

# REAL ESTATE

## ORMOND BEACH

### House on John Anderson is top seller

A house in Ormond Beach Plaza was the top real estate transaction for Feb. 12-18 in Ormond Beach and Ormond-by-the-Sea. Gary Bowie and Kadie Black, of Nashville, Tennessee, sold 3212 John Anderson Drive to Carmen Browne, as trustee, for \$1,900,000. Built in 2003, the house is a 3/3 and has two fireplaces, a pool, a boat dock, an outdoor fire pit and 3,593 square feet. It sold in 2020 for \$1,085,000.

## ORMOND BEACH

### Beau Rivage Shores

John Erickson, of Crestwood, Kentucky, sold 129 Beau Rivage Drive to Tara Buckley, of Toms River, New Jersey, for \$405,000. Built in 1971, the house is a 3/2 and has 1,453 square feet. It sold in 2021 for \$385,000.

### Condos

William and Hazel Kuczmera, individually and as trustees, sold 395 S. Atlantic Ave. Unit 503 to Phillip and Sherrill Westbury, of Ormond Beach, for \$550,000. Built in 1982, the condo is a 2/2 and has 1,824 square feet. It sold in 2018 for \$350,000.

### Daytona Pines

David Linwood Hart and Timothy Allen Hart, of Holly Hill, sold 1317 Avenue D to Valery Dragone and Joseph Dragone Jr., of Ormond Beach, for \$169,000. Built in 1985, the manufactured home is a 3/2 and has 1,568 square feet. It sold in 2018 for \$23,000.

### Halifax Plantation

Joanne Kurtz, Bernadette Leonard, Julie Blackburn and Fred Preik, of Ormond Beach, sold 3021 Monaghan Drive to Larry and Deborah Hildebrandt, of Ormond Beach, for \$395,000. Built in 2006, the house is a 3/2 and has 1,818 square feet. It sold in 2011 for \$208,000.

### Herrick Townsites

Laura Ureta and Bryce Merritt, of Ormond-by-the-Sea, sold 566 S. Ridgewood Ave. to Ryals Cunningham, of Ormond Beach, for \$250,000. Built in 1953, the house is a 2/2 and has 1,344 square feet. It sold in 2020 for \$170,000.

### Hunters Ridge

Marjorie and Varun Bhogal, of Pacifica, California, sold 46 Abacus Ave. to Alfred and Helga Fulbright, of Ormond Beach, for \$490,000. Built in 2014, the house is a 3/2 and has 2,694 square feet. It sold in 2014 for \$429,200.

### Northbrook

Painted Leaf LLC, of Rancho Palos



The house has two fireplaces, a pool, boat dock and 3,593 square feet.

Verdes, California, sold 1300 Wandering Oaks Drive to Whitney and Tyler Steppello, of Ormond Beach, for \$399,900. Built in 1979, the house is a 4/2 and has 1,941 square feet. It sold in 2022 for \$150,000.

### Not in a subdivision

Nils Bogetveit, of Boulder, Colorado, sold 361 S. Atlantic Ave. to Mark Bender, of Ormond Beach, for \$1,400,000. Built in 1949, the house is a 4/2.5 and has a beach walkover and 1,900 square feet. It sold in 2020 for \$807,500.

### Ormond Beach Park

Kenneth Paul and Leah Lightsey, of New Smyrna, sold 504 Wild Olive Ave. to Richard Potts, of Ormond Beach, for \$415,000. Built in 1967, the house is a 3/2 and has a pool and 1,495 square feet. It sold in 2002 for \$139,000.

### Plantation Bay

Arthur Marr Jr. and Kay Felderman, of Ormond Beach, sold 1285 Harwick Lane to Kathryn Barrett-Johnson, as trustee, for \$530,000. Built in 2012, the house is a 4/2 and has a fireplace and 2,412 square feet. It sold in 2020 for \$350,000.

