MANATEE COUNTY LEGAL NOTICES

FIRST INSERTION

Notice is hereby given that VAN-GUARD ARMS LLC, OWNER, desiring to engage in business under the fictitious name of VANGUARD GUNS located at 5115 SR 64 E, BRADENTON, FLORIDA 34208 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. April 14, 2023 23-00582M

FIRST INSERTION

Notice is hereby given that ELIZA-BETH A KELLY, OWNER, desiring to engage in business under the fictitious name of HR ADVISOR GROUP located at 5922 CESSNA RUN, LAKE-WOOD RANCH, FLORIDA 34211 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

23-00583M April 14, 2023

FIRST INSERTION

Notice is hereby given that S2R CON-STRUCTION LLC, OWNER, desiring to engage in business under the fictitious name of GULFCOAST CONSTRUCTORS SRQ located at 12524 25TH CT. E, PARRISH, FLOR-IDA 34219 intends to register the said name in MANATEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.. April 14, 2023 23-00584M

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 4/28/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1981 SCHU HS S176250A & S176250B Last Tenants: RANDY LEE CARBER-RY AND VICKIE JO MADDEN and all unknown parties beneficiaries heirs . Sale to be at MHC COLONY COVE, LLC, 101 AMSTERDAM AVE, ELLEN-TON, FL 34222. 813-282-5925 April 14, 21, 2023 23-00578M

FIRST INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 04/28/2023 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1974 MERC mobile home bearing Vehicle Identification Number 0361420H and all personal items located inside the mobile home. Last Tenant: Ronald Vladas Richardson. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221, (941)-845-3115.

April 14, 21, 2023 23-00597M

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Karnes Realty Group located at PO Box 110594 in the City of Bradenton, Manatee County, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 12th day of April, 2023. William Karnes 23-00602M April 14, 2023

FIRST INSERTION Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Eastman Craighead Periodontics and Implants located at 6310 Health Pkwy. Suite 240 in the City of Bradenton, Manatee County, FL 34202 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 5th day of April, 2023. TDN DENTISTRY, PLLC April Richards

April 14, 2023 23-00579M

FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of THOMAS E. PLUNKETT, if deceased any unknown heirs or assigns, PHYL-LIS PLUNKETT and UNKNOWN PARTY IN POSSESSION, will, on April 26, 2023, at 10:00 a.m., at 3701 14th Street West, Lot #41, Bradenton, Manatee County, Florida 34205; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1974 GRAY MOBILE HOME, VIN: 15266, TITLE NO.: 0014323238 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 23-00601M April 14, 21, 2023

FIRST INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE 12th JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA CIVIL DIVISION

Case No. 2023-CA-002841 In re:

SRQ INDUSTRIES, INC., Assignor, to LARRY S. HYMAN,

Assignee.

TO: ALL CREDITORS AND OTHER INTERESTED PARTIES:

1. PLEASE TAKE NOTICE that on or about March 29, 2023, a Petition was filed commencing an Assignment for the Benefit of Creditors, pursuant to Chapter 727, Fla. Stat., made by SRQ INDUSTRIES, INC., Assignor, with its principal place of business at 11902 Seabrook Ave., Bradenton, FL 34211, to Larry S. Hyman, Assignee, whose address is PO Box 18625, Tampa, FL 33679. The Petition was filed in the Cir-cuit Court of Manatee County.

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

YOU ARE HEREBY FURTHER NOTIFIED that in order to receive any dividend in this proceeding, you must file a Proof of Claim with the Assignee on or before July 27, 2023. Apr. 14, 21, 28; May 5, 2023

23-00594M

23-00588M

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 Gary William John Adams located at 606 Riviera Dunes Way Apt 407, in the County of Manatee, in the City of Palmetto, Florida 34221 intends to register the said name with the Division of Corporations of the Florida

Department of State, Tallahassee, Florida. Dated at Palmetto, Florida, this 7th day of April, 2023.

Gary William John Adams April 14, 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 Nox & Lily located at 6115 46th Ln E. in the County of Manatee, in the City of Bradenton, Florida 34203 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bradenton, Florida, this 11th day of April, 2023. DREAM ME ALWAYS LLC

23-00591M April 14, 2023

FIRST INSERTION NOTICE OF FORFEITURE

PROCEEDINGS IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

Case Number: 2023-CA-001098 IN RE: FORFEITURE OF: One (1) 2023 Mercedes-Benz GLB250

VIN: W1N4M4GB3PW262941

ALL PERSONS who claim an interest in the following property: One (1) 2023 Mercedes-Benz GLB250 VIN: W1N4M4GB3PW262941, which was seized because said property is alleged to be contraband as defined by Sections 932.701 (2)(a)(1-6) Florida Statutes by the Department of Highway Safety and Motor Vehicles, Division of Florida Highway Patrol, on or about February 27, 2023, in Manatee County, Florida. Any owner, entity, bona fide lienholder, or person in possession of the property when seized has the right to request an adversarial preliminary hearing for a probable cause determination within fifteen (15) days of initial receipt of notice, by providing such request to Angeline Attila. Assistant General Counsel. Department of Highway Safety and Motor Vehicles, 5023 53rd Ave. E. Bradenton, Florida 34203, by certified mail return receipt requested. A complaint for forfeiture has been filed in the above styled court. 23-00587M

