ET AL; Defendants

NOTICE IS GIVEN that, in accordance with the Order entered on January 11, 2023 on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale dated January 11, 2023, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at <http://www.hillsborough.realforeclose.com>, on March 15, 2023, the following described property:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF HILLSBOROUGH, STATE OF FLORIDA AND IS DESCRIBED AS FOLLOWS:

ALL THAT PARCEL OF LAND IN CITY OF SUN CITY CENTER, HILLSBOROUGH COUNTY, STATE OF FLORIDA, AS DESCRIBED IN DEED BOOK 7623, PAGE 813, ID# U0132191U400002000040, BEING KNOWN AND DESIGNATED AS:

LOT 4 IN BLOCK 2, CY-PRESSVIEWPHASE 1 UNIT 1, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 54, PAGE 25 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. COMMONLY KNOWN AS: 1707 AURA CT., SUN CITY CENTER, FL 33573 BY FEE SIMPLE DEED FROM WALTER A. JOELLEN BECK

AND DOROTHY E. JOELLENBECK, HIS WIFE AND WALTER A. JOELLENBECK, AS TRUSTEE OF THE WALTER A. JOELLEN BECK AND DOROTHY E. JOELLENBECK REVOCABLE LIVING TRUST DATED JANUARY 12, 1994 AS SET FORTH IN DEED BOOK 7623, PAGE 813 DATED 12/15/1994 AND RECORDED 12/27/1994, HILLSBOROUGH COUNTY RECORDS, STATE OF FLORIDA.

Property Address: 1707 AURA CT, SUN CITY CENTER, FL 33573

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.

Andrew Arias, Esq. FBN: 89501 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com MLG No.: 18-03821 Feb. 24; Mar. 3, 2023 23-00525H

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-007724

NATIONSTAR MORTGAGE LLC, Plaintiff, vs.

MARCUS YANCICH, et al. Defendant(s).

TO: UNKNOWN SPOUSE OF MARCUS YANCICH, 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 16, BLOCK 12, ANITA SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 30, PAGE 21, 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 03/21/2023 (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 im-

mediately 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 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 17th day of February, 2023.

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

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: fmail@raslg.com 22-055981 Feb. 24; Mar. 3, 2023 23-00555H

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-000173

CONVENTAR/ FHA/VA/RHS: NATIONSTAR MORTGAGE LLC, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARY E. DOSSEY, DECEASED, et al. Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARY E. DOSSEY, 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 12, BLOCK 2, EVERINA HOMES SECOND ADDITION, AS RECORDED IN PLAT BOOK 37, PAGE 5, 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 Ave., Suite 100, Boca Raton, Florida 33487 on or before 03/20/2023 (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 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 14th 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: fmail@raslg.com 22-061763 Feb. 24; Mar. 3, 2023 23-00547H

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. 19-CA-002138

PHH MORTGAGE CORPORATION, Plaintiff, vs.

BARBARA L. FIGIE A/K/A BARBARA FIGIE AND CHRISTOPHER J. FIGIE A/K/A CHRIS FIGIE, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 12, 2022, and entered in 19-CA-002138 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the

Plaintiff and BARBARA L. FIGIE A/K/A BARBARA FIGIE; CHRISTOPHER J. FIGIE A/K/A CHRIS FIGIE; VALENCIA OF HILLSBOROUGH HOMEOWNERS' ASSOCIATION, INC. A/K/A VALENCIA OF HILLSBOROUGH HOMEOWNERS ASSOCIATION, INC; THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC; UNKNOWN TENANT 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 28, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 46, BLOCK 2, OAK GLEN, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 79, PAGE 26, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

Property Address: 711 VALENCIA WOOD CT, 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@fjud13.org

Dated this 21 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: fmail@raslg.com By: /s/ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-062396 - DaV Feb. 24; Mar. 3, 2023 23-00575H