### River Oaks

Merl and Teresa Trimmer, of Ormond Beach, sold 305 River Vale Lane to Angelo Cianciatto, of Ormond Beach, for \$478,000. Built in 2018, the house is a 4/3 and has 2,383 square feet. It sold in 2018 for \$296,100.

### Rogers Park

Sarah Willis, of Ormond Beach, sold 82 Rogers Park Drive to Jerry and Carolyn Russell, of Ormond Beach, for \$245,000. Built in 1955, the house is a 2/1 and has 1,072 square feet. It sold in 2014 for \$84,500.

### Rosemont

James and Penny Agenbroad, of Debarry, sold 42 Benjamin Drive to The Sara J. Truhlar Revocable Trust, of Port Orange, for \$375,000. Built in 1962, the house is a 3/2 and has 1,416 square feet. It sold in 2020 for \$267,000.

### Trails North Forty

Jack and Olga Beckwith, of Ormond Beach, sold 202 Deer Lake Circle to Nancy DeLuca, as trustee, for \$415,000. Built in 1987, the house is a 3/3 and has a fireplace, a pool and 2,294 square feet. It sold in 2015 for \$210,000.

## RESIDENTIAL REAL ESTATE TRANSACTIONS FEB. 12 - FEB. 18

Cary and Kristin Watkins, of Ormond Beach, sold 134 Deer Lake Circle to Rian and Mina Kubannek and Harold Kubannek, of Ormond Beach, for \$394,000. Built in 1986, the house is a 4/3 and has 2,738 square feet. It sold in 2018 for \$241,300.

### Woodmere

Thomas and Christina Remigio, of Ormond Beach, sold 831 East Lindenwood Circle to Morgan Crosbie and Alicia Silverbloom, of Denver, North Carolina, for \$380,000. Built in 1975, the house is a 3/2 with a pool and has 1,794 square feet. It sold in 1998 for \$108,888.

## ORMOND-BY-THE-SEA

Standefer Investment Company, of Chattanooga, Tennessee, sold 1239 Ocean Shore Blvd. Unit 8-F-6 to Marianne and Daniel Winfield, of Ormond Beach, for \$434,900. Built in 1984, the condo is a 2/2 and has 1,699 square feet. It sold in 1996 for \$156,000.

Candy Weaver, of Steamboat Springs, Colorado, sold 27 Tarpon Ave. to Glenn and Karen Osborne, of Ormond Beach, for \$400,000. Built in 1970, the house is a 2/2 and has 1,329 square feet. It sold in 2007 for \$239,000.

CCH BIZ, LLC, of Daytona Beach, sold 1209 River Breeze Blvd. to Christopher Shuster, of Daytona Beach, for \$481,000. Built in 1956, the house is a 3/3 and has 1,695 square feet. It sold in 2022 for \$350,000.

John Adams, of Adams, Cameron & Co. Realtors, contributed to this report.

**LIGHTHOUSE REALTY**  
ASSOCIATES, INC.

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**904.471.3400**  
5401 A1A S. ST. AUGUSTINE, FL 32080  
www.Lighthouse-Realty.com

**29 E Oak View Circle - Palm Coast 32137**

**Ocean Hammock - POOL HOME**  
4BR/3.5BA Golf Course & Water views! Elevator, Gas Fireplace and Screened in Veranda. Open Concept with two Primary Suites. Premier Gated neighborhood \$1,100,000

**264 Gibraltar Ct Unit 101 - St. Augustine 32080**

**DELUXE CORNER UNIT**  
3BR/2BA 10 foot ceilings, Plantation Shutters. Corian Countertops. RENT READY! Community offers beach access, pools, tennis & more! \$599,900

**39 Rohde Avenue -St. Augustine 32084**

**DOWNTOWN STROLL**  
This charming 3 BR/2.5 BA is rent ready! FULLY FURNISHED short-term rental property on Rohde Avenue. 4 dedicated parking spots, located near historic downtown St. Augustine. \$799,000