April 14, 21, 2023

FIRST INSERTION

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

PROBATE DIVISION Case 412023CP000534CPAXMA IN RE: ESTATE OF

JOHN GEORGE SPICIARICH

Deceased. The administration of the estate of John George Spiciarich, deceased, whose date of death was October 26, 2022, is pending in the Circuit Court for Manatee, Florida, Probate Division, the address of which is Attn: Probate, PO BOX 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth

below. All creditors of the decedent and othIN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION Case #: 2022CA001369AX

DIVISION: B THE BANK OF NEW YORK MELLON f/k/a THE BANK OF NEW YORK as Trustee for FIRST HORIZON ALTERNATIVE MORTGAGE SECURITIES TRUST 2005-AA6

Plaintiff, -vs.-Brian P. Wynne; Shannon D. Wynne; First Horizon Home Loan **Corporation; Covered Bridge** Estates Community Association, Inc.; 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) Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2022CA001369AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein THE BANK OF NEW YORK MELLON f/k/a THE BANK OF NEW YORK as Trustee for FIRST HORIZON ALTER-NATIVE MORTGAGE SECURITIES TRUST 2005-AA6, Plaintiff and Brian P. Wynne are defendant(s), I, Clerk of Court, Angelina Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW. MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on May 17, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 72, COVERED BRIDGE ESTATES, PHASE 2, A SUBDI-VISION, ACCORDING TO THE PLAT THEREOF AS RECORD-

CONSTRUCTIVE SERVICE

NOTICE OF ACTION -

TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 412023CA000773CAAXMA DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR EQUIFIRST LOAN SECURITIZATION TRUST 2007-1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DEBORAH MCGOVERN, DECEASED, et. al. Defendant(s),

TO: THE UNKNOWN HEIRS, BENF-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DEBORAH MCGOVERN, DECEASED.

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

FIRST INSERTION

ED IN PLAT BOOK 36, PAGES 41 THROUGH 48, INCLUSIVE, NOTICE OF SALE IN THE CIRCUIT COURT OF THE OF THE PUBLIC RECORDS OF TWELFTH JUDICIAL CIRCUIT MANATEE COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. *Pursuant to Fla. R. Jud. Admin.

2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com*

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. LOGS LEGAL GROUP LLP Attorneys for Plaintiff 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 21-325270 FC01 CXE April 14, 21, 2023 23-00590M

FIRST INSERTION

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

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

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

or voice impaired, call 711. WITNESS my hand and the seal of

VICE OF A COPY OF THIS NOTICE ON THEM. ALL CLAIMS NOT SO FILED

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 April 14, 2023. Personal Representative: Shiloh Brook Chism 2713 20th Avenue Drive Bradenton, FL 34205 Attorney for Personal Representative: William C. Price, IV 522 12th Street West Bradenton, FL 34205 (941)-747-8001 Florida Bar No. 1003106

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

IN RE: ESTATE OF GALE M. GRAF Deceased.

GALE M. GRAF, deceased, whose date of death was April 29, 2015, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

IN THE CIRCUIT COURT OF THE

April 14, 21, 2023 23-00599M

FIRST INSERTION

MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2015CP001792AX Division: Probate/Moreland

The administration of the estate of

All creditors of the decedent and oth-

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

23-00585M

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

PROBATE DIVISION

Case Number: 2022-CP-2074 IN RE: THE ESTATE OF

MARK ANTHONY WATSON,

Deceased. The administration of the estate of

Mark Anthony Watson, deceased,

whose date of death was April 23, 2022,

File Number 2022-CP-2074, is pend-

ing in the Circuit Court for Manatee

County, Florida, Probate Division, the

address of which is P.O. Box 25400,

Bradenton FL 34206. The names and

addresses of the personal representa-

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

WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME

PALM BAY MHC HOLDINGS, LLC 715 10TH STREET EAST PALMETTO, FL 34221

715.105 NOTICE OF RIGHT TO RECLAIM ABANDONED PROPERTY

FIRST INSERTION

(Certified Mail, Return Receipt Required and by Regular Mail) AND PUBLISHED PURSUANT TO F.S. 709.109(2)

TO: MICHAEL HESS, DAVID WRAY AND ANY UNKNOWN TENANTS AT:

751 10th Street East, LOT 504 Palmetto, Manatee County, Florida 34221 CMRR: 7022-1670-0001-4521-1539

TO: DAVID WRAY

6255 Red Haw Lane

Indianapolis, IN 46236-2934

CMRR: 7022-1670-0001-4521-1522

When you vacated the premises at 715 10th STREET EAST, LOT 504, PALMETTO, FL 34221 the following personal property remained:

1980 Glenhill Road Machinery double-wide mobile home, Vehicle Identification No. FLFL2AA08792739, Title No. 0017965362 and VIN# FLFL2BA08792739; Title #0017965361 and UNIDENTIFIED PERSONAL PROPERTY INSIDE IT.

If you own this property, you may claim it at: 751 10th STREET EAST, PALMETTO, FL 34221

(Main Office)

Unless you pay the reasonable costs of storage and advertising, if any, for all the above described property and take possession of the property which you claim, not later than April 28, 2023 at 11:00 a.m., this property will be sold pursuant to Florida Statutes §715.109.

