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

MARCH 31 - APRIL 6, 2023

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 532023CP0008470000XX IN RE: ESTATE OF FRANK JAMES FORE, A/K/A FRANK JAMES FORE, JR. Deceased.

The administration of the estate of Frank James Fore, a/k/a Frank James Fore, Jr., deceased, whose date of death was December 23, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 930 E. Parker St., Room 240, Lakeland, Florida 33801-1929. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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 31, 2023.

Personal Representative: Robert Scott Fore

425 Morningside Drive Lakeland, Florida 33803 Attorney for Personal Representative: Jon P. Skelton, Attorney Florida Bar Number: 49939 SHUMAKER LOOP & KENDRICK LLP 101 E. Kennedy Blvd., Suite 2800 Tampa, FL 33602 Telephone: (813) 229-7600 Fax: (813) 229-1660 $\hbox{E-Mail: jskelton@shumaker.com}$ Secondary E-Mail:

18387943v1 Mar. 31; Apr. 7, 2023

tmcintve@shumaker.com

FIRST INSERTION

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of MillWorks 43 and intends to register the said name with the Florida Department of State, Divisions of Corporations, Tallahassee, FL and/or Clerk of Circuit Court of Polk County. Waller Construction, Inc. 1065 S. Florida Ave.

Lakeland, FL 33803

FIRST INSERTION Notice Under Fictitious Name Law

Pursuant to Section 865.09, Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of D N A ICE CREAM: Located at 2401 Teri St: Polk County in the City of Auburndale : Florida, 33823-4835 intends to register

the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Auburndale Florida, this March day of 24, 2023

HENRY ALEXIS R 23-00450K March 31, 2023

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ONE LOVE MASSAGE THERAPY AND ENERGY MEDICINE: Located at 1645 west oak dr : Polk County in the City of Lakeland : Florida, 33810 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

Dated at Lakeland Florida, this March day of 24, 2023 CHEATWOOD REBECCA March 31, 2023 23-00451K

FIRST INSERTION

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

File No. 2023CP0007970000XX IN RE: ESTATE OF DOUGLAS N. ANDREE, SR. Deceased.

The administration of the estate of Douglas N. Andree, Sr., deceased, whose date of death was November 26, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave, Bartow, FL 33830-3912. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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 31, 2023. Attorney for Personal Representative: Adrian P. Thomas, Esquire Florida Bar Number: 981559 ADRIAN PHILIP THOMAS, P.A. 515 East Las Olas Boulevard Suite 1050 $FORT\ LAUDERDALE,\ FL\ 33301$ Telephone: (954) 764-7273 Fax: (954) 764-7274 E-Mail: legal-service@aptpa.com Secondary E-Mail: LCollins@aptpa.com Personal Representative: Douglas N. Andree, Jr. 3279 Portico Road Chambersburg, PA 17202 Mar. 31; Apr. 7, 2023 23-00447K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of MISS ADELE'S LEARNING CENTER: Located at 1804 Richmond Rd: Polk County in the City of Lakeland: Florida, 33803-2542 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this March day of 24, 2023 KKD USA LLC

March 31, 2023 23-00452K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of CHEF LOVELY TASTY CORNER: Located at 897 Grazie Loop : Polk County in the City of Davenport : Florida, 33837-6420 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

Dated at Davenport Florida, this March day of 24, 2023

GUILLOMAITRE LOVELY M March 31, 2023

FIRST INSERTION

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

NOTICE IS HERERY GIVEN that the undersigned, desiring to engage in business under the fictitious name of APQ REAL ESTATE: Located at 628 Brunello Drive: Polk County in the City of Davenport: Florida, 33897 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Davenport Florida, this March day of 24, 2023 PITTS PRISCILLA QUINTANA

23-00454K

FIRST INSERTION

NOTICE TO CREDITORS IN THE TENTH JUDICIAL CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

CASE NUMBER: 2023-CP-407 IN RE: ESTATE OF HECTOR DANIEL LUGO,

Deceased. The administration of the estate of HECTOR DANIEL LUGO, deceased, whose date of death was August 30.

2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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 31, 2023.

MAYRA PADILLA Personal Representative 242 Barrington Drive

Haines City, FL 33844 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 Mar. 31; Apr. 7, 2023

FIRST INSERTION

Notice of Sale

Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve

Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999

Sale date April 7, 2023 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL

37660 2016 Chevrolet VIN#: KL7CJKSB3GB749634 Lienor: Ronnie's Auto Repair 36 Fann St Frostproof 863-635-2041 Lien

Licensed Auctioneers FLAB422 FLAU 765 & 1911

March 31, 2023

FIRST INSERTION

UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that Vincent Anderson / ELITE 4 SOLUTIONS LLC will engage in business under the fictitious name WATER PURE SOLUTIONS, with a physical address 8134 Bristol Bay Ave Lakeland, Florida 33810, with a mailing address 8134 Bristol Bay Ave Lakeland, Florida 33810, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

March 31, 2023 23-00468K

FIRST INSERTION

Notice is hereby given that STEPHANIE VANDERVALL, OWNER, desiring to engage in business under the fictitious name of SV-WALKER CONSULTING located at 149 RED MAPLE PASS, DAVENPORT, FLOR-IDA 33837 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION PROBATE FILE NO. 53-2022-CP-000004-0000-XX IN RE: Estate of CAROL JANE PIERCE,

Deceased.

The administration of the estate of Carol Jane Pierce, deceased, whose date of death was November 7, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attor-

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

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

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

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

The date of first publication of this notice is March 31, 2023.

Personal Representative: /s/ Bill Croft jr Bill Croft, Jr

5 Lake Region Blvd S. Winter Haven, Florida 33881 Attorney for Personal Representative: /s/ Amy L. Phillips AMY L. PHILLIPS Attorney for Petitioner Florida Bar No. 91682 P.O. Box 4397 Winter Haven, FL 33885 (863) 268-8292 amy@amyphillipspllc.com

23-00448K

FIRST INSERTION

Mar. 31; Apr. 7, 2023

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 Yoga and Massage Institute located at 4018 Sundance Pl Loop in the City of Mulberry, Polk County, FL 33860 intends to register the said name with the Division of Corporations of the Depart-

ment of State, Tallahassee, Florida. Dated this 29th day of March, 2023. P&S Assets LLC

March 31, 2023

FIRST INSERTION

Notice is hereby given that ABSOLUTE POOL CLEANING AND SERVICES LLC, OWNER, desiring to engage in business under the fictitious name of SCREENS & MORE located at 767 BALMORAL DR, DAVENPORT, FLORIDA 33896 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

March 31, 2023 23-00458K

FIRST INSERTION

Notice is hereby given that THOMAS SANCHEZ, OWNER, desiring to engage in business under the fictitious name of PACCMAN SPORTS CARDS located at 3126 FLETCHER AVENUE, LAKELAND, FLORIDA 33803 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida

March 31, 2023 23-00459K

FIRST INSERTION

NOTICE OF CLOSED SESSION OF THE BOARD OF SUPERVISORS OF SOLTERRA RESORT COMMUNITY DEVELOPMENT DISTRICT

A meeting of the Board of Supervisors of the Solterra Resort Community Development District ("District") will be held on Friday, April 7, 2023, at 10:00 a.m. at 5200 Solterra Boulevard, Davenport, Florida 33837. The purpose of the meeting is to discuss the District's security and conduct any and all business coming before the District's Board of Supervisors. A copy of the agenda for the meeting may be obtained by accessing the District's website at https://www.solterraresortcdd.org/ or by contacting the office of the District Manager c/o DPFG Management and Consulting, LLC, at (321) 263-0132 or 250 International Parkway, Suite 208, Lake Mary, Florida 32746 ("District Manager's Office").

In accordance with sections 119.071(3)(a) and 281.301, Florida Statutes, a portion of the meeting may be closed to the public, as it relates to details of the District's security system plan. The closed session may occur at any time during the meeting and is expected to last approximately thirty (30) minutes but may end earlier or extend longer.

The meeting, including the closed session described above, will be conducted in accordance with the provisions of Florida law for community development districts and, other than the closed session described above, will be open to the public. 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.

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least fortyeight (48) hours prior to the meeting. 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.

Each person who decides to appeal any decision made by the Board with respect to

any matter considered at the meeting is advised that person will need a record of proceedings and that, accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. At the meeting, staff or Board members may participate in the public hearing by speaker telephone. District Manager

March 31, 2023

23-00457K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR

POLK COUNTY, FLORIDA PROBATE DIVISION Case No.: 2023CP-000789 IN RE: ESTATE OF DEANE
WILLIAM HIPPELY

Deceased.

The administration of the estate of DEANE WILLIAM HIPPELY, deceased, whose date of death was January 12, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Box 9000, Drawer CC-4, Bartow, FL 33831. 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 AF-TER THE TIME 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 the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this Court WITH-

THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-

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: March 31, 2023.

Personal Representative

H. LEE WALL

Attorney for Personal Representative BENJAMIN W. HARDIN, JR., ESQUIRE Florida Bar No.: 0500763 JULIE LANDRIGAN BALL, Florida Bar No.: 0768731 MATTIE HARDIN TONDREAULT, Florida Bar No.: 118242 BENJAMIN W. HARDIN III, ESQUIRE Florida Bar No.: 1018041 JOSE A. MORERA II, ESQUIRE

Florida Bar No.: 1019265 Post Office Box 3604 Lakeland, Florida 33802-3604 Telephone: 863-688-5200 Facsimile: 863-686-0777 Primary Email:

service@hardinpalaw.com IN 3 MONTHS AFTER THE DATE OF Mar. 31; Apr. 7, 2023

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2022CA-000388-0000-00

DELLA ESCOBIO Plaintiff(s) VS. A.J. MARTINO AS SUCCESSOR TRUSTEE OF THE FLORIDA ${\bf LAND\,TRUST\,NO\,127\,LAND\,TRUST}$ AGREEMENT UTD NOVEMBER 2, 2009, UNKNOWN TENANT #1, UNKNOWN TENANT #2 Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on 1/6/23 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

Lot 134, of Unrecorded Clearwater Lake Estates, described as follows: The East 205.00 feet of the North 90.00 feet of the South 900.00 feet of the NE 1/4 of the SW 1/4 of Section 32, Township 26 South, Range 25 East, in the Public Records of Polk County, Florida.

to the highest and best bidfor cash, on-line at 10:00

a.m. (Eastern Time) at www.polk. realforeclose.com, on 20TH day of APRIL,2023.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 this 16th day of March,

STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Bartow, Florida 33831-9000 (SEAL) By /s/ Kaylea Olivier Deputy Clerk

Mar. 31; Apr. 7, 2023

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09,

Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Content to Clients located at 964 Cambridge Dr, in the County of Polk, in the City of Winter Haven, Florida

33881 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven, Florida, this 27th day of March, 2023. LIOQUI LLC March 31, 2023

23-00464K



A public notice is information intended to inform citizens of

government activities.