**907 Garrison Dr - St. Augustine 32092**

**GORGEOUS WATERFRONT VIEW**  
This South Hampton 4BR/3BA beauty has it all! New roof in 2019. hardwood floors throughout and 10' ceilings with crown molding. A RATED SCHOOL DISTRICT. Golf Community has 100+ acres dedicated to amenities. Low HOA! \$569,000

**86 Village Del Lago Cir - St. Augustine 32080**

**LAKE FRONT in Ocean Gallery**  
2 BR/1BA 1,098 SQ. FT. Tropical Oasis get-away on the Island. Resort Amenities, multi-pools, fitness center, sauna, tennis & direct BEACH ACCESS! Gated. \$429,999

**2412 S. Flagler Ave - Flagler Beach 32136**

**Flagler Beach PRIVATE OASIS!**  
Unique 3 BR/2 BA with wonderful views of the Saltwater canal, 2 story dock & inground pool. Enclosed, Florida room. Updated kitchen with SS appliances, beautiful backsplash & bright white cabinets. Water views galore! \$734,500

**8550 A1A South - St. Augustine 32080**

**SUMMERHOUSE Beach & Racquet Club**  
Amazing Oceanfront Community! Call today for your Beach Condo Investment. Summerhouse sits on 25 Acres with 4 heated pools! Resort Style Complex with a on site rental office. Call today for units available!

**1101 Winterhawk Dr -St. Augustine 32086**

**POOL HOME on 1/2 an ACRE**  
3BD/2BA sits on 1/2 an acre lot with a fully fenced in backyard and HEATED POOL. Tile flooring throughout & a full 2 car garage! \$489,000

**224 Caretta Cir - St. Augustine 32086**

**BUILT IN 2020**  
3BR/2BA built in 2020 by Mastercraft. Located in Villages of Valencia Community. Screened in back lanai! Community pool, clubhouse & trails! \$524,900

**38 Buckley Ct - St. Augustine 32086**

**PRICE REDUCTION!**  
2BR/2.5 BA Located in highly desirable Cypress Bay Community. Built in 2048 this townhome features an open concept kitchen! Both bedrooms are suited with their own private full bath & walk in closet! 1 car garage & move-in ready!! \$284,500

Find your notices online at: ObserverLocalNews.com, FloridaPublicNotices.com and BusinessObserverFL.com

# PUBLIC NOTICES

THURSDAY, MARCH 30, 2023

Additional Public Notices may be accessed on ObserverLocalNews.com and the statewide legal notice website, FloridaPublicNotices.com

## FLAGLER COUNTY LEGAL NOTICES

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on **TUESDAY April 25, 2023 at 12:00PM** on Lockerfox.com. Where said property is stored at: **iStorage Bunnell, 2303 N State St, Bunnell, FL 32110.**  
Name: Unit# Contents  
Christopher McDaniel A005 Tools, ramps, rims  
Caleb Deeter A037 Tools, tool box, compressor  
Purchases must be paid for at the time of purchase by cash only. All purchased items are sold as is, where is, and must be removed at the time of the sale. Sale is subject to cancellation in the event of settlement between owner and obligated party.  
Bunnell iStorage  
2303 N State St  
Bunnell, FL 32110  
March 30, April 6, 2023 23-00060F

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Go Store It 4601 E Moody Blvd A7 Bunnell, FL 32110 hereby gives NOTICE OF PUBLIC SALE of the storage space(s) listed below, Halee Gieger #088 containing household and other goods will be sold for cash on 4/14/23 at 2:00pm. With the contents being sold to the highest bidder. Owner reserves the right to bid. The sale is being held to satisfy a landlord's lien, in accordance with Florida Statutes Section 83.801-83.809, and will be held online at [www.storage-treasures.com](http://www.storage-treasures.com)  
March 30, April 6, 2023 23-00051F

**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 Clean Point Floor Care, LLC located at 621 Grand Reserve Drive, in the City of Bunnell, Flagler County, FL 32110 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated this 22nd day of March, 2023  
Franklin Harris  
March 30, 2023 23-00062F