PLEASE NOTE: If you fail to reclaim the property, it will be sold at a Public Sale after notice of the sale has been given by this publication. You have the right to bid on the property at the sale. After the property is sold and the costs of storage, advertising, and sale are deducted, the remaining money will be paid over to the county. You may claim the remaining money at any time within one year after the county receives the money.

DATE: April 10, 2023

PALM BAY MHC HOLDINGS, LLC KATHY HOFF, PARK MANAGER 715 10th Street East Palmetto, FL 34221 (941)-722-7048

April 14, 21, 2023

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 April 14, 2023.

Personal Representative: Lisa Galjanic

7603 55th Street E Ellenton, FL 34222 Attorney for Personal Representative: Robert D. King, Esq Florida Bar No. 89104 The King Firm, PA 4430 Park Blvd Pinellas Park, Florida 33781 April 14, 21, 2023 23-00581M

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

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

The date of first publication of this notice is April 14, 2023.

Personal Representative: KARI L. STAPLES

11594 57th Street Circle E. Parrish, FL 34219 Attorney for Personal Representative: THOMAS R. WALSER, ESQ. Email Address: trwalser@floridaprobatefirm.com Florida Bar No. 116596 Florida Probate Law Firm, PLLC 4800 N. Federal Highway, Suite 106D Boca Raton, Florida 33431 April 14, 21, 2023 23-00598M

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 3, PALM VIEW PLACE, A

SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGE 47, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-DA.

has been filed against you and you are

this Court at County, Florida, this 12 day of APRIL, 2023

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) BY: Kris Gaffney DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487

PRIMARY EMAIL: flmail@raslg.com 22-090678 23-00600M April 14, 21, 2023



NOTWITHSTANDING THE TIME

MANATEE COUNTY

APRIL 14 - APRIL 20, 2023

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

CASE NO.: 2021 CC 8315 WHITE SANDS OF LONGBOAT CONDOMINIUM ASSOCIATION, Plaintiff, vs

JOHN M. FORBES, SUSAN C. FORBES, JOHN R. MULLER, DOLORES J. WILLIAMS, JOSEPH E. BUISHAS, ROSEMARY C. BUISHAS, DORIS J. KAUFFMAN, AND STEPHEN R. KAUFFMAN, TRUSTEE OF THE J. RICHARD KAUFFMAN REVOCABLE LIVING TRUST DATED 6/2/10. Defendants.

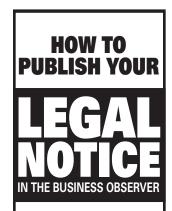
NOTICE of Sale is hereby given pursuant to the Final Judgment as to Count I entered in the above noted case that the following properties will be sold in Manatee County, Florida by the Manatee County Clerk of Court, described as: UNIT NUMBER 114; WEEK NUMBER 36 of White Sands of Longboat Condominium according to the Declaration of Condominium recorded in Official Records Book 986, Pages 3300 through 3377 and Amendments thereto and as per Plat thereof Recorded in Condominium Book 10 Pages 194 through 197 of the Public Records of Manatee County, Florida, and the appurtenant undivided interest in

common elements thereto. At public sale, to the highest and best bidder for cash, via the internet at www. manatee.realforeclose.com, at 11:00 a.m. on the 2nd day of May, 2023. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by ACH, wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

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

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

Dated: April 12, 2023. Respectfully submitted, Hankin & Hankin 100 Wallace Avenue, Suite 100 Sarasota, FL 34237 By: Shannon G. Hankin, Esquire Florida Bar No. 812471 Attorneys For Plaintiff April 14, 21, 2023 23-00604M



FIRST INSERTION NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY, FLORIDA CASE NO. 2020CA000967AX WELLS FARGO BANK, N.A.

Plaintiff, v. SCOTT CARSON; UNKNOWN SPOUSE OF SCOTT CARSON; **UNKNOWN TENANT 1:** UNKNOWN TENANT 2; CHELSEA OAKS HOMÉOWNERS ASSOCIATION, INC. Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on April 10, 2023, in this cause, in the Circuit Court of Manatee County, Florida, the office of Angelina "Angel" Colonneso, Clerk of the Circuit Court, shall sell the property situated in Manatee County, Florida, described as:

LOT 190, CHELSEA OAKS, PHASE II &III, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 46, PAGE 19, OF THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA.

a/k/a 12513 30TH STREET CIR E, PARRISH, FL 34219-1625 at public sale, to the highest and best bidder, for cash, online at www.

manatee.realforeclose.com, on May 11, 2023 beginning at 11:00 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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 11th. day of April, 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 1000006127 April 14, 21, 2023 23-00595M

FIRST INSERTION NOTICE TO CREDITORS Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 0466 **Division Probate** IN RE: ESTATE OF Deborah Kent Anderson Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Deborah Kent Anderson, deceased, File Number 2023 CP 0466; by the Circuit Court for Manatee County, Florida, Probate Division; the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton Florida; that the decedent's date of death was December 31, 2022; that the total value of the estate is \$29,584.80 and that the names and address of those to whom it has been assigned by such

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-000641 IN RE: ESTATE OF BETTY S. HENRY, a/k/a BETTY SCHMID HENRY Deceased.