OFFICIAL COURTHOUSE WEBSITES

1:23 🗸

a all LTE 💷

Notes





Done

MANATEE COUNTY

manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY

leeclerk.org

COLLIER COUNTY

collierclerk.com

HILLSBOROUGH COUNTY

hillsclerk.com

PASCO COUNTY

pascoclerk.com

PINELLAS COUNTY

pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY

myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

Business Observer

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA

CASE NO.
532022CA000049000000
MIDFIRST BANK
Plaintiff, v.
GAYOUL DERILUS; UNKNOWN

SPOUSE OF GAYOUL DERILUS;
ERMIONEDA DERILUS;
UNKNOWN SPOUSE OF
ERMIONEDA DERILUS; ARIEL
DERILUS; UNKNOWN SPOUSE
OF ARIEL DERILUS; FEDELET
DERILUS; UNKNOWN SPOUSE
OF FEDELET DERILUS;
FEDELINA DERILUS; UNKNOWN
SPOUSE OF FEDELINA DERILUS;
FRANZEN DERILUS; UNKNOWN
SPOUSE OF FRANZEN DERILUS;
UNKNOWN TENANT 1;
UNKNOWN TENANT 2;
STONEWOOD CROSSING
HOMEOWNERS ASSOCIATION,

INC. Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on September 20, 2022 and Order Rescheduling Foreclosure Sale entered on March 22, 2023, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

County, Florida, described as:

LOT 114, STONEWOOD

CROSSINGS PHASE 1, ACCORDING TO PLAT THEREOF, AS RECORDED IN

MAP BOOK 135, PAGES 39

THROUGH 42, INCLUSIVE,

OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. a/k/a 703 FLAGSTONE STREET, HAINES CITY, FL

33844-6403 at public sale, to the highest and best bidder, for cash, online at www.polk. realforeclose.com, on April 26, 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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 27th. day of March, 2023.

eXL Legal, PLLC
Designated Email Address:
efiling@exllegal.com
12425 28th Street North, Suite 200
St. Petersburg, FL 33716
Telephone No. (727) 536-4911
Attorney for the Plaintiff
/s/ Isabel López Rivera
Isabel López Rivera
FL Bar: 1015906
1000007370

 $Mar.\ 31; Apr.\ 7, 2023 \qquad \ \ 23\text{--}00461K$

FIRST INSERTION

RE-NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.:

2020-CA-000156-0000-00 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VIIA,

Plaintiff, vs. AMOS AKINOLA; et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 19, 2023 entered in Civil Case No. 2020-CA-000156-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein WILM-INGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VII-A is Plaintiff and AMOS AKINOLA; et

al., are Defendant(s).

The Clerk, Stacey M. Butterfield, will sell to the highest bidder for cash, by electronic sale beginning at 10:00 A.M. on the prescribed date at www.polk.realforeclose.com on May 3, 2023 on the following described property as set forth in said Final Judgment, to wit:

LOT 99 RANDA RIDGE PHASE
I, ACCORDING TO THE MAP
OR PLAT THEREOF, AS RECORDED IN DEED BOOK
125, PAGES 26 THROUGH 29,
INCLUSIVE, OF THE PUBLIC

RECORDS OF POLK COUNTY, FLORIDA.

Property address: 814 Dengar Street, Haines City, Florida 33844 Any person claiming an interest in the

surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

impaired, call 711.

DATED this 23rd day of March, 2023.

LAW OFFICES OF MANDEL,
MANGANELLI & LEIDER, P.A.
Attorneys for Plaintiff
1900 N.W. Corporate Blvd., Ste. 305W
Boca Raton, FL 33431
Telephone: (561) 826-1740
Email: service@mml-pa.com
BY:/s/ Melisa Manganelli
MELISA MANGANELLI, ESQ
FLORIDA BAR NO. 579688
Mar. 31; Apr. 7, 2023
23-00445K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2022-CA-2362

CASE NO.: 2022-CA-2362
LORE LENDING GROUP. INC. a
Florida Corporation, KIMBERLY M.
FREEMAN, Individually and MARK
A. FREEMAN, Individually
Plaintiffs, vs.

DIRECT SUCCESS
INVESTMENTS, LLC a Florida
Limited Liability Company, STEVEN
CAMPBELL, Individually, and UNKNOWN TENANT IN POSSESSION
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered MARCH 21, 2023 in Civil Case No. 2022-CA-002362 of the Circuit Court of the TENTH Judicial Circuit in and for PoIk County, Bartow, Florida, wherein Lore Lending Group, Inc, Kimberly M. Freeman and Mark A Freeman are Plaintiffs and Direct Success Investments, LLC a Florida Limited Liability Company and Steven Campbell, Individually are Defendants, the Clerk of Court, STACY BUTTER-FIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 5TH day of MAY, 2023 at 10:00 $\,$ AM on the following described property as set forth in said Summary Final Judgment, to-wit::

Parcels 297 and 298 of the unrecorded LAKE PIERCE RETREATS, described as: Begin 2432.91' South and 375.00' East of the NW corner of Government Lot

1, run South 100.00', East 70.00', North 100.00', West 70.00' to the point of beginning, all lying and being in Section 8, Township 29 South, Range 28 East, and recorded in the Public Record of Polk County, Florida. Together with a 1988 singlewide mobile home VIN #FLFLH70A14086VN,RP Decal #R0708056. The Post Office address of the Property is: 2534 Shiner Drive, Lake Wales, Florida 33898

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

ls/Mark A. Freeman, Esq./ls
MARK A. FREEMAN, ESQ.
Florida Bar #0116398
5323 Millenia Lakes Blvd., #300-352
Orlando, Florida 32839
(407) 230-5146 (telephone)
(407)915-4093 (facsimile)
Email: mark@lorelegal.com,
Attorney for Plaintiff
Mar. 31; Apr. 7, 2023
23-00465K

PUBLISH YOUR LEGAL NOTICE

Email legal@businessobserverfl.com

Business Observer

FIRST INSERTION

PARK, ACCORDING TO THAT

CERTAIN PLAT AS RECORD-

ED IN NAT BOOK 36, PAGE 23,

PUBLIC RECORDS OF POLK

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. Lau-

derdale, FL 33309 on or before April $\,$

27, 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 de-

If you are a person with a disabil-

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 Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your scheduled court appearance, or imme-

diately upon receiving this notification

if the time before the scheduled ap-

pearance is less than 7 days; if you are

WITNESS my hand and the seal of

Stacy M. Butterfield

As Deputy Clerk

23-00446K

As Clerk of the Court

(SEAL) By: /s/ April Cummins

hearing or voice impaired, call 711.

this Court this March 21 day of 2023

MILLER, GEORGE & SUGGS, PLLC,

2200 W. Commercial Blvd, Suite 103,

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 imme-

diately thereafter; or a default will be

entered against you for the relief de-

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 Office of the Court Admin-

istrator, 255 N. Broadway Avenue, Bar-

tow, Florida 33830, (863) 534-4686,

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

hereunto set my hand and affixed the

official seal of said Court at Polk County,

Florida, this 24th day of March, 2023.

Anthony R. Smith, Esquire

1201 S. Orlando Ave, Suite 430

Plaintiff's attorney

Tiffany & Bosco, P.A.

IN WITNESS WHEREOF, I have

Stacy M. Butterfield

Polk County, Florida

By: /s/ Lori Armijo

DEPUTY CLERK

23-00455K

as Clerk of the Circuit Court of

manded in the complaint.

Default date 5-1-23

impaired, call 711.

Attorney for Plaintiff

Mar. 31; Apr. 7, 2023

22FL404-0054-1

FIRST INSERTION

Ft. Lauderdale, FL 33309

manded in the complaint

COUNTY, FLORIDA

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE $10 th \ JUDICIAL \ CIRCUIT, \ IN \ AND$ FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2023-CA-000506 MATRIX FINANCIAL SERVICES CORPORATION, PLAINTIFF, VS. UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DARLENE UTES DOMINGS A/K/A DARLENE DOMINGS A/K/A DARLENE U. DOMINGS, YVONNE H. SKIDMORE, UNKNOWN SPOUSE OF DARLENE UTES DOMINGS A/K/A DARLENE DOMINGS A/K/A DARLENE U. DOMINGS, AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY et al. DEFENDANTS.

TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE DARLENE UTES DOMINGS A/K/A DARLENE DOMINGS A/K/A DARLENE U. DOMINGS

Last Known Address: 2740 Canal Dr. N. Lakeland, Fl 33801 Current Residence: UNKNOWN

TO: UNKNOWN SPOUSE OF DAR-LENE UTES DOMINGS A/K/A DAR-LENE DOMINGS A/K/A DARLENE U. DOMINGS

Last Known Address: 2740 Canal Dr. N. Lakeland, Fl 33801 Current Residence: UNKNOWN

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

LOT 22, BLOCK 6, RAWLS

NOTICE OF ACTION

TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY,

FLORIDA

CASE NO.: 2022-CA-001845

ESTATE OF VICKI D. TERAN, et al.,

Unknown Personal Representative of

2710 Olsen Road Haines City, FL 32583

Unknown Heirs, Beneficiaries and

Devisees of the Estate of Vicki D. Teran

2710 Olsen Road Haines City, FL 32583

an action to foreclose a mortgage on the

following described property in Polk

The East 372.98 feet of the West

787.62 feet of the North 1/2 of

the Northwest 1/4 of the South-

east 1/4 of Section 9, Township

27 South, Range 27 East, Polk

County, Florida, Less and Except

the East 310.98 feet of the North

411.00 feet thereof, and Less

road right of way for Olsen Road.