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Business Observer

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or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 CIVIL DIVISION
CASE NO.: 23-CA-000230
DIVISION: D
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2019-RPLI TRUST, Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARGARET P. WILLIS, et al., Defendants.
 TO: UNKNOWN SPOUSE OF MARGARET P. WILLIS
 Last Known Address: 3713 ARGON DRIVE, TAMPA, FL 33619
 Current Residence Unknown
 UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARGARET P. WILLIS
 Last Known Address: 3713 ARGON DRIVE, TAMPA, FL 33619
 Current Residence Unknown
 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
 LOT 12, BLOCK 5, BUFFALO ESTATES UNIT NO. 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 38, PAGE 44, 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 De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is P.O. BOX 771270, CORAL SPRINGS, FL 33077 on or

before 3/20/2023, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) 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 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
 WITNESS my hand and the seal of this Court this 15 day of February, 2023.
 CINDY STUART
 As Clerk of the Court
 (SEAL) By Isha Tirado-Baker
 As Deputy Clerk
 De Cubas & Lewis, P.A.
 Attorney for Plaintiff
 P.O. BOX 771270
 CORAL SPRINGS, FL 33077
 202-01179
 Feb. 24; Mar. 3, 2023 23-00527H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN AND FOR CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 CIVIL DIVISION
CASE NO.: 2022-CA-5839
DIVISION B
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR VELOCITY COMMERCIAL CAPITAL LOAN TRUST 2021-4, successor-in-interest to VELOCITY COMMERCIAL CAPITAL, LLC, a foreign limited liability company, Plaintiff, vs.
ROY ZIV a/k/a ROY ZIZ, as TRUSTEE(S) of the 8439 N NEBRASKA LAND TRUST dated January 24, 2020; ROY ZIV a/k/a ROY ZIZ, individually; UNKNOWN SPOUSE OF ROY ZIV a/k/a ROY ZIZ; UNKNOWN TENANT(S)/ OWNER(S)/ IN POSSESSION UNIT 8439-A; UNKNOWN TENANT(S)/ OWNER(S)/ IN POSSESSION UNIT 8439-B; UNKNOWN TENANT(S)/ OWNER(S)/ IN POSSESSION UNIT 8439-C; UNKNOWN TENANT(S)/ OWNER(S)/ IN POSSESSION UNIT 8439-D; UNKNOWN TENANT(S)/ OWNER(S)/ IN POSSESSION APT ONE; and UNKNOWN TENANT(S)/ OWNER(S)/ IN POSSESSION APT TWO, Defendants.
 NOTICE IS GIVEN that pursuant to the Uniform Final Judgment of Foreclosure entered on January 12, 2023, in Civil Action No. 2022-CA-005839, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, in which the Plaintiff, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR VELOCITY COMMERCIAL CAPITAL LOAN TRUST 2021-4, successor-in-interest to VELOCITY COMMERCIAL CAPITAL, LLC, a foreign limited liability company, will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com at 10:00 a.m. on the 13th day of March, 2023, the following real property located in Hillsborough County, Florida:

Parcel 1:
 The South 15 feet of Lot 1, Block 13, SULPHUR SPRINGS ADDITION TO TAMPA FLORIDA, according to the map or plat thereof as recorded in Plat Book 6, Page 5, Public Records of Hillsborough County, Florida.
 Parcel 2:
 The North 35 feet of Lot 1, Block 13, SULPHUR SPRINGS ADDITION TO TAMPA FLORIDA, according to the map or plat thereof as recorded in Plat Book 6, Page 5, Public Records of Hillsborough County, Florida.
 Property Address: 8439 N Nebraska Ave., Tampa, Florida 33604.
 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 15th day of February, 2023.
 Respectfully submitted,
 ROETZEL & ANDRESS, LPA
 /s/ Paul A. Giordano
 Paul A. Giordano, Esq
 Florida Bar No. 194190
 2320 First Street, Suite 1000
 Fort Myers, FL 33901
 pgiordano@ralaw.com
 serve.pgiordano@ralaw.com
 Attorneys for Plaintiff
 Feb. 24; Mar. 3, 2023 23-00524H

FIRST INSERTION

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-003150
SECTION # RF
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs.
LORRAINE B. JACKSON; BAY AREA DKI A/K/A J.E.M.M. OF PINELLAS, INC; WEST MEADOWS PROPERTY OWNERS ASSOCIATION, INC; GERALD J. JACKSON A/K/A GERALD JACKSON; 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 14th day of February 2023, and entered in Case No. 19-CA-003150, of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and LORRAINE B. JACKSON BAY AREA DKI A/K/A J.E.M.M. OF PINELLAS, INC WEST MEADOWS PROPERTY OWNERS ASSOCIATION, INC CO-COUNSEL GERALD J. JACKSON A/K/A GERALD JACKSON; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO. 18-CA-005352
DIVISION: K
RF - II
HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2007-2, Plaintiff, vs.
ESTATE OF ELIZABETH EDWARDS; , ET AL. Defendants
 NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling the Foreclosure Sale dated February 13, 2023, and entered in Case No. 18-CA-005352, of the Circuit Court of the Thirteenth Judicial Circuit in and for HILLSBOROUGH County, Florida. HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2007-2 (hereafter "Plaintiff"), is Plaintiff and UNKNOWN HEIRS OF ELIZABETH EDWARDS; RICHARD E. EDWARDS, III; CLIFTON EDWARDS, JR.;