The administration of the estate of BETTY S. HENRY, a/k/a BETTY SCHMID HENRY, deceased, whose date of death was November 9, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-IN 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 APRIL 14, 2023. Personal Representative:

/s/ Linda R. Milne LINDA R. MILNE, a/k/a LINDA S. MILNE 212 Cityside Drive #50 Montpelier, Vermont 05602 Attorney for Personal Representative:

/s/ Donna I. Sobel DONNA I. SOBEL, ESQUIRE Attorney Florida Bar Number: 370096 4900 Manatee Avenue W., Suite 206 Bradenton, FL 34209 Telephone: (941) 747-0001 Fax: (941) 746-2094 E-Mail: donna@sobelattorneys.com

Secondary E-Mail: scharles@sobelattorneys.com April 14, 21, 2023 23-00593M

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION Case No. 2022 CP 3302 JUDGE DIANA MORELAND IN RE: ESTATE OF JAMES W. SAUR Deceased

The administration of the Estate of James W. Saur, deceased, whose date of death was June 30, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or de-mands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BE-FORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF

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

FLORIDA PROBATE DIVISION File No. 2023-CP-365 IN RE: ESTATE OF RAYMOND HUTCHINSON, also known as RAYMOND HUTCHINSON, JR., Deceased.

The administration of the estate of RAYMOND HUTCHINSON, also known as RAYMOND HUTCHINSON, JR., deceased, whose date of death was October 24, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: April 14, 2023. Brian Raymond Hutchinson Personal Representative 304 52nd Avenue East Bradenton, FL 34203 M. Brandon Robinson, Esq. Attorney for Personal Representative

Florida Bar No. 0119364 BARNES WALKER, GOETHE. PERRON, SHEA, & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: brobinson@barneswalker.com April 14, 21, 2023 23-00592M

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO. 2023CP000671AX IN RE: THE ESTATE OF: CHRISTOPHER C. WILLIAMS, Deceased.

The administration of the estate of CHRISTOPHER C. WILLIAMS, deceased, whose date of death was July 29, 2020, and whose social security number was XXX-XX-8510, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Probate Division, 1115 Manatee Avenue West, Bradenton, FL 34206. The names and addresses of the Personal Representative and the personal representative's attorney are set forth below.

ALL INTÉRESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE

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

PROBATE DIVISION File No. 2023-CP-0391 IN RE: ESTATE OF: LORRAINE A. CHAMPAGNE, Deceased.

The administration of the estate of LORRAINE A. CHAMPAGNE, deceased, whose date of death was November 5, 2022; is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's 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: April 14, 2023. Wayne Armstrong

Personal Representative 2127 La Salle Street Sarasota, FL 34231

Dave M. Evans, Jr., Esquire Attorney for Personal Representative Florida Bar No. 1013511 LEE & EVANS, P.A. 2601 Cattlemen Road, Suite 503 Sarasota, Florida 34232 Telephone: (941) 954-0067 Facsimile: (941) 365-1492 Email: devans@leeandevans.com Secondary Email: kristina@leeandevans.com April 14, 21, 2023 23-00589M

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-000394 IN RE: ESTATE OF ELMER O. STENNES, JR. A/K/A ELMER OSBORNE STENNES, JR., Deceased.

The administration of the estate of ELMER O. STENNES, JR. A/K/A ELMER OSBORNE STENNES, JR. deceased, whose date of death was August 10, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. BOX 25400, BRADENTON, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-0712 **Division Probate** IN RE: ESTATE OF CAROLE HOPFENZITZ Deceased.

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

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 April 14, 2023.

Personal Representative:

Sonja Ĵ. Hayes

4615 Halls Mill Xing Ellenton, Florida 34222 Attorney for Personal Representative: Melissa R. Casanueva, Attorney Florida Bar Number: 0105788 Butler Elder Law, P.A. a member of Ferrari, Butler & Moneymaker, PLLC 11023 Gatewood Dr., Ste. 104 Bradenton, Florida 34211 Telephone: (941) 254-6611 Fax: (941) 254-6611 E-Mail: melissa@butlerelderlaw.com Secondary E-Mail: eservice@butlerelderlaw.com April 14, 21, 2023 23-00586M

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 81 **Division** Probate IN RE: ESTATE OF DAVID EVERETT THOMSEN

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of David Everett Thomsen, deceased, File Number 2023 CP 81, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205; that the decedent's date of death was November 23, 2022; that the total value of the estate is \$20,754.07 and that the names and addresses of those to whom it has been assigned by such order are: Name Address

Associated Trust Company, NA, as successor trustee to the David E. Thomsen and Karen M. Thomsen Joint Revocable Living Trust dated January 5, 2012 100 W. Wisconsin Ave. Neenah, WI 54956

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





order are: NAME ADDRESS Flovd Alan Connerv 33 Riverview Lane Bradenton, FL 34208 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is April 14, 2023.

Person Giving Notice: Floyd Alan Connery

33 Riverview Lane Bradenton, FL 34208 Attorney for Person Giving Notice: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East Bradenton, Florida 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com April 14, 21, 2023 23-00574M THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE FORTH TIME PERIOD SET 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 April 14, 2023.

Personal Representative: /s/ Jacob Saur JACOB SAUR (PR) 8015 Shannon Woods Place Nanjemov, MD 20662 Attorney for Personal Representative: /s/ Jennifer L. Hamey JENNIFER L. HAMEY (0123046) Jennifer L. Hamey, PA 3815 US Highway 301 N

Ellenton, FL 34222 (941) 932-6217 jenniferhamey@gmail.com April 14, 21, 2023 23-00580M

OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

Date of the first publication of this notice of administration: April 14, 2023.