Joined by that certain mo-bile home described as a 2000

CHNC with Vin Numbers JAC-

FL21508A and JACFL21508B.

which has been permanently af-

YOU ARE HEREBY NOTIFIED that

LAKEVIEW LOAN SERVICING,

UNKNOWN PERSONAL

TO: Dominique Teran

Cincinnati, OH 45244

County, Florida:

2039 Knightsbridge Drive

the Estate of Vicki D. Teran

REPRESENTATIVE OF THE

Plaintiff, v.

Defendants.

IN THE CIRCUIT COURT OF THE

POLK COUNTY

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2022CC-005588-0000-00 LAKE THOMAS WOODS EIGHTH ADDITION HOMEOWNERS ASSOCIATION INC Plaintiff(s) VS. YUROSE CHARLES, ERNEST LAVERDURE, UNKNOWN

TENANT #1 Defendant(s) Notice is hereby given that pursuant to a Final Judgment entered on 1/23/23 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property

situated in Polk County, Florida, described as: Lot 51, LAKE THOMAS WOOD EIGHTH ADDITION, according to the map or plat thereof, as recorded in Plat Book 111, Page(s) 37 and 38, of the Public Records of

Polk County. Property Address: 183 Lake Thomas Drive, Winter Haven, FL 33880

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 20TH day of APRIL, 2023.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 this 16th day of March,

> STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Bartow, Florida 33831-9000 (SEAL) By /s/ Kaylea Olivier Deputy Clerk

Mar. 31; April 7, 2023

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 53-2022-CA-002630 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE LOAN TRUST 2007-BNC1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BNC1,

THE UNKNOWN HEIRS BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS. TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DEBRA A. HARVEY, DECEASED, et al.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 14, 2023, and entered in 53-2022-CA-002630 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE LOAN TRUST 2007-BNC1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BNC1 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF DEBRA A. HARVEY, DECEASED; ROBERT L. DIXON; STATE OF FLORIDA, DE-PARTMENT OF REVENUE; CLERK OF THE COURTS FOR POLK COUN-TY are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on April 28, 2023, the folin said Final Judgment, to wit: LOT 5, BLOCK A, GOLDEN NORTHGATE UNIT #1, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 48, PAGE 21, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1629 WRIGHT DR, LAKELAND, FL 33805

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

IMPORTANT

45.031.

AMERICANS WITH DISABILI-TIES ACT. If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the

court program or service.

Dated this 23 day of March, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By:\S\Amanda Murphy Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: amanda murphy@raslg.com22-026256 - NaC Mar. 31; Apr. 7, 2023

23-00442K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

lowing described property as set forth

CASE NO .: 2022CA-001499-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. ROHN D. GARDIN; DEVONSHIRE MANOR HOMEOWNERS ASSOCIATION INC.; FLORIDA

HOUSING FINANCÉ CORPORATION; UNKNOWN SPOUSE OF ROHN D. GARDIN; 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 13th day of March 2023, and entered in Case No. 2022CA-001499-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ROHN D. GARDIN DEVONSHIRE MANOR HOMEOWNERS ASSO-CIATION INC. FLORIDA HOUS-ING FINANCE CORPORATION UNKNOWN SPOUSE OF ROHN D. GARDIN; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on the 14th day of April 2023, the following described property as set forth in said Final Judgment, to

LOT 113, DEVONSHIRE MAN-OR, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK

122, PAGE 25, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 14th day of March 2023. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 22-00574

23-00443K

Mar. 31; Apr. 7, 2023

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 53 2019 CA 000162 THE BANK OF NEW YORK MEL-LON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-42, MORTGAGE PASS-THROUGH CERTIFICATES, SE-RIES 2006-42, Plaintiff. vs.

COURTNEY STEPHENS A/K/A COURTNEY C. STEPHENS; UNKNOWN SPOUSE OF COURTNEY STEPHENS A/K/A COURTNEY C. STEPHENS; UNKNOWN HEIRS OF COURTNEY STEPHENS A/K/A COURTNEY C. STEPHENS; VAL-ERIE G. STEPHENS; MORTGAGE ELECTRONIC REGISTRATION SYSTEM, INC., AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC.; ASSOCIATION OF POINCI-ANA VILLAGES, INC.; POINCIANA VILLAGE 7 ASSOCIATION, INC.; UNKNOWN TENANT IN POSSES-SION OF SUBJECT PROPERTY; UNKNOWN TENANT NO. 1; UN-KNOWN TENANT NO. 2: and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DE-FENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-SCRIBED,

Defendant(s) NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated February 7, 2023 and an Order on Plaintiff's Motion to Cancel March 24, 2023 Foreclosure Sale dated March 15, 2023 and entered in Case No. 53 2019 CA 000162 of the Circuit Court in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE-HOLDERS CWALT, INC., ALTERNA-TIVE LOAN TRUST 2006-

42, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-42 is Plaintiff and COURTNEY STEPHENS A/K/A COURTNEY C. STEPHENS; UNKNOWN SPOUSE OF COURT-NEY STEPHENS A/K/A COURTNEY C. STEPHENS; UNKNOWN HEIRS OF COURTNEY STEPHENS A/K/A COURTNEY C. STEPHENS; VALERIE G. STEPHENS; MORTGAGE ELEC-TRONIC REGISTRATION SYSTEM. INC., AS NOMINEE FOR COUN-TRYWIDE HOME LOANS, INC.; AS-SOCIATION OF POINCIANA VIL-LAGES, INC.; POINCIANA VILLAGE 7 ASSOCIATION, INC.; UNKNOWN

TENANT IN POSSESSION OF SUB-JECT PROPERTY; UNKNOWN TEN-ANT NO. 1; UNKNOWN TENANT NO. 2: and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIM-ING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com, 10:00 a.m., on May 1, 2023, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 3, IN BLOCK 3016, OF POINCIANA NEIGHBOR-HOOD 6 VILLAGE 7, ACCORD-ING TO THE PLAT THEREOF. AS RECORDED IN PLAT BOOK 61, PAGE 29 THROUGH 52, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN. Pursuant to Florida Statute 45.031(2),

this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

accordance with the Americans with Disabilities Act of 1990, if you are a person who needs any accommodation in order to participate in this proceeding, you are entitled at no cost to vou. to the provision of certain assistance. Please contact the Office of the Court Administrator at (863) 534-4690, within two (2) working days of your receipt of this notice; if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

DATED 3/23/23. By: /s/ Jeffrey M. Seiden, Esq. Jeffrey M. Seiden Florida Bar No.: 57189 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 1496-178381 / AP3 Mar. 31; Apr. 7, 2023

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2022-CC-001007 HIDDEN LAKE PRESERVE HOMEOWNERS ASSOCIATION INC.,

Plaintiff, vs. RAFAEL ANTONIO SERRATY FERNANDEZ, et al., Defendant(s).

Notice is given that pursuant to the Final Judgment of Foreclosure dated March 8, 2023, in Case No.: 2022-CC-001007 of the County Court in and for Polk County, Florida, wherein HIDDEN LAKE PRESERVE HOME-OWNERS ASSOCIATION INC., is the Plaintiff and RAFAEL ANTONIO SERRATY FERNANDEZ, et al., is/are the Defendant(s). The Clerk of Court will sell to the highest and best bidder for cash at 10:00 a.m., at https://www. polk.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on April 12, 2023, the following described property set forth in the Final Judgment of Foreclosure:

Lot 112, Hidden Lake Preserve, according to the map or plat thereof, as recorded in Plat Book 166, Page(s) 29 thorugh 31, inclusive, of

the Public Records of Polk County, Florida.

434 Stillwater Lane, Haines City, FL 33844 (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 before the clerk reports the surplus as unclaimed.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, (863) 534-4690, WITHIN TWO (2) WORK-ING DAYS OF YOUR RECEIPT OF THIS (DESCRIBE NOTICE); IF YOU ARE HEARING OR VOICE IM-PAIRED, CALL TDD (863) 534-7777 OR FLORIDA RELAY SERVICE 711.

DATED: March 27, 2023 By: /s/Jennifer L. Davis Jennifer L. Davis, Esquire Florida Bar No.: 879681 ARIAS BOSINGER, PLLC 280 W. Canton Avenue. Winter Park, Florida 32789 (407) 636-2549 Mar. 31; Apr. 7, 2023 23-00460K

PUBLISH YOUR LEGAL NOTICE Call **941-906-9386** and select the appropriate County name from the menu. or email

legal@businessobserverfl.com **Ubserve**

Business

fixed to the described property. Winter Park, FL 32789 has been filed against you and you are Mar. 31; Apr. 7, 2023 required to serve a copy of your written

FIRST INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE IN AND FOR

POLK COUNTY, FLORIDA IN RE: ONE DOUBLEWIDE MOBILE HOME SITUATED IN POLK COUNTY, FLORIDA

CASE NO. 2023CA-000465-0000-00 LINDA FROST,

Petitioner, v. ESTATE OF WILLIAM ALLAN WILLIAMS, DECEASED, THE UNKNOWN HEIRS, DEVISEES, AND/OR ASSIGNS OF WILLIAM ALLAN WILLIAMS, DECEASED, and GREEN TREE ACCEPTANCE, INC., n/k/a DITECH FINANCIAL,

Respondents.

TO: ESTATE OF WILLIAM ALLAN WILLIAMS, DECEASED, and THE UNKNOWN HEIRS, DEVISEES, AND/OR ASSIGNS OF WILLIAM AL-LAN WILLIAMS, DECEASED, all ad-

dresses unknown YOU ARE NOTIFIED that an action to quiet title, for declaratory judgment, and other relief regarding the following property in Polk County, Florida:

Lot 14, San Juan Subdivision, according to the map or plat there-of, recorded in Plat Book 93, Page 13, Public Records of Polk County, Florida. Together with a certain 1991 MERI doublewide mobile home, bearing VIN #s HML2F28312646403A and HML2F28312646403B.