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. 22-CA-003687
DIVISION: D
RF -Section I
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWTAL, INC., ALTERNATIVE LOAN TRUST 2004-24CB, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2004-24CB, Plaintiff, vs.
MARGRET SOSSA-GONZALEZ A/K/A MAIGRET SOSSA-GONZALEZ A/K/A MARGARET SOSSA-GONZALEZ A/K/A MARGARET SOSA-GONZALEZ; OMAR TORRES; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC.; HILLSBOROUGH COUNTY, FLORIDA; 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,

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 20-CA-007931
DIVISION: J
RF -Section II
TOWD POINT MORTGAGE TRUST 2018-6, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, Plaintiff, vs.
REDBRICK FINANCIAL GROUP INC.; AQUA FINANCE, INC.; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF WALTER KITSCHKE, DECEASED; CREIGHTON BEDFORD REED; 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,

FIRST INSERTION

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 19th day of April 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 5, BLOCK 4, WEST MEADOWS PARCEL "6", PHASE 1 AND PARCEL "11A", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 80, PAGE 59 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA
 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST

JONATHAN EUGENE FENNELL; CAVALRY PORTFOLIO SERVICES, LLC, are defendants. Cindy Stuart, Clerk of the Circuit Court for HILLSBOROUGH, County Florida will sell to the highest and best bidder for cash via the Internet at http://www.hillsborough.realforeclose.com at 10:00 a.m., on the 24TH day of MARCH, 2023, the following described property as set forth in said Final Judgment, to wit:
 ALL THAT CERTAIN PARCEL OF LAND LYING AND BEING IN THE COUNTY OF HILLSBOROUGH, AND STATE OF FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:
 LOT 35 OF SULTANA GLADE SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 35, AT PAGE 68, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. BEING KNOWN AS 4210 EAST GROVE STREET, TAMPA, FL.
 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

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 a Uniform Final Judgment of Foreclosure dated February 7, 2023, and entered in Case No. 22-CA-003687 of the Circuit Court in and for Hillsborough County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWTAL, INC., ALTERNATIVE LOAN TRUST 2004-24CB, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2004-24CB is Plaintiff and MARGRET SOSSA-GONZALEZ A/K/A MAIGRET SOSSA-GONZALEZ A/K/A MARGARET SOSA-GONZALEZ A/K/A MARGARET SOSA-GONZALEZ; OMAR TORRES; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC.; HILLSBOROUGH COUNTY, FLORIDA; 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,

FIRST INSERTION

Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated December 14, 2022 and an Order Resetting Sale dated February 13, 2023 and entered in Case No. 20-CA-007931 of the Circuit Court in and for Hillsborough County, Florida, wherein TOWD POINT MORTGAGE TRUST 2018-6, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE is Plaintiff and REDBRICK FINANCIAL GROUP INC.; AQUA FINANCE, INC.; THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF WALTER KITSCHKE, DECEASED; CREIGHTON BEDFORD REED; 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, 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 April 6, 2023 , the following described property as set

ity 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 Administrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813-272-7040; Hearing Impaired 1-800-955-8771; Voice Impaired 1-800-955-8770, 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."
 "Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con Administrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813- 272-7040; Discapacidad Auditiva 1-800-955-8771, Discapacidad de la Voz 1-800-955-8770, email: ADA@fljud13.org por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días;

ERTY HEREIN 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 April 11, 2023, the following described property as set forth in said Order or Final Judgment, to-wit:
 THE NORTH 125 FEET OF THE SOUTH 900 FEET, LESS THE WEST 1215 FEET, OF GOVERNMENT LOT 2, LESS ROAD RIGHT OF WAY, LYING AND BEING IN SECTION 1, TOWNSHIP 28 SOUTH, RANGE 18 EAST, 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.
 Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.
 IF YOU ARE A PERSON WITH