Personal Representative: VERONICA G. WILLIAMS, 751 10th Street East, Lot 505

Palmetto, FL 34221 Attorney for Personal Representative: MICHAEL M. WALLACK, Esquire WALLACK LAW FIRM 3260 Fruitville Road, Suite A Sarasota, Florida 34237 (941) 954-1260 (941) 296-7437 fax MMW@WallackLawFL.com Florida Bar Number 165899 April 14, 21, 2023 23-00577M

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: April 14, 2023

Cynthia J Ferland (Feb 1. 2023 07:29

EST) /S/ CF CYNTHIA FERLAND Personal Representative 211 Rustic Road Waynesville, NC 28786 /S/ JJH JENNIFER J. HENSLEY, ESQUIRE Attorney for Personal Representative Primary Email: tmlaw.jen@gmail.com Secondary Email:

jhlaw.lisa@gmail.com Florida Bar No. 1022202 5190 26th Street West, Suite D Bradenton, FL 34207 Telephone: (941) 755-8583 April 14, 21, 2023 23-00575M

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is April 14, 2023.

Person Giving Notice: Ted Fredric Thomsen Petitioner

7826 Bowspirit Way Bradenton, Florida 34202 Attorney for Person Giving Notice Christopher D. Smith, Esq. Attorney for Petitioner Florida Bar Number: 0605433 1561 Lakefront Dr Unit 204 SARASOTA, FL 34240 Telephone: (941) 202-2222 Fax: (941) 907-3040 E-Mail: smith@chrissmith.com Secondary E-Mail: jordan@chrissmith.com April 14, 21, 2023 23-00576M

MANATEE COUNTY

TION OF THAT CERTAIN

PARCEL OF LAND RE-FERRED TO IN ADMINIS-TRATIVE DETERMINATION

94-98 AND DESCRIBED IN

VACATION OF CANAL (R-

94-33V), RECORDED IN OF-

FICIAL RECORDS BOOK 1428,

PAGES 86 THROUGH 89, PUBLIC RECORDS OF MANA-

TEE COUNTY, FLORIDA AND

BEING MORE PARTICULAR-

LY DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHEAST

CORNER OF SAID LOT 317; THENCE N. 27°30'00"W., ALONG THE NORTHERLY EXTENSION OF THE EAST

LINE OF SAID LOT 317, A

DISTANCE OF 6.00 FEET;

THENCE S.62°30'00"W., A DISTANCE OF 75.00 FEET;

THENCE S.27°30'00"E., TO THE NORTHWEST CORNER

OF SAID LOT 317, A DISTANCE

OF 6.00 FEET; THENCE N.

62°30'00" E., ALONG THE NORTH LINE OF SAID LOT

317, A DISTANCE OF 75.00

FEET TO THE POINT OF BE-

-A/K/A 4723 SPINNAKER DR,

BRADENTON, FL 34208 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.

WARNING: Rule 12.285, Florida

Family Law Rules of Procedure, re-quires certain automatic disclosure of

documents and information. Failure to

comply can result in sanctions, includ-ing dismissal or striking of pleadings.

DATED this 29 day of MARCH,

ANGELINA "ANGEL" COLONNESO

April 7, 14, 21, 28, 2023 23-00535M

CLERK OF THE CIRCUIT COURT

(SEAL) By: Trista Winningham

Deputy Clerk

manded in the petition.

Tinley M. Rudd, Esquire

Sarasota, FL 34237

Petitioner's attorney 2127 Ringling Blvd., Suite 103

GINNING.

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH IUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2021 CC 8315 WHITE SANDS OF LONGBOAT CONDOMINIUM ASSOCIATION, INC. Plaintiff, vs.

JOHN M. FORBES, SUSAN C. FORBES, JOHN R. MULLER, DOLORES J. WILLIAMS, JOSEPH E. BUISHAS. ROSEMARY C. BUISHAS, DORIS J. KAUFFMAN, AND STEPHEN R. KAUFFMAN, TRUSTEE OF THE J. RICHARD KAUFFMAN **REVOCABLE LIVING TRUST** DATED 6/2/10. Defendants.

NOTICE of Sale is hereby given pursuant to the Final Judgment as to Count II entered in the above noted case that the following properties will be sold in Manatee County, Florida by the Mana-tee County Clerk of Court, described as:

UNIT NUMBER 107; WEEK NUMBER 18 of White Sands of Longboat Condominium according to the Declaration of Condominium recorded in Official Records Book 986, Pages 3300 through 3377 and Amendments thereto and as per Plat thereof Recorded in Condominium Book 10 Pages 194 through 197 of the Public Records of Mana-tee County, Florida, and the appurtenant undivided interest in common elements thereto.

At public sale, to the highest and best bidder for cash, via the internet at www. manatee.realforeclose.com, at 11:00 a.m. on the 2nd day of May, 2023. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be by ACH, wire transfer, cash, cashier's check, or money order payable to the Clerk of the Circuit Court.