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

written defenses, if any, to it on Christopher A. Desrochers, Esq., the Petitionis 2504 Ave. G NW, Winter Haven, FL 33880 within 30 days after the date of the first publication of this notice, and file the original with the clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 on 3/28/23 STACY M. BUTTERFIELD, CLERK OF THE CIRCUIT COURT By: /s/ Karen Cox As Deputy Clerk

Petitioner's/Plaintiff's Attorney: Christopher A. Desrochers, Esq., Christopher A. Desrochers, P.L., 2504 Ave. G NW, Winter Haven, FL 33880. (863) 299-8309. Email: cadlawfirm@hotmail.com Default Date 5/3/23 Mar. 31; Apr. 7, 14, 21, 2023

23-00467K

SUBSEQUENT INSERTIONS

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO:

2022-CA-004134 BNACK INVESTMENTS, LLC, a Florida limited liability company,

Plaintiff, v. THOMAS REIDLINGER and INDIAN LAKE ESTATES, INC., a Florida not for profit corporation, Defendants.

TO: THOMAS REIDLINGER, Current address unknown:

YOU ARE HEREBY NOTIFIED that an action to quiet title to the following real property located in Polk County, Florida:

Lot 6, Block 91 of INDIAN LAKE ESTATES UNIT NO. 2, according to the Plat thereof as recorded in Plat Book 39, Page(s) 14, of the Public Records of POLK County, Florida.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on: Michael W. Hennen, Esq., Hennen Law, PLLC, the Plaintiff's attorney, whose address is: 425 W. Colonial Drive, Suite 204, Orlando, FL 32804, within 30 days and file a copy with

the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

March 31, 2023 Default Date Stacy M. Butterfield CLERK OF THE CIRCUIT COURT By: /s/ April Cummins As Deputy Clerk (SEAL)

Michael W. Hennen, Esq., Hennen Law, PLLC, the Plaintiff's attorney, 425 W. Colonial Drive, Suite 204, Orlando, FL 32804 March 10, 17, 24, 31, 2023

23-00350K

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO:

2022-CA-004170 NUVIEW IRA, INC., a Florida corporation, FBO ERIC BIERNACKI IRA, Plaintiff, v.

WILLIAM E. JONES and INDIAN LAKE ESTATES, INC., a Florida not for profit corporation, Defendants. TO: WILLIAM E. JONES, Current address unknown:

YOU ARE HEREBY NOTIFIED that an action to quiet title to the following real property located in Polk County, Florida:

Lot 8, Block 56 of INDIAN LAKE ESTATES UNIT NO. 1, according to the Plat thereof as recorded in Plat Book 39, Page(s) 1, of the Public Records of POLK County, Florida.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on: Michael W. Hennen, Esq., Hennen Law, PLLC, the Plaintiff's attorney, whose address is: 425 W. Colonial Drive, Suite 204, Orlando, FL 32804, within 30 days and file a copy with

the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or im-mediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Default Date April 3, 2023

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT By: /s/ April Cummins As Deputy Clerk (SEAL)

Michael W. Hennen, Esq., Hennen Law, PLLC, the Plaintiff's attorney, 425 W. Colonial Drive, Suite 204, Orlando, FL 32804 March 10, 17, 24, 31, 2023

23-00349K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2022-CA-003478

SUNBELT RENTALS, INC., a forgein corporation, Plaintiff, vs. JEFFREY K. HOLDEN, Individually; and CHARTER GROUP OF COMPANIES LLC, a Florida limited liability company,

Defendants. STATE OF FLORIDA TO: Jeffrey K. Holden, Individually whose last known addresses are: 1601 N. 39th St. Tampa, FL 33605

600 Garrison Cove Ln., Apt. 2B Tampa, FL 33602.

whose principal place of business or domicile is unkno YOU ARE NOTIFIED that an action

for construction lien foreclosure has been filed against you with regard to the real property described as:

A parcel of real property being a portion of Section 2, Township 30 South, Range 25 East, Polk County, State of Florida, as more particularly described in that certain Special Warranty Deed recorded in Official Records Book 08534, beginning at Page 0493, Public Records of Polk County, Florida;

Tax ID Nos. 25-30-02-000000-033030: 25-30-02-000000-033050; 25-30-02-000000-033070: 25-30-02-000000-033100; and

25-30-02-000000-033110. and you are required to serve a copy of your written defenses, if any, to it, on:

BARRY KALMANSON, P.A., Plaintiff's attorney, whose address is: 500 North Maitland Ave., Suite 305 Maitland, Florida 32751, within thirty (30)days after the 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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 March, 2023. Default Date April 19, 2023 Stacy M. Butterfield

Clerk of Circuit Court (SEAL) By /s/ April Cummins Deputy Clerk

Barry Kalmanson, P.A., Florida Bar No. 0814199 Attorney for Plaintiff 500 North Maitland Ave. Suite 305 Maitland, Florida 32751

March 24, 31, 2023

SECOND INSERTION

NOTICE OF PUBLIC SALE The following personal property of RICHARD ARNOLD BLAKESLEE, if deceased any unknown heirs or assigns, will, on April 5, 2023, at 10:30 a.m., at 368 Lisa Street, Lot #368, Lakeland, Polk County, Florida 33815; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1972 RICH MOBILE HOME, VIN: R134, TITLE NO.: 0004749045 and all other personal property located therein PREPARED BY:

J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 March 24, 31, 2023 23-00435K

SECOND INSERTION

NOTICE OF PUBLIC SALE The following personal property of ROBERT BRYAN BRADY, will, on April 5, 2023, at 11:30 a.m., at 324 Jean Avenue, Lot #324, Lakeland, Polk County, Florida 33815; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1982 CLAR MOBILE HOME, VIN: LFL1AB277000693, TI-TLE NO.: 0019967158 and all other personal property located therein

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 March 24, 31, 2023 23-00433K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.

53-2023-CP-000897-0000-XX **Division: Probate** IN RE: ESTATE OF CATHERINE E. SHEA, Deceased

The administration of the Estate of Catherine E. Shea, deceased, whose date of death was December 22, 2022. is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

notice is March 24, 2023.

Personal Representative: Eugene Hughto 223 Silver Falls Drive

Apollo Beach, Florida 33572 Attorney for Personal Representative: Carol J. Wallace Attorney for Personal Representative Florida Bar Number: 71059 Elder Law Firm of Clements & Wallace PL 310 East Main Street Lakeland, FL 33801 Telephone: (863) 687-2287 Fax: (863) 682-7385 E-Mail: cwallace@mclements.com Secondary E-Mail: abaustert@mclements.com March 24, 31, 2023

SECOND INSERTION

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

FILE NO.: 2022-CP-4431 IN RE: ESTATE OF JOHN PETER PAPINEAU, Decedent.

The administration of the estate of JOHN PETER PAPINEAU, deceased, File Number 2022-CP-4431, is pending in the Tenth Judicial Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida, 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All interested persons are required to file with this Court, WITHIN THREE (3) MONTHS OF THE FIRST PUBLI-CATION OF THIS NOTICE, all claims against the estate with the Court or be forever barred.

Publication of this Notice will begin on March 24, 2023.

/s/ Terry R. Papineau TERRY R. PAPINEAU 13801 Kerman Road Montrose, Michigan, 48457 Petitioner

s/ Edward P. Jordan EDWARD P. JORDAN II, ESQ. Florida Bar No.: 0602711 THE JORDAN LAW GROUP 1460 East Highway 50 Clermont, Florida, 34711 Tel.: (352) 394-1000 pleadings@epjordanlaw.com Attorney for Petitioner March 24, 31, 2023 23-00418K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-CP-0008010000XX

IN RE: ESTATE OF RUYE BERKLEY HAMILTON, A/K/A RUYE B. HAMILTON, Deceased.

The administration of the estate of RUYE BERKLEY HAMILTON, A/K/A RUYE B. HAMILTON, deceased, whose date of death was December 27, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

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

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

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

The date of first publication of this notice is: March 24, 2023. Signed on this 20th day of March, 2023.

/s/ Charles J. Hawkins, II CHARLES J. HAWKINS, II Personal Representative 2215 West Gore Street

Orlando, FL 32805

/s/ Alyson C. Hoffman ALYSON C. HOFFMAN Florida Bar No. 1026403 JULIA L. FREY Florida Bar No. 350486 Attorneys for Personal Representative Lowndes Drosdick Doster Kantor & Reed, P.A. 215 N. Eola Drive Orlando, FL 32801 Telephone: 407-843-4600

Email: alyson.hoffman@lowndes-law.com Email: julia.frey@lowndes-law.com Secondary Email:

suzanne.dawson@lowndeslaw.com March 24, 31, 2023 23-00417K

Business

SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2023-CP-000850-0000-XX

Division 14 IN RE: ESTATE OF THOMAS FRANKLIN CORCORAN Deceased.

The administration of the estate of Thomas Franklin Corcoran, deceased, whose date of death was January 16, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: Katherine I. Joyce Berstein Shur, 100 Middle Street

Portland, Maine 04101 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com March 24, 31, 2023 23-00425K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2022-CP-004370-0000-XX

Division 14 IN RE: ESTATE OF JOHN VINCENT BARRETT SR. Deceased.

The administration of the estate of John Vincent Barrett Sr., deceased, whose date of death was November 13, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

NOTWITHSTANDING THE TIME 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 24, 2023.

Personal Representative: John V. Barrett, Jr.

3605 S. Ocean Boulevard, Unit A237 South Palm Beach, Florida 33480 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundy March 24, 31, 2023 23-00426K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.

53-2023-CP-000778-0000-XX Division 14 IN RE: ESTATE OF MARCUS JAMEL CUNNINGHAM Deceased.