**FIRST INSERTION**  
**NOTICE OF ACTION FOR PUBLICATION AND ADVISORY NOTICE OF HEARING**  
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA  
Case No: 2022-DR-001007  
**IN THE INTEREST OF FAITH REED D:O:B: 4-14-16, Children JENNIFER REED and JEFFREY REED, Petitioner, and ERIN REED, Respondent/Mother, ALEX STOJEK, Respondent/ Putative Father.**  
TO: Alec Stojek 6 Plateau Place Simpsonville, SC 29681  
YOU ARE HEREBY NOTIFIED that an action for Emergency Petition for Temporary Custody by Extended Family and to Terminate Parental Rights has been filed against you and that you are required to serve a copy of your written defenses, if any, to this action on petitioners or petitioner's attorney:  
JONATHAN H. GLUGOVER, ESQ. P.O. Box 2613 Daytona Beach, Florida 32115 on or before April 25, 2023 and file the original with the clerk of the Circuit Court at Kim C. Hammond Justice Center, 1769

E. Moody Blvd., Bldg. #1, Bunnell, FL 32110, before service on Petitioners, Attorney or immediately thereafter. A hearing has been set in this matter on May 2, 2023 at 11:30 before the Honorable Judge Christopher France in courtroom 403 at the Kim C. Hammond Justice Center. If you fail to answer and/or appear at the hearing, a default may be entered against you for the relief demanded in the petition.  
Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.  
You must keep the Clerk of the Circuit Court's Office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's Office.  
WARNING: Rule 12.285, Florida Family Law Rules of Procedure, require certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.  
Dated: 03/23/2023.  
CLERK OF THE CIRCUIT COURT (SEAL) By: T Strack Deputy Clerk  
Petitioner's attorney, JONATHAN H. GLUGOVER, ESQ. P.O. Box 2613 Daytona Beach, Florida 32115 March 30; April 6, 13, 20, 2023 23-00041G

**FIRST INSERTION**  
**NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA, PROBATE DIVISION**  
Case Number: 2023 CP 116  
IN RE: THE ESTATE OF ELIZABETH ANN GREENE Deceased.  
The administration of the Estate of Elizabeth Ann Greene, Deceased, whose date of death was August 14, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Flagler County Courthouse, 1769 E. Moody Boulevard, Bunnell, FL, 32110. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.  
All creditors of the Decedent and other persons having claims or demands against the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF 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 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 STATUTES 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 first publication of this notice is March 30, 2023.  
Tami Kale, Co-Personal Representative, 29 Coleridge Court, Palm Coast, FL, 32137  
Kathleen Giles, Co-Personal Representative 2 Clarendon Court N, Palm Coast, FL 32137  
By: Stacy Geiger, Esq. Florida Bar Number: 00157111 Geiger Law, PLLC Post Office Box 352951 Palm Coast, FL, 32135 (386) 264-6937 telephone Attorney for Petitioner stacygeigersq@yahoo.com March 30; April 6, 2023 23-00046G



## FLAGLER COUNTY LEGAL NOTICES

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2022-CP-000573  
IN RE: ESTATE OF  
GREGG GREENE,  
Deceased.

The administration of the estate of Gregg Greene, deceased, whose date of death was February 10, 2021, is pending in the Circuit Court of Flagler County, Florida, Probate Division; File Number 2022-CP-000573, the address of which is 1769 E. Moody Blvd., Building 1, Bunnell, Florida 32110. The names and addresses of the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmat-ured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmat-ured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE ALL CLAIMS 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 MARCH 30, 2023.

**Personal Representative:**  
**MICHAEL E. CIOCHINA**  
32 Orange Street  
Asheville, NC 28801

Attorney for Personal Representative:  
MICHAEL E. CIOCHINA, Esq.  
FBN: 948720  
Bailey & Ciochina, LLP  
32 Orange Street  
Asheville, NC 28801  
828-255-0098 (office)  
828-257-2776 (facsimile)  
mciochina@att.net  
March 30; April 6, 2023 23-00042G

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 CP 000068  
Division 48  
IN RE: ESTATE OF  
CLARENCE HAMMONS,  
Deceased.