FIRST INSERTION

forth in said Order or Final Judgment, to-wit:
 THE EAST 5 FEET OF LOT 9 AND ALL OF LOT 10 AND THE WEST 1/2 OF LOT 11, BLOCK 5, OF SPEEDWAY PARK, UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 15A, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1975 CRIM MOBILE HOME, VEHICLE ID #2657714 AND TITLE #10701074
 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.
 Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.
 IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY AC-

si usted tiene discapacidad del oído o de la voz, llame al 711."
 "Si ou se you moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kek ed. Tanpri kontakte Administrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813-272-7040 ; Moun ki gen pwoblèm pou tande 1-800-955-8771; Vwa ki gen pwoblèm pou w tande oubyen pale, rele 711."
 VAN NESS LAW FIRM, PLC
 1239 E. Newport Center Drive, Suite 110
 Deerfield Beach, Florida 33442
 Ph: (954) 571-2031
 PRIMARY EMAIL:
 Pleadings@vanlawfl.com /s/ J. Anthony Van Ness
 J. Anthony Van Ness, Esq.
 Bar Number: 391832
 Email: TVanness@vanlawfl.com
 PHH4771-17/sap
 Feb. 24; Mar. 3, 2023 23-00544H

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. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO 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. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG.
 DATED 2/16/2023.
 By: /s/ Sheena M. Diaz
 Sheena M. Diaz
 Florida Bar No.: 97907
 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
 1496-183002 / AP3
 Feb. 24; Mar. 3, 2023 23-00537H

FIRST INSERTION

COMMUNICATION IN ORDER TO PARTICIPATE IN THIS 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 COURTS WITHIN TWO 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. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG.
 DATED February 16, 2023.
 By: /s/ Ian Dolan
 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
 1162-174327 / SM2
 Feb. 24; Mar. 3, 2023 23-00554H

FIRST INSERTION

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
 18-02720
 Feb. 24; Mar. 3, 2023 23-00540H

SUBSEQUENT INSERTIONS

SECOND INSERTION

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

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

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

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

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

The date of first publication of this notice is 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

SECOND INSERTION

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

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 PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO 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 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 33606 Ph.: 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

SECOND INSERTION

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

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

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

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

The date of first publication of this notice is: 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@owenslawgroup.com Secondary Email: leslie@owenslawgroup.com February 17, 24, 2023 23-00504H

SECOND 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 SUBDIVISION 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 HEADLEY JEWELL HEADLEY

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 23-00467H

SECOND 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.: 2023-297 Certificate No.: 2020 / 11062 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 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 23-00469H

SECOND 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.: 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 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 23-00465H

SECOND 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 RENTIA MARSHALL 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 23-00462H

SECOND 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 NE 1/4 OF SW 1/4 SEC - TWP - RGE : 04 - 28 - 22 Name(s) in which assessed: STEPHEN V SCHMIDT 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 23-00464H

SECOND INSERTION

NOTICE TO CREDITORS RE: ROBERT EARL SADLER, Deceased TO: ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE NAMED DECEDENT The above-named Decedent, established a Living Trust, entitled ROBERT EARL SADLER LIVING TRUST dated JULY 1, 2008. The name(s) and address(es) of the Trustee(s) is/are set forth below.

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

BARRED. The date of the first publication of this Notice is February 17, 2023.

JENNIFER M. LYONS, Co-Trustee 203 Whites Mill Rd. Statesville, NC 28677 704-877-4532 LINDA S. HARVEY, Co-Trustee 1426 A SW Overlook Dr., Lenoir, NC 28645 704-641-9344 February 17, 24, 2023 23-00488H

SECOND 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.: 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 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 23-00463H

SECOND 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

SECOND 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.: 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 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 23-00468H

SECOND 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 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 FT TO POB SEC - TWP - RGE : 25 - 27 - 18 Name(s) in which assessed: PINTO REAL ESTATE DEVELOPMENT 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 23-00470H

SECOND 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 OTHER 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 Assignee.

3. YOU ARE HEREBY FURTHER NOTICED 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

23-00456H

SECOND 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

In re: SUNNY FLORIDA DAIRY, INC., Assignor, to LARRY S. HYMAN, Assignee.

TO: ALL CREDITORS AND OTHER 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 NOTICED 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

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

MARS FUTURE PROPERTIES, LLC, and SELIN PROPERTIES, LLC, Plaintiff, vs. ALAN FISSE A/K/A ALAN A. FISSE A/K/A ALAN ANTHONY FISSE, et al. Defendants.