The administration of the estate of Marcus Jamel Cunningham, deceased, whose date of death was January 17, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: Cleo P. Wilson 1105 Melville Avenue

Lakeland, Florida 33805 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 $\hbox{E-Mail: caleb@mundylaw.com}$ March 24, 31, 2023 23-00419K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023- CP-000849 Division 14 IN RE: ESTATE OF EASTLYN GIBSON

Deceased. The administration of the estate of Eastlyn Gibson, deceased, whose date of death was

October 31, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830-3912. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THEDATE 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 24, 2023.

Personal Representative: Keevin Gibson 48 E. 52nd Street, Apt. 2R

Brooklyn, New York 11203 Attorney for Personal Representative: Thomas J. Upchurch, Esquire Florida Bar No. 0015821 Upchurch Law 1616 Concierge Blvd., Suite 101 Daytona Beach, Florida 32117 Telephone: (386) 492-3871 Email: service@upchurchlaw.com 2nd Email: clutes@upchurchlaw.com March 24, 31, 2023 23-00404K

PUBLISH YOUR LEGAL NOTICE

23-00409K

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**

or email legal@businessobserverfl.com

SECOND INSERTION

NOTICE OF PUBLIC SALE The following personal property of THOMAS BENNETT WATKINS, if deceased any unknown heirs or assigns, and BECKY JOANNE WATKINS, will, on April 5, 2023, at 11:00 a.m., at 333 Dawn Street, Lot #333, Lakeland, Polk County, Florida 33815; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1980 MANA MOBILE HOME, VIN: F0601105668, TITLE NO.: 0019724640 and all other personal property located therein PREPARED BY:

J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 March 24, 31, 2023 23-00434K

SECOND INSERTION

NOTICE OF PUBLIC SALE The following personal property of DANIEL V. RITCHIE, will, on April 5, 2023, at 10:00 a.m., at 335 Lisa Street, Lot #335, Lakeland, Polk County, Florida 33815: be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1976 ESTA MOBILE HOME, VIN: GD0CFL2762582, TITLE NO.: 0014233653 and all other personal property located there-

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 23-00436K March 24, 31, 2023

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 04/07/2023 at 10:00 am, the following property will be sold at public auction pursuant to F.S. 715.109: A 1973 MANA mobile home bearing vehicle identification number 0639718405 and all personal items located inside the mobile home. Last Tenant: Aurelio Cavazos and Verni Graciela Pineda Camacho, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Aurelio Cavazos and Verni Graciela Pineda Camacho

Sale to be held at: Peace River Village, 2405 State Road 60 E, Lot \$9, Bartow, FL 33830, 863-535-6302.

March 24, 31, 2023

23-00427K

SECOND INSERTION

NOTICE OF ACTION Constructive Service of Process IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No. 2023-CA-000143

Honorable Judge: YANCEY PLANET HOME LENDING, LLC TARA DENISE JACKSON: CEN-TRAL POINTE HOMEOWNERS ASSOCIATION, INC.; KEITH WAYNE GAINES; UNKNOWN SPOUSE OF KEITH WAYNE GAINES; UNKNOWN TENANT OC-CUPANT #1; UNKNOWN TENANT

OCCUPANT #2 Defendants, TO: TARA DENISE JACKSON

Last Known Address: 1849 WAL-LACE MANOR LN WINTER HAVEN

YOU ARE NOTIFIED that an action to Foreclose a Mortgage on the following property commonly known as 1849 WALLACE MANOR LN, WINTER HAVEN, FL 33880 and more particularly described as follows: LOT 105, CENTRAL POINTE,

ACCORDING TO THE PLAT OR MAP THEREOF, AS RE-CORDED IN PLAT BOOK 144, PAGES 9, 10 AND 11, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

PARCEL ID: 262830-639012-001050

COMMONLY KNOWN AS: 1849 WALLACE MANOR LN, WINTER HAVEN, FL 33880 has been filed against you and you

are required to serve of a copy of your written defenses, if any, to it on Matthew T. Wasinger, Esquire, the Plaintiff's attorney, whose address is 605 E. Robinson Street, Suite 730, Orlando, FL 32801 on or before April 21, 2023, not less than 30 days from the first proof of publication of this Notice, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the com-

plaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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,

DATED ON 15 day of March, 2023 STACY M. BUTTERFIELD, CPA POLK County Clerk of Court (SEAL) /s/ Asuncion Nieves As Deputy Clerk

23-00407K

Matthew T. Wasinger, Esquire, the Plaintiff's attorney, 605 E. Robinson Street, Suite 730,

Orlando, FL 32801 March 24, 31, 2023

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

Case #: 2022CA000053000000

DIVISION: 8 Carrington Mortgage Services, LLC Plaintiff, -vs.-

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Mary Ann Pierce a/k/a Mary Kosanke Pierce a/k/a Mary Ann Kosanke, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Dawn Doi Booker a/k/a Dawn D. Martinez Booker a/k/a Dawn Doi Martinez; Pamella Kae Fields a/k/a Pamela Kae Fields a/k/a Pamella K. Fields a/k/a Pamella Fields a/k/a Pamela Kay Fitzhugh; Thomas Earl Fields a/k/a Thomas Dutch Fields: Kelly Wayne Fields; Vicky Sari Williams a/k/a Vicky S. Bonar f/k/a Victoria Ireland; Unknown Spouse of Dawn Doi Booker a/k/a Dawn D. Martinez Booker a/k/a Dawn Doi Martinez: Unknown Spouse of Pamella Kae Fields a/k/a Pamela Kae Fields a/k/a Pamella K. Fields a/k/a Pamella Fields a/k/a Pamela Kay Fitzhugh: **Unknown Spouse of Thomas Earl** Fields a/k/a Thomas Dutch Fields; Unknown Spouse of Kelly Wayne Fields; Unknown Spouse of Vicky Sari Williams a/k/a Vicky S. Bonar f/k/a Victoria Ireland: Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2022CA000053000000 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Carrington Mortgage Services, LLC, Plaintiff and Unknown

Defendant(s).

Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Mary Ann Pierce a/k/a Mary Kosanke Pierce a/k/a Mary Ann Kosanke, Deceased and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for \cosh at www.polk.realforeclose.com at 10:00 A.M. on April 11, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 49, ROLLING HILLS, BE-ING THE NORTH 132 FEET OF THE SOUTH 1848 FEET OF THE EAST 330 FEET OF THE WEST 660 FEET OF THE EAST HALF OF THE SOUTHWEST QUAR-TER OF SECTION 18, TOWN-SHIP 29 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORI-

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UN-CLAIMED.

IF YOU ARE A PERSON WITH A DIS-ABILITY WHO NEEDS ANY ACCOM-MODATION IN ORDER TO PARTIC-IPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CER-TAIN ASSISTANCE. PLEASE CON-TACT THE COURT ADMINISTRA-TION, (863)-534-4690 WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL TDD (863) 534-7777 OR FLORI-DA RELAY SERVICE 1-800-955-8770. Submitted By: ATTORNEY FOR PLAINTIFF:

LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 21-325556 FC01 CGG

March 24, 31, 2023

23-00402K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION CASE NO. 53-2022CA-003813 JUAN GONZALEZ, and ROSA GONZALEZ, Petitioners, v.

ESTATE OF VIRGINIA A. VANCE, a/k/a VIRGINIA VANCE, DECEASED, THE UNKNOWN HEIRS, DEVISEES, AND ASSIGNS OF VIRGINIA A. VANCE, a/k/a VIRGINIA VANCE, ROBERT ALLEN VANCE, and MELANIE L. VANCE,

Respondents.

ESTATE OF VIRGINIA A. VANCE, a/k/a VIRGINIA VANCE, DE-CEASED, THE UNKNOWN HEIRS, DEVISEES, AND ASSIGNS OF VIR-GINIA A. VANCE, a/k/a VIRGINIA VANCE, and MELANIE L. VANCE, all addresses unknown

YOU ARE NOTIFIED that an action to quiet title, for declaratory judgment, and for other relief, regarding the following property in Polk County,

Tract 6, Rockridge Farmettes, as per the Plat thereof, recorded in Plat Book 77, Page 19, Public Records of Polk County, Florida.

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Christopher A. Desrochers, Esq., the Petitioner's/Plaintiff's attorney, whose address is 2504 Ave. G NW, Winter Haven, FL 33880 within 30 days after the date of the first publication of this notice, and file the original with the clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated on 3/20/23

STACY M. BUTTERFIELD, CLERK OF THE CIRCUIT COURT By: /s/ Jean Boyle As Deputy Clerk

Petitioner's/Plaintiff's Attorney: Christopher A. Desrochers, Esq., Christopher A. Desrochers, P.L., 2504 Ave. G NW, Winter Haven, FL 33880. (863) 299-8309. Email: cadlawfirm@hotmail.com Default Date 4/26/23

 $Mar.\ 24,\ 31;\ Apr.\ 7,\ 14,\ 2023$ 23-00424K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 53-2022-CA-003399 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES,

CREDITORS, AND ALL OTHER PARTIES CLAIMING BY. THROUGH, UNDER OR AGAINST THE ESTATE OF MARY MICHEL A/K/A MARY LOUISE MICHEL, DECEASED; Et Al., Defendant(s).

TO: BRANDI RICHARDSON Last Known Address 209 STATE ROUTE 8 BRIDGEWATER, NY 13313 Current Residence is Unknown BRANDON RICHARDSON Last Known Address 1220 SHELLS BUSH RD LITTLE FALLS, NY 13365 Current Residence is Unknown THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDI-

TORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARY MICHEL A/K/A MARY LOU-ISE MICHEL, DECEASED RESIDENCES UNKNOWN

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Polk County,

LOT 36, OF SOMERVILLE ES-TATES, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 69, PAGE

41, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the com-

plaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

Default Date March 27, 2023 DATED on 2/16, 2023.