The administration of the estate of CLARENCE HAMMONS, deceased, whose date of death was March 20, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E Moody Blvd, Building #1, Bunnell, FL 32110. 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: March 30, 2023.

Signed on this 22nd day of March, 2023.

**MARK W. HAMMONS**  
**Personal Representative**  
4676 Deer Valley Dr.  
Liberty Township, OH 45011

Matthew R. Gable  
Attorney for Personal Representative  
Florida Bar No. 0027779  
The Gable Law Firm, P.A.  
140 S. Beach St., Suite 310  
Daytona Beach, FL 32114  
Telephone: (386) 299-9778  
Email: matt@gablelawfirm.com  
March 30; April 6, 2023 23-00044G

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 CP 000102  
IN RE: ESTATE OF  
JANICE ANNE MYSZKOWSKI,  
A/K/A JANICE ANNE BLANCHARD  
MYSZKOWSKI,  
A/K/A JANICE B. MYSZKOWSKI  
Deceased.

The administration of the estate of Janice A. Myszkowski, deceased, whose date of death was December 4, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E Moody Blvd, Bldg 1, Bunnell, FL 32110. 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 March 30, 2023.

**Personal Representative:**  
**Keith E. Myszkowski**  
111 Upper Queechy Road  
Canaan, New York 12029

Attorney for Personal Representative:  
Jeffrey S. Bunin, Esquire  
Florida Bar Number: 60809  
ADRIAN PHILIP THOMAS, P.A.  
515 East Las Olas Boulevard,  
Suite 1050  
FORT LAUDERDALE, FL 33301  
Telephone: (954) 764-7273  
Fax: (954) 764-7274  
E-Mail: legal-service@aptpa.com  
Secondary E-Mail:  
LCollins@aptpa.com  
March 30; April 6, 2023 23-00045G

## FIRST INSERTION

NOTICE TO CREDITORS  
(Summary Administration)  
IN THE CIRCUIT COURT FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 CP 058  
Division 48  
IN RE: ESTATE OF  
ESTHER DAVISON  
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 ESTHER DAVISON, deceased, File Number 2023 CP 058, by the Circuit Court for FLAGLER County, Florida, Probate Division, the address of which is 1762 East Moody Blvd., Bunnell, FL 32110; that the decedent's date of death was August 19, 2022; that the total estimated value of the estate is \$43,000 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
BRIAN EARL DAVISON  
191 Birchwood Drive  
Palm Coast, Florida 32137

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 March 30, 2023.

**Personal Giving Notice:**  
**Cynthia Geiges**  
75 Rollins Lane  
Palm Coast, Florida 32164

Attorney for Person Giving Notice  
Diane A. Vidal  
Attorney  
Florida Bar Number: 1008324  
CHIUMENTO LAW  
145 City Place, Suite 301  
Palm Coast, FL 32164  
Telephone: (386) 445-8900  
Fax: (386) 445-6702  
E-Mail: Dvidal@legalteamforlife.com  
Secondary E-Mail:  
Proserv@legalteamforlife.com  
March 30; April 6, 2023 23-00043G

## 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 Apex Pain Management located at 4863

Palm Coast Parkway NW, Suite 2, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of March, 2023  
Manuel Loez-Diez  
March 30, 2023 23-00063F

## FIRST INSERTION

NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE RADIANCE COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Radiance Community Development District ("District") the location of which is generally described as comprising a parcel or parcels of land containing approximately 610.72 acres, located between Interstate 95 and Old Kings Road South and shares a southern boundary with Korona Canal in Flagler County, Florida, advising that a meeting of landowners will be held for the purpose of electing five (5) person/people to the District's Board of Supervisors ("Board"), and individually, "Supervisor". Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: Monday, April 24, 2023