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

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 East 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 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) to the Point of Beginning, thence non-tangent to

SECOND INSERTION

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 non-tangent 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 Wimauma, 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 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 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. Twigg 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

SECOND 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 GBICM17366A 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

THIRD 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 serve 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 Twigg 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. Twigg 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 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 TOWNHOMES 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 TORO

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 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

23-00460H

SECOND 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 CONDOMINIUMS AT TAMPA UNIT 3422 AND AN UNDIV INT IN COMMON ELEMENTS SEC - TWP - RGE : 21 - 28 - 18

Name(s) in which assessed: MOHAMMAD Q JUBOORI 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

23-00466H

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. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure 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 ASSOCIATION, 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 CONDOMINIUM 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.realeforeclose.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 APPURTENANT THERETO, IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, TERMS AND OTHER PROVISIONS OF DECLARATION OF CONDOMINIUM OF CARLYLE GARDEN TOWNHOMES, A CONDOMINIUM 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 CONDOMINIUM PLAT AS FROM TIME TO TIME MAY BE MADE, ALL AS RECORDED IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

SECOND INSERTION

Property Address: 1314 MOUNTAINVIEW 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 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. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQs 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. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.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

SECOND INSERTION

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 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 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 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. Twigg 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 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

FOURTH 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 25, 2023.

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

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
- Simply email your notice to legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

IN20678_V5

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS February 17, 2023.

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

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

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

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

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

The date of first publication of this notice is: 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

SECOND 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 Hillsborough 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is 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
February 17, 24, 2023 23-00455H

SECOND 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 SUZAN HALL, deceased, whose date of death was September 29, 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is 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

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

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

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

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

The date of first publication of this notice is 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
Suite 250
Tampa, Florida 33647
Telephone: (813) 384-3387
E-mail: erin@mytampalawgroup.com
February 17, 24, 2023 23-00485H

SECOND INSERTION

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

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

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

The date of first publication of this notice is: 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

SECOND 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
LAW, 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 and in 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 HEIRS, 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 BARRETT 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 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, FL, 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."

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.com
February 17, 24, 2023 23-00505H

SECOND INSERTION

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

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

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

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

The date of first publication of this notice is February 17, 2023.

Personal Representative:
Latoya Baptiste
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

SECOND 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 SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED 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,
PLLC.
5383 Primrose Lake Circle, Suite C
Tampa, FL 33647
(813) 319-4550 (Tel)
(813) 319-4550 (fax)
rachel@elizabethdevolder.com
casemanager@elizabethdevolder.com
February 17, 24, 2023 23-00484H

SECOND 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 AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is: 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

SECOND 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

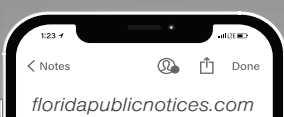
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is 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.com
Secondary E-Mail:
becky@attorneypatricksmith.com
February 17, 24, 2023 23-00503H

CHECK OUT YOUR LEGAL NOTICES



floridapublicnotices.com

SECOND 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

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 E-Mail: groot@stockhamlawgroup.com P:(813) 867-4455 / F: (813) 867-4454 Attorney for Plaintiff, LAKE PLACE February 17, 24, 2023 23-00492H

SECOND 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 SECURITIES I, INC., MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-S2, Plaintiff, vs. UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY, 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 HILLSBOROUGH County, Florida, wherein U.S BANK NATIONAL ASSOCIATION AS TRUSTEE FOR RESIDENTIAL FUNDING MORTGAGE SECURITIES 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 COUNTRY CLUB COMMUNITY ASSOCIATION, INC. WACHOVIA BANK, N.A. N/K/A WELLS FARGO BANK, NATIONAL 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 wit:

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

If you are a person with a disability who needs 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 17-01683 February 17, 24, 2023 23-00459H

SECOND 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 #2, et al, Defendants.

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: Lot 18, Block 3, SWEETWATER SUBDIVISION THIRD ADDITION, 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 ADDITION, 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.

FRISCHIA & 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

SECOND INSERTION

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 accor-

dance 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 Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: 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.com www.deletoilelaw.com February 17, 24, 2023 23-00513H

SECOND INSERTION

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.: 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 #2, 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 MANAGEMENT LLC; 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 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, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED

IN PLAT BOOK 35, PAGE 60, 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 DISABILITIES ACT: If you are a person with a disability who needs an 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, 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 Hollis Hamilton Date: 2023-02-14 13:59:49 Hollis Hamilton, Esq. FBN: 91132 Primary E-Mail: ServiceMail@aldridgepite.com 1457-491B February 17, 24, 2023 23-00516H

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-009545

MCLP ASSET COMPANY, INC. Plaintiff(s), vs. HAROLD WATSON; LAWRENCE PAUL LIBERTORE, III; THE UNKNOWN SPOUSE OF LAWRENCE PAUL LIBERTORE, III; SUNCOAST CREDIT UNION THE UNKNOWN TENANT IN POSSESSION, Defendant(s).