Stacy M. Butterfield As Clerk of the Court (SEAL) By: /s/ April Cummins As Deputy Clerk Diaz Anselmo & Associates, P.A.,

Plaintiff's attorneys, P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com1460-186737 / PR2 March 24, 31, 2023

23-00400K

SECOND INSERTION

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

CASE NO. 2018CA002097000000 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

BLACK POINT ASSETS INC, INDIVIDUALLY AND AS TRUSTEE OF THE 3753 MADBURY CIRCLE LAND TRUST AND STAR POINTE CAPITAL, LLC, INDIVIDUALLY AND AS TRUSTEE OF THE 3753 MC LAND TRUST, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 27, 2022, and entered in 2018CA002097000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSO-CIATION is the Plaintiff and BLACK POINT ASSETS INC, AS TRUSTEE OF THE 3753 MADBURY CIRCLE LAND TRUST; BLACK POINT AS-SETS INC; STAR POINTE CAPITAL, LLC AS TRUSTEE OF THE 3753 MC LAND TRUST; STAR POINTE CAPITAL, LLC; HAMPTON HILLS SOUTH HOMEOWNERS ASSOCIA-TION, INC.; UNITED STATES OF AMERICA ON BEHALF OF SECRE-TARY OF HOUSING AND URBAN DEVELOPMENT; LAURA DAVIS; FREDERICK DAVIS A/K/A FREDERICK J. DAVIS; FLORIDA HOUS-ING FINANCE CORPORATION; UN-KNOWN BENEFICIARIES OF THE 3753 MC LAND TRUST: UNKNOWN BENEFICIARIES OF THE 3753 MAD-BURY CIRCLE LAND TRUST are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on April 18, 2023, the following described property as set forth in said

Final Judgment, to wit: LOT NO. 21, IN BLOCK NO. 22, OF HAMPTON HILLS SOUTH PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 140, PAGE 1, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 3753 MAD-BURY CIRCLE, LAKELAND, FL 33810

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

IMPORTANT

AMERICANS WITH DISABILI-TIES ACT. If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 21 day of March, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: _\S\Danielle Salem_ Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 18-159135 - MiM

23-00432K

March 24, 31, 2023

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION Case No. 2021CA002506

Division 15 MEB LOAN TRUST IV, U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY **BUT SOLELY AS TRUSTEE** Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES. LIENORS, CREDITORS AND

TRUSTEES OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED, VERONICA GOODWIN, A KNOWN HEIR OF MARY STREETER, BRENDA BARTON, A KNOWN HEIR OF MARY STREETER, DERICK FAGINS, A KNOWN HEIR OF MARY STREETER, WENDELL FAGINS, A KNOWN HEIR OF MARY STREETER, ARIEL FAGINS, A KNOWN HEIR OF MARY STREETER, ALLYSON BOATMAN. A KNOWN HEIR OF MARY STREETER, et al. Defendants. TO: ANTHONY

CHOLLETTE, AS KNOWN HEIR OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED LAST KNOWN ADDRESS 230 W NEES AVE APT 104 FRESNO, CA 93711 UNKNOWN SPOUSE OF ANTHONY CHOLLETTE LAST KNOWN AD-DRESS 230 W NEES AVE APT 104 FRESNO, CA 93711

You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida: LOT(S) 13, BLOCK 13 OF SILVERCREST ADDITION,

UNIT 2 AS RECORDED IN PLAT BOOK 22, PAGE 18,

ES SEQ., OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

commonly known as 1421 4TH ST NE, WINTER HAVEN, FL 33881 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before April 13, 2023, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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: March 7, 2023. CLERK OF THE COURT

Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000 By: /s/ April Cummins Deputy Clerk

Jennifer M. Scott Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 298100/2015238/and March 24, 31, 2023

23-00401K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.

532022CA002462000000 LOANDEPOT.COM, LLC, Plaintiff, vs. MICHAEL ANTHONY STOUTAMIRE SR; UNKNOWN SPOUSE OF MICHAEL ANTHONY STOUTAMIRE SR; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION INC.: STATE OF FLORIDA; CLERK OF THE COURT OF POLK COUNTY, FLORIDA;

UNKNOWN PERSON(S) IN

POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed March 6, 2023 and entered in Case No. 532022CA002462000000, of the Circuit Court of the 10th Judicial Circuit in and for POLK County, Florida, wherein LOANDEPOT.COM, LLC is Plaintiff and MICHAEL ANTHONY STOUTAMIRE SR; UNKNOWN SPOUSE OF MICHAEL ANTHONY STOUTAMIRE SR; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; VILLAG-ES AT BRIDGEWATER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA; CLERK OF THE COURT OF POLK COUNTY, FLORIDA; are defendants. STACY M. BUTTER-FIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.POLK.REALFORECLOSE.

COM, at 10:00 A.M., on April 20, 2023,

the following described property as set forth in said Final Judgment, to wit: LOT 4, BLOCK A, VILLAGES AT BRIDGEWATER VILLAGE 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 159, PAGE(S) 33 THROUGH 35, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 21st day of March, 2023. Eric Knopp, Esq.

Bar. No.: 709921 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 22-00660 LND V6.20190626

March 24, 31, 2023

23-00431K **OFFICIAL**

COUNTY

hillsclerk.com

pascoclerk.com

pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

PASCO COUNTY

PINELLAS COUNTY

1:23 4 MANATEE COUNTY HILLSBOROUGH

manateeclerk.com SARASOTA

COUNTY sarasotaclerk.com

CHARLOTTE

COUNTY charlotteclerk.com

LEE COUNTY leeclerk.ora

collierclerk.com

COLLIER COUNTY

ORANGE COUNTY

myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 2022CA-003312-0000-00

U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. RODNEY FRATICELLI OCASIO;

FLORIDA HOUSING FINANCE CORPORATION; WILLIAM'S PRESERVE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Cancel and Reschedule Foreclosure Sale dated the 13th day of March 2023, and entered in Case No. 2022CA-003312-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIA-TION is the Plaintiff and RODNEY FRATICELLI OCASIO FLORIDA HOUSING FINANCE CORPORA-TION WILLIAM'S PRESERVE PRESERVE HOMEOWNERS ASSOCIATION, INC.; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com 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 167, WILLIAM'S PRE-SERVE PHASE 1, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 160, PAGES 10

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA

GENERAL JURISDICTION

DIVISION

CASE NO. 2018CA005113000000 PACIFIC UNION FINANCIAL LLC.,

LUAYNE WITTER AND NADINE

NOTICE IS HEREBY GIVEN pursuant

to a Final Judgment of Foreclosure dat-

ed December 15, 2021, and entered in

2018CA005113000000 of the Circuit

Court of the TENTH Judicial Circuit in

and for Polk County, Florida, wherein

PACIFIC UNION FINANCIAL, LLC.

is the Plaintiff and LUAYNE WITTER:

NADINE WITTER; ROYAL RIDGE

HOMEOWNERS' ASSOCIATION, INC. F/K/A HUNTWICKE HOME-

OWNERS' ASSOCIATION, INC.; CAS-

TLE CREDIT CO HOLDINGS, LLC;

UNKNOWN SPOUSE OF FERNAN-

DO A. GALVIS are the Defendant(s).

Stacy M. Butterfield as the Clerk of the

Circuit Court will sell to the highest

and best bidder for cash at www.polk.

realforeclose.com, at 10:00 AM, on

April 12, 2023, the following described

property as set forth in said Final Judg-

LOT 239, ROYAL RIDEGE

PHASE III, ACCORDING TO

THE PLAT THEREOF, RE-CORDED IN PLAT BOOK 122,

PAGES(S) 39 AND 40, OF THE

PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 640 NICH-

NOTICE OF ACTION

IN THE CIRCUIT COURT OF

THE TENTH JUDICIAL CIRCUIT,

IN AND FOR POLK COUNTY,

FLORIDA.

CASE No.

532023CA000467000000

MORTGAGE ASSETS

MANAGEMENT, LLC

THE UNKNOWN HEIRS,

BENEFICIARIES, DEVISEES,

GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES

OF THE ESTATE OF SHIRLEY

THURSTON MARIE SPARGOS

A/K/A SHIRLEY THURSTON

(DECEASED), ET AL.

DEFENDANT(S).

CEASED)

M SPARGOS A/K/A SHIRLEY MARIE SPARGOS A/K/A SHIRLEY

To: THE UNKNOWN HEIRS, BEN-

EFICIARIES, DEVISEES, GRANT-

EES, ASSIGNORS, CREDITORS AND

TRUSTEES OF THE ESTATE OF SHIRLEY M SPARGOS A/K/A SHIR-

LEY MARIE SPARGOS A/K/A SHIR-

LEY THURSTON MARIE SPARGOS A/K/A SHIRLEY THURSTON (DE-

Lakeland, FL 33801 YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the

RESIDENCE: UNKNOWN LAST KNOWN ADDRESS:

1541 Huntington Street,

PLAINTIFF, VS.

Plaintiff, vs.

WITTER, et al.

Defendant(s).

THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY

THE OWNER OF RECORD AS OF

THE DATE OF THE LIS PENDENS

MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program

Dated this 16th day of March 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

OLSON DR, DAVENPORT, 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 in accor-

dance with Florida Statutes, Section

IMPORTANT

AMERICANS WITH DISABILI-

TIES ACT. If you are a person with a

disability who needs assistance in order

to participate in a program or service

of the State Courts System, you should

contact the Office of the Court Adminis-

trator at (863) 534-4686 (voice), (863)

534-7777 (TDD) or (800) 955-8770

(Florida Relay Service), as much in ad-

vance of your court appearance or visit

to the courthouse as possible. Please

be prepared to explain your functional

limitations and suggest an auxiliary

aid or service that you believe will en-

able you to effectively participate in the

court program or service.

Dated this 15 day of March, 2023.

ROBERTSON, ANSCHUTZ,

6409 Congress Ave., Suite 100

Service Email: flmail@raslg.com

SCHNEID, CRANE &

PARTNERS, PLLC

Attorney for Plaintiff

Boca Raton, FL 33487

Telephone: 561-241-6901

Facsimile: 561-997-6909

By: \S\Danielle Salem

Danielle Salem, Esquire

Communication Email:

dsalem@raslg.com

March 24, 31, 2023

18-210325 - EuE

SECOND INSERTION

Florida Bar No. 0058248

23-00410K

March 24, 31, 2023

33837

45.031.