TIME: 11:00 AM

PLACE: Hilton Garden Inn  
55 Town Center Blvd.,  
Palm Coast, FL 32164

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, c/o DPFM Management & Consulting LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746 ("District Manager's Office"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office. A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.  
David McInnes  
District Manager

March 30, April 6, 2023

23-00065F

## SUBSEQUENT INSERTIONS

## SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE  
IN THE CIRCUIT COURT FOR THE  
SEVENTH JUDICIAL CIRCUIT  
IN AND FOR FLAGLER COUNTY,  
FLORIDA

CIRCUIT CIVIL DIVISION  
CASE NO.: 2010-CA-000223

THE BANK OF NEW YORK  
MELLON FKA THE BANK OF NEW  
YORK, AS TRUSTEE FOR THE

CERTIFICATEHOLDERS OF CWALT,  
INC., ALTERNATIVE LOAN TRUST

2006-0C9, MORTGAGE

PASS-THROUGH CERTIFICATES,  
SERIES 2006-0C9

Plaintiff(s), vs.

DEBORAH WINKER; et al.,  
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Reschedule Foreclosure Sale entered on February 28, 2023 in the above-captioned action, the Clerk of Court, Tom Bexley, will sell to the highest and best bidder for cash [www.flagler.realforeclose.com](http://www.flagler.realforeclose.com) in accordance with Chapter 45, Florida Statutes on the 21st day of April, 2023 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 1, Block 22, of Palm Coast, Map of Laguna Forest, Section 64, Seminole Woods at Palm Coast, according to plat recorded in Map Book 18, pages 36 through 43, of the Public Records of Flagler County, Florida.

Property address: 17 Loshire Path, Palm Coast, FL 32164

Any person claiming an interest in the surplus from the sale, if any, other than

the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

AMERICANS WITH DISABILITIES 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 COURT ADMINISTRATION IN ADVANCE OF THE DATE THE SERVICE IS NEEDED: COURT ADMINISTRATION, 125 E. ORANGE AVE., STE. 300, DAYTONA BEACH, FL 32114, (386) 257-6096. HEARING OR VOICE IMPAIRED, PLEASE CALL 711.

Respectfully submitted,  
PADGETT LAW GROUP  
HEATHER GRIFFITHS, ESQ.

Florida Bar # 91444

6267 Old Water Oak Road, Suite 203

Tallahassee, FL 32312

(850) 422-2520 (telephone)

(850) 422-2567 (facsimile)

attorney@padgettlawgroup.com

Attorney for Plaintiff

TDP File No. 20-028860-1

March 23, 30, 2023

23-00039G

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-000115  
Division 48  
IN RE: ESTATE OF  
FREDERICK ARTHUR PANEK  
a/k/a FRED PANEK  
Deceased.

The administration of the estate of Frederick Arthur Panek, deceased, whose date of death was January 17, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd., Building 1, Bunnell, Florida 32110. 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 March 23, 2023.

**Personal Representative:**  
**Joseph Michael Panek**  
1412 North River Road  
McHenry, Illinois 60051

Attorney for Personal Representative:  
Thomas J Upchurch, Esquire  
Florida Bar No. 0015821  
Upchurch Law  
1616 Conierge Blvd Suite 101  
Daytona Beach, Florida 32117  
Telephone: (386) 492-3871  
E-mail: service@upchurchlaw.com  
2nd Email: clutes@upchurchlaw.com  
March 23, 30, 2023 23-00037G

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
7TH JUDICIAL CIRCUIT, IN AND FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
Case No. 2022-CP-000042  
IN RE: ESTATE OF  
ELEANOR E. SCHMIDTKE,  
Deceased.

The administration of the estate of ELEANOR E. SCHMIDTKE whose date of death was July 1, 2019, is pending in the Circuit Court for Flagler County, Probate Division, the address of which is 1769 East Moody Blvd, Building 1, Bunnell, FL, 32110. 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 March 23, 2023.