TO: HAROLD WATSON LAST KNOWN ADDRESS: 1917 NORTH 60TH STREET, TAMPA, FL 33619 CURRENT ADDRESS: UNKNOWN TO: LAWRENCE PAUL LIBERTORE, III LAST KNOWN ADDRESS: 1917 NORTH 60TH STREET, TAMPA, FL 33619 CURRENT ADDRESS: UNKNOWN TO: THE UNKNOWN SPOUSE OF LAWRENCE PAUL LIBERTORE, III LAST KNOWN ADDRESS: 1917 NORTH 60TH STREET, TAMPA, FL 33619 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

60th 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 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

SECOND INSERTION

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.: 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 THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, BANK OF AMERICA, N.A. is the Plaintiff, and RANDY PATRICK; SASKA PATRICK; SUNTRUST BANK; WESTCHASE COMMUNITY ASSOCIATION, 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", ACCORDING 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 DISABILITIES ACT: If you are a person with a disability who needs an 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: ServiceMail@aldridgepite.com 1092-10096B February 17, 24, 2023 23-00495H

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-007810

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2017-RPL2 TRUST, Plaintiff, vs. TAUQEER JAFFRY AND SOHAIL JAFFRY, et. al. Defendant(s).

TO: TAUQEER JAFFRY and UNKNOWN SPOUSE OF TAUQEER JAFFRY, 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:

THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT 4004D, BUILDING 4, CORTEZ OF CARROLLWOOD AND AN UNDIVIDED SHARE IN THOSE COMMON ELEMENTS APPURTENANT THERETO IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF THAT DECLARATION OF CONDOMINIUM FOR CORTEZ OF CARROLLWOOD, A CONDOMINIUM AS RECORDED 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 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 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

SECOND INSERTION

NOTICE OF JUDICIAL FORECLOSURE SALE (Foreclosure Sale to Occur at 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 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, Florida. Property Address: 1722 S.

Mulrennan Road, Valrico, FL 33594

The sale shall occur on March 23, 2023 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

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. 23-CA-000678 CONVENTIONAL/FHA/VA/RHS NATIONSTAR MORTGAGE LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KIMBERLY M. FRIERSON A/K/A KIMBERLY FRIERSON, DECEASED, et. al. Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KIMBERLY M. FRIERSON 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 THEREOF, 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 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 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 22-067679

February 17, 24, 2023 23-00506H

SECOND INSERTION

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 HILLSBOROUGH County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and CARLOS A. SANDERS JR BOYETTE SPRINGS HOMEOWNERS' ASSOCIATION, INC. BARBARA 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 HILLSBOROUGH COUNTY, FLORIDA

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK

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

If you are a person with a disability who needs 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 cservice@decubaslewis.com 19-03051

February 17, 24, 2023 23-00473H

SECOND 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, Plaintiff, v. KRISTEN LEE WHITCOMB, et al., Defendants.

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

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 Devisee 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 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 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 than 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 Hillsborough 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

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-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. BERENQUER; TINA M. BERENQUER; RACHEL MARIE BERENQUER; CHARLES E. THOMAS A/K/A CHARLES EDWARD THOMAS; UNKNOWN HEIRS, BENEFICIARIES,

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 INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION is the Plaintiff and 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 N/K/A IRMA JEAN THOMAS MARC A. BERENQUER TINA M. BERENQUER RACHEL MARIE BERENQUER 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 INTEREST IN THE ESTATE OF VIRGINIA NORIEGA UNKNOWN TENANT; 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 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 ALLEY ABUTTING ON SOUTH, LITTLE ELEVEN ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE 4, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

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

THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs 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, 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 cservice@decubaslewis.com 20-00586

February 17, 24, 2023 23-00458H

PUBLISH YOUR LEGAL NOTICE

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

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

Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer



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.

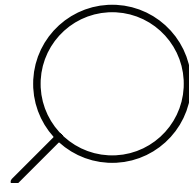


Citizens continue to learn about vital civic matters from newspaper notices.

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

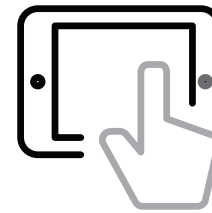
Verifying publication is difficult-to-impossible on the web.

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 high-speed 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.



Types Of Public Notices

Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

Stay Informed, It's Your Right to Know.

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

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

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



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



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