SECOND INSERTION

SECOND INSERTION

POLK COUNTY

RE-NOTICE OF FORECLOSURE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CIRCUIT CIVIL DIVISION CASE NO.: 2019CA000613000000 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-86CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-86CB

Plaintiff(s), vs. MICHELLE NOBLE A/K/A MI-CHELLE KATHRYN NOBLE; et al., Defendant(s).

NOTICE IS HEREBY GIVEN THAT. pursuant to the Order Granting Emergency Motion to Reschedule Foreclosure Sale entered on March 16, 2023 in the above-captioned action, the Clerk

Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 18th day of April, 2023 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 33, old Nichols Grove, according to the plat thereof as recorded in Plat Book 95, Pages 40 and 41, of the public records of Polk County, Florida.

Property address: 129 Old Nichols Circle, Auburndale, FL 33823

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.

AMERICANS WITH DISABILI-TIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PRO-CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-ULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

I HEREBY CERTIFY a true and correct copy of the foregoing has been furnished to all parties on the attached service list by e-Service or by First Class U.S. Mail on this 17th day of March,

Respectfully submitted,

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

March 24, 31, 2023 23-00414K

SECOND INSERTION

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

CASE NO. 2023CA000005000000 CARRINGTON MORTGAGE SERVICES, LLC,

Plaintiff, vs. SHARON A. PALMER A/K/A SHARON WRIGHT, et al.

Defendant(s).NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 16, 2023, and entered in 2023CA000005000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein CARRINGTON MORTGAGE SER-VICES, LLC is the Plaintiff and SHA-RON A. PALMER A/K/A SHARON WRIGHT; HAROLD B. PALMER; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DE-VELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk. realforeclose.com, at 10:00 AM, on April 18, 2023, the following described property as set forth in said Final Judg-

ment, to wit: LOT 548, LAKE PIERCE RANCHETTES 5TH ADDITION, PHASE 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 82, PAGE 19, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETH-ER WITH 1999 MOBILE HOME - VIN NUMBERS: FLA14613918A AND FLA14613918B.

Property Address: 2442 APPA-LOOSA ROAD, LAKE WALES, FL 33898

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

IMPORTANT

AMERICANS WITH DISABILI-TIES ACT. If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 16 day of March, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 22-083463 - NaC March 24, 31, 2023 23-00413K

SECOND INSERTION

4110

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-1, ASSET-BACKED CERTIFICATES, SERIES 2006-1, Plaintiff, vs. JUAN M. CASTILLO, et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 02, 2019, and entered in 2018CA002808000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-1, ASSET-BACKED CERTIFICATES, SERIES 2006-1 is the Plaintiff and JUAN M. CASTILLO; UNKNOWN SPOUSE OF JUAN M. CASTILLO N/K/A ROSA CASTILLO; ASSOCIATION OF POINCIANA VILLAGES, INC.; POINCIANA VILLAGE THREE ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk. realforeclose.com, at 10:00 AM, on April 18, 2023, the following described property as set forth in said Final

Judgment, to wit: LOT 9, BLOCK 65, VILLAGE 3, NEIGHBORHOOD 1, CYPRESS POINT- 2, POINCIANA, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 59, PAGE 45 THROUGH 47, OF THE PUBLIC

RECORDS OF POLK COUNTY. FLORIDA Property Address: 710 DIVOT LANE, POINCIANA, FL 34759-

Any person claiming an interest in the 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 DISABILI-TIES ACT. If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will en-

able you to effectively participate in the court program or service. Dated this 21 day of March, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com

17-078283 - EuE

March 24, 31, 2023

23-00430K

SECOND INSERTION

SECOND NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO .:

532022CA002707000000 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v. ALFRED B. GIFFORD; et al,

Defendants. To the following Defendant(s): ALL UNKNOWN HEIRS, BENEFI-CIARIES, LEGATEES, DEVISEES,

PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PER-SON CLAIMING BY, THROUGH, UNDER OR AGAINST ALFRED B. GIFFORD, DECEASED

(Last Known Address: 741 Parrot Ct. Kissimmee, FL 34759) YOU ARE NOTIFIED that an action

to foreclose based on boundaries established by acquiescence, on the following

described property:

LOT 5, BLOCK 714, POINCIANA, NEIGHBORHOOD
5 NORTH, VILLAGE 3, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGES 27-42 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti

Berger LLP, Attorney for Plaintiff,

whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 on or before April 13, 2023, a date which is within thirty (30) days after the first publication of this Notice in the 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.

This notice is provided pursuant to Administrative Order No. 2010-08.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 7 day of March, 2023. STACY M. BUTTERFIELD, CPA As Clerk of the Court (SEAL) By /s/ April Cummins As Deputy Clerk

Ghidotti| Berger LLP, Attorney for Plaintiff, 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 $\,$ 23-00408K March 24, 31, 2023

THIRD INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO: 2023-CA-000147 BEYONCA WEST AUGUSTIN and MARKEISHA SMITH, Plaintiffs, v. PATRICIA HAYES; THE

UNKNOWN SPOUSE OF PATRICIA HAYES; GLORIA LUMPKIN; THE UNKNOWN SPOUSE OF GLORIA LUMPKIN; THE ESTATE OF ALBERT L. HAYES: JACOB HAYES: THE UNKNOWN SPOUSE OF JACOB HAYES; THE ESTATE OF LEO HAYES; THE ESTATE OF ETHEL MAY HAYES; and all unknown parties claiming by, through, under or against Defendants, whether living or not and whether said unknown parties claim as heirs devisees, grantee, assignees, lienors, creditors, trustees, or in any other capacity claiming by, through, under or against the named Defendants, Defendants.

YOU ARE HEREBY NOTIFIED that a quiet title action to the following properties in Polk County, Florida:

The real property is commonly known and is legally described as Address: 1301 Avenue L, Haines City, Florida 33844 Parcel ID No.: 27-27-21-752500-001010 Lot 1, Block A, of J.R. WAD-SWORTH'S SUBDIVISION, according to the map of plat thereof as recorded in Plat Book 8,

Page 49, Public Records of Polk County, Florida. Patricia Hayes

Unknown Spouse of Patricia

Haves Gloria Lumpkin Spouse of Gloria Unknown Lumpkin Jacob Hayes Unknown Spouse of Jacob Hayes The Estate of Leo Haves

The Estate of Ethel May Hayes Any Unknown Heirs

has been filed against you and you are required to serve a copy of your written defenses, if any, to Cheyenne Whitfield, Esq., attorney for Plaintiff, located at 10150 Highland Manor Dr, Suite 200, Tampa FL 33610, and file the original with the clerk of this court either before service on the Petitioner or immediately thereafter on 4-13-23, otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator. 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 on March 7, 2023. Stacy M. Butterfield, C.P.A.

As Clerk of the Court (SEAL) By: April Cummins As Deputy Clerk Cheyenne Whitfield, Esq.,

Attorney for Plantiff 10150 Highland Manor Dr, Suite 200, Tampa FĽ 33610 Mar. 17, 24, 31, Apr. 7 2023

23-00372K

SECOND INSERTION

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

CASE NO. 2022CA002273000000 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 EDWARD

COX, DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 14, 2023, and entered

in 2022CA002273000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk 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 EDWARD COX, DECEASED; BETTY SMITH; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on April 18, 2023, the following described property as set forth in said Final Judgment, to wit:

BEGINNING AT THE NW COR-NER OF THE SW 1/4 OF THE SW 1/4 OF SECTION 12, TOWN-SHIP 31 SOUTH, RANGE 23 EAST, IN THE BRADLEY JUNC-TION, FLORIDA AREA, AND RUN SOUTH FOR A DISTANCE

OF 310 FEET, THENCE EAST TO A DISTANCE OF 100 FEET TO A POINT, FROM THIS POINT RUN SOUTH 50 FEET, THENCE EAST 115 FEET, THENCE NORTH 50 FEET, THENCE WEST 115 FEET TO THE POINT OF BEGINNING.

Property Address: 6930 WILSON ST, BRADLEY, FL 33835

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

IMPORTANT

AMERICANS WITH DISABILI-TIES ACT. If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 16 day of March, 2023. Bv: \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 22-042563 - NaC March 24, 31, 2023

23-00412K

following described property located in Polk County, Florida: LOT 19 OF HOLLINSWORTH PARK, UNIT NO. 1, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIR-CUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN

relief demanded in the Complaint. Business Observer.

Date: March 21, 2023

Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff,

PLAT BOOK 36, PAGE 5. has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attornevs for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton. FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before April 27, 2023 or immediately thereafter, otherwise a default may be entered against you for the

23-00411K

This notice shall be published once a week for two consecutive weeks in the

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

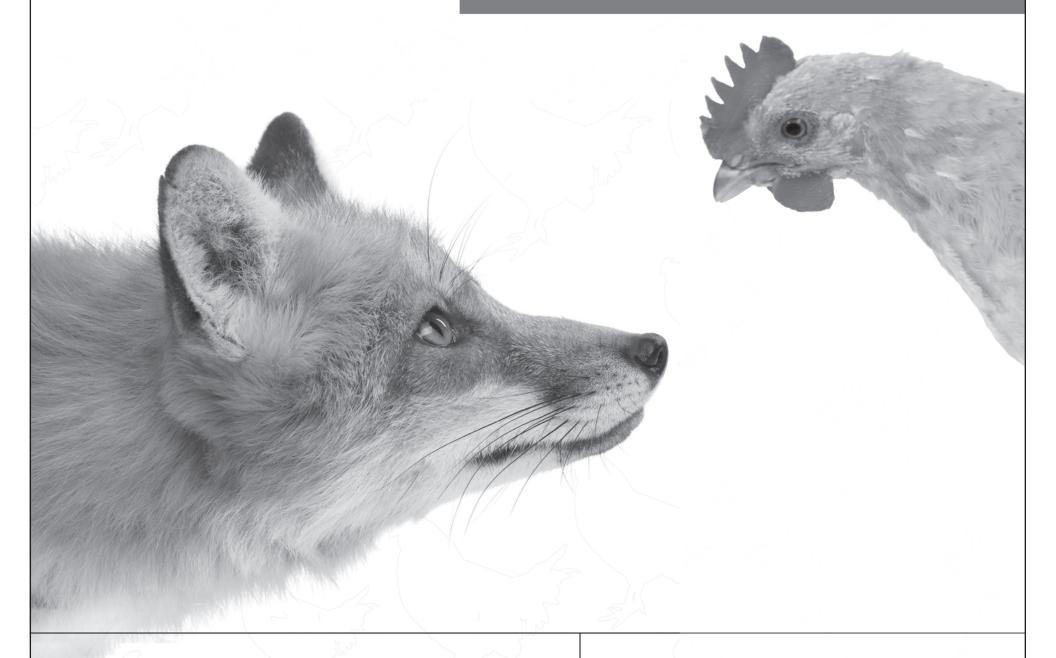
> Clerk of the Circuit Court (SEAL) By: April Cummins Deputy Clerk of the Court

1515 South Federal Highway, Suite 100, Boca Raton, FL 33432 Our Case #: 22-001795-REV-FHA-F\ 53202CA000467000000\PHH 23-00437K March 24, 31, 2023

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

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

This is like putting the fox in charge of the hen house.