**Personal Representative**  
**/s/ Leslie A. Lewis**  
**Leslie A. Lewis, Esq.**  
1220 Commerce Park Drive, Suite 203  
Longwood, FL 32779

Attorney for Personal Representative:  
**/s/ Kelly Cary**  
Kelly Cary, Esq.  
Kelly Cary Law, P.A.  
Florida Bar No. 878294  
114 Juniper Lane  
Longwood, FL 32779  
Office: 407-334-0453  
Kelly@KellyCaryLaw.com  
March 23, 30, 2023 23-00036G

## FIRST INSERTION

GRAND HAVEN COMMUNITY DEVELOPMENT DISTRICT  
NOTICE OF BOARD OF SUPERVISORS WORKSHOP MEETING

Notice is hereby given that a workshop meeting of the Board of Supervisors of the Grand Haven Community Development District (the "District") will be held on Thursday, April 6, 2023, at 9:00 a.m. at the Grand Haven Village Center, Grand Haven Room, 2001 Water-side Parkway, Palm Coast, Florida 32137. The purpose of the meeting is to discuss matters brought to the board.

Copies of the agenda may be obtained from the District Manager, DPFM Management & Consulting LLC, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 193.

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. 193. 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.

**Grand Haven Community Development District**

David McInnes, District Manager  
(321) 263-0132, Ext. 193

March 30, 2023

23-00066F

## SUBSEQUENT INSERTIONS

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-055  
Division Probate  
IN RE: ESTATE OF  
GALINA VIKTOROVNA ELISEEVA  
Deceased.

The administration of the estate of Galina Viktorovna Eliseeva, deceased, whose date of death was December 28, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E Moody Blvd, Bldg 1, Bunnell, FL 32110. 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 March 23, 2023.

**Personal Representative:**  
**Constance Buchanan**  
P.O. Box 2045  
Lake City, Florida 32056

Attorney for Personal Representative:  
**/s/ Sean P. Mason**  
Sean P. Mason, Attorney  
Florida Bar Number: 73894  
Mason Law Firm, P.A.  
330 A1A North, Suite 323  
Ponte Vedra Beach, Florida 32082  
Telephone: (904) 565-1421  
Fax: (904) 371-3123  
E-Mail: sean@masonfirm.net  
Secondary E-Mail: mary@masonfirm.net  
March 23, 30, 2023 23-00038G

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT, SEVENTH  
JUDICIAL CIRCUIT, IN AND FOR  
FLAGLER COUNTY, FLORIDA  
PROBATE DIVISION  
FILE NO.: 2023-CP-000047  
IN RE: ESTATE OF  
GINA MARIE CRUZ  
Deceased.

The administration of the estate of GINA MARIE CRUZ, deceased, whose date of death was November 24, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd, Bunnell, FL 32110. 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 March 23, 2023.

**Personal Representative:**  
**/s/ Kaylin Britt**  
**KAYLIN BRITT**  
63 County Road 335  
Bunnell, Florida 32110

Attorney for Personal Representative:  
**/s/ Robert W. Pickens, III**  
Robert W. Pickens, III  
Attorney for Petitioner  
Florida Bar Number: 1003349  
Holmes & Young, P.A.  
222 N. 3rd Street  
Palatka, Florida 32177  
Telephone: (386) 328-1111  
Fax: (386) 328-3003  
E-Mail: bobby@holmesandyoung.com  
Secondary E-Mail:  
pleadings@holmesandyoung.com  
March 23, 30, 2023 23-00040G

## FIRST INSERTION

GRAND HAVEN COMMUNITY DEVELOPMENT DISTRICT  
NOTICE OF SOLICITATION FOR REQUEST FOR PROPOSALS  
Emergency Disaster Debris Removal

Flagler County, Florida

Notice is hereby given that the Grand Haven Community Development District (the "requests proposals to provide removal and lawful disposal of debris from all public streets, roads, and other rights of way, including any other locally owned facility or site as may be directed by District and in accordance with Federal Requirements (Request for Proposals No. GH-DIS-2023-01).

The Request for Proposal and contract documents will be available for the public inspection and may be obtained beginning on March 30 20