Keep Public Notices in Newspapers



PUBLIC NOTICES

An American Tradition

Public notice is an important tool in assuring an informed citizenry. Notices are mandated by legislatures to make sure there is a public window into the activities of governments, officers of the court and others holding a public trust. There are four key elements to a valid public notice. It should be executed by an entity outside the one mandated to provide notice, so proper checks and balances are in place.

A public notice informs citizens of government or government-related activities that affect citizens' everyday lives. A public notice typically has four elements:

- Independent: A public notice is published in a forum independent of the government, typically in a local newspaper.
- Archivable: A public notice is archived in a secure and publicly available format.
- Accessible: A public notice is capable of being accessed by all segments of society.
- Verifiable: The public and the source f the notice are able to verify that the notice was published, usually by an affidavit provided by the publisher.

(Adapted from the Public Resource Notice Center)

Types of Public Notices

There are three standard types:
• Citizen participation notices
inform the public about proposed government action and allow the public

time to react to such proposals.

One such example is a public hearing notice.

• Business and commerce notices

relate to government contracts and purchases. Notices of contract bids allow citizens to ensure that the government is operating in accordance with principles of equal opportunity and is acting responsibly in spending taxpayer money.

• Court notices are required of many non-governmental entities that

use public powers or institutions in some way. Examples include notices of home mortgage foreclosures, which can provide a public alert of widespread credit problems, fraud in underwriting and a basis for analyses of housing trends.

This notice allows the public to object to an appointment based on any conflict of interest.

The history of public notices

Public notices existed long before the emergence of newspapers. The concept itself began when early civilizations posted notices in public squares. This crude method was eventually refined with the publication of the first English language newspaper in 1665 — a court newspaper called the Oxford Gazette. After being renamed The London Gazette, this official newspaper carried notices from the King's Court, London

officials and outlying regions.

The American system is modeled after the British system. State governments published public notices before America's founding, and the newly-created federal government followed suit. In 1789, the Acts of the First Congress required the Secretary of State to publish all bills, orders, resolutions and congressional votes in at least three publicly available newspapers.

An important premise both in federal

and local governments of the United States, as well as in many republics around the world, is that information about government activities must be accessible for the electorate to make well-informed decisions.

Public notices in newspapers still provide this accessibility to citizens who want to know more about government activities. Public notice laws serve to outline the most effective method of reaching the public.

Public notice supports due process

Public notices are integral to democratic governance and stem from the right to "due process of law" guaranteed by the federal and state constitutions. Due process of law protects Americans' rights from arbitrary or wrongful violations. This concept has two parts: substantive due process and procedural due process.

Substantive due process refers to the

types of rights that are protected. Procedural due process refers to the means of protecting those rights.

Substantive due process ensures that certain basic rights are not violated, while procedural due process may require suitable notice and a hearing before a government or court-appointed body can act in a way that may affect those basic rights.

Public notices play a vital role in

substantive and procedural due process because they provide a window into government actions and also afford notice to citizens of actions about to take place so they may exercise their constitutional right to be heard. Notification not only informs the individual or entity most directly affected, but it also informs the public, which has an interest in knowing how public powers are being used.

THE RISKS OF NOTICES ONLY ON THE INTERNET

Although it has been part of American society for a quarter-century as a network for scholars and government agencies, the Internet has been widely used by citizens for about 15 years.

Because of its structure with computer clients and servers, information packets and open-network codes, the Internet remains vulnerable and sometimes unstable. Power surges, corrupted software and downed servers can disrupt access. Government agencies cannot ensure that information located on a server is secure.

Even a highly technological site like that of the Pentagon's has been affected. In June 2007, the Pentagon was forced to take about 1,500 computers off-line because of a cyberattack. Then-Defense Department Secretary Robert Gates stated that the Pentagon sees hundreds of attacks every day.

Public notices guard our constitutional right to due process of law by informing citizens of government action and providing proof of publication via notarized affidavits of publication. Unlike the time-tested and trusted local newspapers that citizens have come to rely on for public notices, the Internet is an unstable medium for information. While it is valuable tool in disseminating information, it has not yet reached a level of sophistication and technological stability that would justify its supplanting newspapers as the primary venue for public notices.

It is still uncertain how a "Net" affidavit could show proof of a public notice publication when constant technological change makes any attempt at archiving and accessing such a document online for any significant time dubious.

No less problematic for the Internet is its reach. Those who live in rural areas where broadband does not exist and others who simply cannot afford the Internet cannot access web public notices. In situations where foreclosures are on the rise due, in part, to predatory mortgage lending, more, not less, access to public notices is needed to better inform citizens about their rights and their choices.

It is difficult to justify, then, moving public notices from newspapers only to public-notice Web sites administered either by already over-burdened state governments or by third-party vendors who lack the experience and long-term viability newspapers have proven in publishing notices.

So far in the Internet age, newspapers remain the most trusted and primary method for providing citizens access to public notices.

WHY NEWSPAPERS?

Newspapers are the primary source

Newspapers, founded on the constitutional right of free press, have been serving the public's right to know in America since precolonial times and on the European continent since the 17th century. Because of their traditional information role in society and their long-established independence, newspapers remain the primary source for publishing public notices.

Upholding the public's right to know is essential to our country's way of life. Our government governs with the consent of the people, and this consent must be informed. Local newspapers keep the public informed about the inner workings of their respective state and local governments, thereby allowing citizens to participate more fully in the democratic process. Without this participation, the potential for misguided policies increases.

Newspaper tradition

Newspapers allow the government to notify the public of government actions. The government has a fundamental responsibility to ensure adequate notification to the public of its actions. Therefore, the government has a duty to make sure the methods used in satisfying this responsibility are the most effective.

Newspapers provide neutrality from government and credible distance from political pressures or partisan disagreements. Local and community newspapers serve as third-party reporters to the public, publishing information that can be beneficial or sometimes detrimental to the government's public image. They provide an environment for notices that the

public traditionally has regarded as neutral. Public notices in this print environment gain credibility because of the long history of trust in the local newspaper.

Placing notices on government Web sites undermines this neutral interest and removes a critical check and balance. While it may seem appealing on the surface in an age of ever-more sophisticated government Web sites, the potential for mishandling is great.

On the other hand, public notices in independent newspapers increase government transparency by opening up the decision-making process to the public's eyes. Without this oversight, local governments could enact controversial policies without input from the public.

Newspapers serve as effective monitors of governments and ensure that they publish information as required by law. Public notices are typically required by a statute or a regulation. The independent press can provide a valuable civic role by helping to monitor that the notices were published when required. If governments were responsible for publishing their own notices, no neutral and independent entity would have the incentive and the means to track public-notice publication.

Newspapers: The best medium for public notices

Newspapers, for the most of the republic's history, have been the accepted medium for public notices. This is exactly where the public, even infrequent readers, expects to find them. In addition, specialized publications, such as legal newspapers, are well known for

providing public notices to the population through legal communities. Other general interest newspapers, such as county seat weeklies, are the forum where county citizens expect to locate notices of important public

Business

Observer

business. Furthermore, the vast majority of these notices arrive at citizens' homes in a context that compels readership (amid local news, sports features and other content).

Another reason for the effectiveness of newspapers is that newspapers provide valid evidence of readership.

Legislatures are rightly concerned about web-only notices, given the digital divide between rich and poor, rural and urban residents. The Internet is either too costly or simply geographically unavailable to large segments of society.

Notices become historical records

The newspaper as paper of record is an important factor in the public policy of notices. Government Web sites cannot provide a secure archival history the way newspapers can. Electronic records lack permanence and can easily be intentionally or accidentally erased. Even the Library of Congress has recognized this shortcoming and has embarked upon a major project to attempt to archive digital records that are in danger of being "forever lost" due to Internet impermanence.

Despite these problems, the federal courts unwisely approved a rule change to the Federal Rules of Civil Procedure recently that would move notices of federal asset forfeitures out of newspapers and onto a Web site administered by the Department of Justice. Yet, the courts have little research to show that the Justice Department's Web site will produce viable, ac-

cessible, archivable notices.
While Internet web

While Internet web pages pose serious archiving challenges, newspapers, on the other hand, become historical documents. They are oriented and published with a date on every page. They cannot be deceptively altered after printing as a web page could. Historians, judges, lawyers, genealogists and researchers, to name only a few, use newspapers and public notices in particular as sources for records.

Newspaper notices protect due process

Procedural due process, as granted by the U.S. Constitution and interpreted

by courts, generally requires an individual to receive notice and a hearing before he or she is deprived of certain rights or property. For example, before a person's home is sold by a county sheriff at a foreclosure sale, he or she must receive notice of the foreclosure sale and an opportunity to save the house from foreclosure. If the owner does not receive the notice, he may challenge the sale in court. The court may then void the sale or prevent the sale from happening to protect due process.

Newspapers are generally paid to run public notices, which recognizes that their publication creates a cost in paper, ink and delivery.