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

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

Dated: April 12, 2023. Respectfully submitted, Hankin & Hankin 100 Wallace Avenue, Suite 100 Sarasota, FL 34237 By: Shannon G. Hankin, Esquire Florida Bar No. 812471 Attorneys For Plaintiff April 14, 21, 2023 23-00603M

PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2021CA004711AX U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST, Plaintiff, vs. GREGG GONCZY; YVETTE GONCZY; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION SUCCESSOR BY MERGER TO CHASE MANHATTAN BANK USA, N.A.; THE INLETS AT RIVERDALE NEIGHBORHOOD ASSOCIATION INC, C/O ASSOCIA GULF COAST, INC.; THE INLETS AT RIVERDALE, INC.; UNKNOWN **TENANT NO. 1; UNKNOWN** TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated April 3, 2023, and entered in Case No. 2021CA004711AX of the Circuit

NOTICE OF SALE

Court in and for Manatee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST is Plaintiff and GREGG GONCZY; YVETTE GONCZY; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION SUCCESSOR BY MERGER TO CHASE MANHATTAN BANK USA, N.A.; THE INLETS AT RIVERDALE NEIGHBORHOOD ASSOCIATION INC, C/O ASSOCIA GULF COAST, INC.; THE INLETS AT RIVERDALE, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, ANGELINA "ANGEL" COLONNESO, Clerk of the Circuit Court, will sell to the highest and best bidder for cash website of www. manatee.realforeclose.com, 11:00 a.m., on June 28, 2023 , the following described property as set forth in said

FIRST INSERTION

Order or Final Judgment, to-wit: LOT 317, OF RIVERDALE REVISED, A SUBDIVISION, AS PER PLAT THEREOF RE-CORDED IN PLAT BOOK 10, PAGE 40 OF THE PUBLIC RE-CORDS OF MANATEE COUN-TY, FLORIDA.

TOGETHER WITH A POR-

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF PUBLIC SALE: THE LOCK UP SELF STORAGE at 115 Manatee Ave W, Bradenton, Florida, 34205 will sell the contents of the following units to satisfy a lien to the highest bidder on April 26th 2023 by 11:30 AM at WWW.STORAGET-REASURES.COM. All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit #5306 Kayla Purcell – Couch, Boxes, Bins, Household Items. Unit #4071 Amy Hoyte – Boxes, Bins, Clothing, Pet cages. April 7, 14, 2023 23-00551M

SECOND INSERTION

Notice of Public Auction Notice of Public auction for money due on storage units. Auction will be held on April 20th, 2023 at or after 8:00Am and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose unit will be sold as follows:

U-Haul Moving a	nd Stor	age: 3602 1	4th St W	Vest, Brad	lenton FL	,34205
jessie gillis	1046	\$528.05				
JANESHA MYLES	4025	\$368.30				
April 7, 14, 2023						23-00

il 7, 14, 2023	23-00544M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No.: 2023 CP 786 AX Division: Probate IN RE: ESTATE OF JOSEPHINE ANNE CUTRONA

Deceased. The administration of the Estate of Josephine Anne Cutrona, deceased, whose date of death was January 1, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W., Bradenton, Florida The names and addresses of 34205. 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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 0979 **Division Probate** IN RE: ESTATE OF Linda L. Gotlin Deceased.

The administration of the estate of LINDA L. GOTLIN, deceased, whose date of death was February 24, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER

Charlotte, Florida for PETITION FOR TERMINATION OF PARENTAL RIGHTS AND ADOP-

TION BY RELATIVE has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Tinley M. Rudd, Es-quire, Petitioner's attorney, whose address is 2127 Ringling Blvd., Suite 103, Sarasota, FL 34237, on or before MAY 11 2023, and file the original with the clerk of this court at Manatee County Clerk, 1115 Manatee Ave., Bradenton, Florida 34205, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

SECOND INSERTION

2023.

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited clerk of the court for disposition upon court order. "No Title Guaranteed, A Buyer Fee May Apply" at 10:00 AM May 29, 2023 Blenker Boatworks & Marina, 2504 88th Street Ct NW, 2000 STN STNAD067E900330 \$3,706.49 April 7, 14, 2023 23-00569M

THIRD INSERTION

NOTICE OF PUBLIC SALE To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on April 24, 2023, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 10:00 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures. com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473 Time: 10:00 AM

Sale to be held at www.storagetreasures.com.

THE COURT, IN ITS DESCRE-TION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

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

DATED April 7, 2023. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1460-184323 / SM2 April 14, 21, 2023 23-00596M

SECOND INSERTION

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

FLORIDA GENERAL JURISDICTION DIVISION

Case No.

412022CA002823CAAXMA Cardinal Financial Company, Limited Partnership,

Plaintiff, vs. Theodora Ford a/k/a Theodore Ford, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 412022CA002823CAAXMA of the Circuit Court of the TWELFTH Judicial Circuit, in and for Manatee County, Florida, wherein Cardinal Financial Company, Limited Partnership is the Plaintiff and Theodora Ford a/k/a Theodore Ford: Veronica Ford: Castle Credit Co Holdings, LLC; Manatee Oaks Homeowners Association, Inc. are the Defendants, that Angelina Colonneso, Manatee County Clerk of Court will sell to the highest and best bidder for cash at, www.manatee.realforeclose. com, beginning at 11:00 AM on the 28th day of June, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 8, MANATEE OAKS, A SUBDIVISON, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE(S) 107 THROUGH 109, INCLUSIVE, OF THE PUBLIC RECORDS OF MANA-TEE 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.

MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 2023 CP 000892 IN RE: ESTATE OF PAMELA FLETCHER WALKER

ceased, whose date of death was March 3, 2023, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1051 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set

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

FLORIDA Case No.: 2023 DR 0974 IN RE: TERMINATION OF PARENTAL RIGHTS FOR PROPOSED ADOPTION OF

CONIGLIARO, Minor Child. Age: 33 Race: White Hair Color: Brown Eye Color: Brown Weight: 130 Date of Birth of minor child: April 9,

SECOND INSERTION NOTICE TO CREDITORS IN THE TWELFTH JUDICIAL CIRCUIT COURT IN AND FOR

AMENDED NOTICE OF ACTION

FOR PUBLICATION IN THE

CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

GABRIELLA NICOLE

TO: Nicole Marie Crea

DOB: 09/20/1989

Height: 5-foot 4

2012

The administration of the estate of PAMELA FLETCHER WALKER, deforth below.

SECOND INSERTION Place of Birth of minor child: Port YOU ARE NOTIFIED that an action

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

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

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

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

The date of first publication of this notice is April 7, 2023.

Personal Representative: Richard Cutrona c/o Knowles, Bouziane & Shaffer PLLC 2812 Manatee Ave. W.

Bradenton, Florida 34205 Attorney for Personal Representative: William Shaffer, Esq Attorney for Petitioner Florida Bar Number: 65952 Knowles, Bouziane & Shaffer PLLC 2812 Manatee Ave. W. Bradenton, Florida 34205 Telephone: (941) 404-4940 E-Mail: will@bandslaw.com April 7, 14, 2023 23-00543M OF 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING 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 April 7, 2023. Personal Representative: BRIAN A. GRAY 11110 Wembley Landing Drive Lithia, FL 33547 Attorney for Personal Representative: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East. Bradenton, FL 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com 23-00566M April 7, 14, 2023

The date of first publication of this notice is April 7, 2023.

Personal Representative: CHARLES REGINALD WALKER Attorney for Personal Representative: MATTHEW J. MATECHIK, ESQ. Florida Bar Number: 126342 The Matechik Law Firm, P.A. 205 N. Orange Ave., Suite 202 Sarasota, FL 34236 Telephone: (941) 926-6755 Fax: (941) 244-5679 matt@thematechiklawfirm.com summer @thematechiklaw firm.comApril 7, 14, 2023 23-00545M A007 - Cornwell, Cathy; A016 - Williams, Justice; A020 - Knowels, Mauricio; A035 - Dunlop, Chloe; A043 - Washington, Darmesha; A047 - Dabney, Raymond; A058 -Fowler, Nikeya; A068 - Carney, Mark; B020 - swan, james; B026 - Gleason, Pamela; B039 - Valles, Onex; C010 - Reagan, Pat; C012 - McGruder, Joseph; C029 - Thomas, Cherfina; C042 - Jones-bradley, Terrell; C054 - ibarra, Sylvia; C057 - Webster, Lakesha; C058 - Sutton, Debrisha; C066 - Reed, Timmithy; C072 - Dunbar, Shavonna; C087 - Welch, Dana; C091 - Barbour, Maeshekia; C093 - Sloan, Chris; C097 - Milton, Mercedes; C106 - Placeres, Juan; C107 - Johnson, Michael E; D002 Lockhart, Greg; D004 - Lewis, Omari; D017 - Brown, Jada; D051 - BREWER, DESIREE; D065 - Maki, Steven; D066 - Johnston, Shellie; D071 - Ruiz, Joaquin; E042 - Sexton, Kathi: F003 - davis, Logan: F008 - Lovett-Brookins, Brittany: F014 - Samuel, Derick; F021 - Jackson, Jamica; F039 - Burton, Margaret; F046 -Brooks, Keimiya; G007 - Rafferty, Danielle; G014 - Novotny, Michael; G023 - Louis, Camius; G036 - Mendez, Elida; H020 - Shahinian, Frank; H022 - Porter, Antonio; H029 - Daniels, Michael; H037 - Melendez, Maria; H050 - Whitham, Tyler; J021 -Espinosa Zapata, Uriel; J052 - Cole, Jack; J055 - Donahue. Brian

PUBLIC STORAGE # 25948, 6801 Cortez Road W, Bradenton, FL 34210, (941) 217-7531 Time: 10:15 AM

Sale to be held at www.storagetreasures.com. A01CC - EUBANKS, ANDREW; A22 - Watson, Pamulin; B03CC - Haymond, Devin; CO4 - Welsh, Margaret; C20 - Moreland, Zackary S.; D07CC - Curry, Cynde; E03CC - Bailey, Steve; E12 - Hernandez, Jaime; E29 - DEVILBISS, CHRIS; I09CC - Williams, Todd; K08 - leon, jose

PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078 Time: 10:30 AM

Sale to be held at www.storagetreasures.com.

0105 - whobrey, Roger; 0114 - Johnson, William; 0404 - Anderson, Foya; 0428 -Santell, Yajaira; 0455 - Ford, Shaneka; 0531 - wiggins, Marybeth; 0534 - Rivers, Billy: 0616 - Hardenbergh, David: 0623 - Macon, Bashad: 0645 - Hightower, Marlon; 0660 - Lawson, James; 0661 - Evans, Melinda; 0804 - Tyson, Martha; 0812 - Hernandez, Jasmine; 0829 - Ford, Lakisha; 0838 - Alexander, Terrika; 0847 - Mangual, Diana; 0850 - Willis, Doug; 2053 - pratt, Shaneka; 2104 - Jones, Violet; 2107 - Brownfield, Adam

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. 23-00493M March 31; April 7, 14, 2023

If you are a person with a disabil-ity who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400. Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before vour scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 31st day of March, 2023.

BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Justin J. Kelley Justin J. Kellev, Esq. Florida Bar No. 32106 Case No. 412022CA002823CAAXMA File # 19-F02604 April 7, 14, 2023 23-00537M



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SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 1029 **Division PROBATE** IN RE: ESTATE OF WILLIAM DANIEL CARTER A/K/A DANIEL CARTER Deceased.

The administration of the estate of WILLIAM DANIEL CARTER A/K/A DANIEL CARTER, deceased, whose date of death was February 2, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W., Bradenton, FL 34205. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 April 7, 2023.

Personal Representatives: HILDA RAMÍREZ-CARTER a/k/a HILDA M. RAMIREZ 8710 54th Avenue East

Bradenton, FL 34211 Attorney for Personal Representatives: Elizabeth J. Barber, Esq. Attorney for Personal Representatives Florida Bar Number: 0058183 P.O. Box 52470 Sarasota, FL 34232 Telephone: (941) 879-9980 Fax: (941) 263-8301 E-Mail: liz@ebarberlaw.com Secondary E-Mail: sandy@ebarberlaw.com April 7, 14, 2023 23-00550M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION FILE 2023 CP 000618 AX Division PROBATE IN RE: ESTATE OF DENNIS CHARLES LEAVENWORTH Deceased.

The administration of the estate of Dennis Charles Leavenworth, deceased, whose date of death was November 29. 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West, Bradenton, Florida, 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2023CP001039AX IN RE: ESTATE OF SEAN A. SERRA,

DECEASED.

The administration of the estate of SEAN A. SERRA, deceased, whose date of death was July 6, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 April 7, 2023.

Personal Representative: Craig Serra 162 Bridgewater Ct. Bradenton, FL 34212 Attorney for Personal Representative: LAMA ALQASEMI, ESQ. Florida Bar Number: 1024651 BATTAGLIA, ROSS, DICUS & MCQUAID, P.A. 5858 Central Avenue St. Petersburg, Florida 33707 Telephone: (727) 381-2300 Fax: (727) 343-4059 Primary E-Mail: lalqa@brdwlaw.com Secondary E-Mail: probatecasemgr@brdwlaw.com Attorney for Petitioner April 7, 14, 2023 23-00573M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 003601 AX Division: PROBATE IN RE: ESTATE OF GAIL SINICK, Deceased.

The administration of the estate of Gail Sinick, deceased, whose date of death was October 2, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 de

MANATEE COUNTY

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 00377 **Division: Probate** IN RE: ESTATE OF PAUL DOUGLAS BRINCK Deceased.

The administration of the estate of Paul Douglas Brinck, deceased, whose date of death was January 4, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

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

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

The date of first publication of this notice is April 7, 2023. Personal Representative:

/s/ Patricia L. Henry Patricia Louise Henry 835 East 2nd Street

Defiance, Ohio 43512 Attorney for Personal Representative: /s/William Galarza William Galarza, Esq. Attorney Florida Bar Number: 0760501 6151 Lake Osprey Drive, Suite 300 SARASOTA, FL 34240 Telephone: (941) 48-8602 Fax: (941) 296 8017 E-Mail: wgalarza@galarzalaw.com Secondary E-Mail: galarzawilliam@gmail.com April 7, 14, 2023 23-00558M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-772 IN RE: ESTATE OF MARILYN AILEEN MATHIESON, also known as MARILYN MATHIESON, Deceased. The administration of the estate of MARILYN AILEEN MATHIESON,

also known as MARILYN MATHIE-SON, deceased, whose date of death was December 24, 2021, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-1026 **Division Probate** IN RE: ESTATE OF JOSEPH G. DESANTIS Deceased.

The administration of the estate of Joseph G. DeSantis, deceased, whose date of death was December 21, 2022, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 7, 2023. Personal Representative: Jo Anne T. DeSantis c/o Boyer & Boyer, P.A. 46 N Washington Blvd, Ste 21

Sarasota, FL 34236 Attorney for Personal Representative Katherine M. Fall, Esq. Florida Bar Number: 1008504 BOYER & BOYER, P.A. 46 N Washington Blvd, Ste 21 Sarasota, FL 34236 Telephone: (941) 365-2304 Fax: (941) 364-9896 Email: kate@boyerboyer.com Secondary Email: service@boyerboyer.con 23-00565M April 7, 14, 2023

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 2023-CP-000891 IN RE: ESTATE OF JONATHAN WILLIAM MYLAND, II A/K/A JONATHAN W. MYLAND, II

DECEASED. The administration of the estate of JONATHAN WILLIAM MYLAND, II A/K/A JONATHAN W. MYLAND, II, deceased, whose date of death was January 18, 2023 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205, The names and addresses of the personal representative and the personal representative's attorney are set forth below

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this court WITHIN THE LATER OF THREE

APRIL 14 - APRIL 20, 2023

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP000172 IN RE: ESTATE OF SCOTT R. WEINREICH Deceased.

The administration of the estate of Scott R. Weinreich, deceased, whose date of death was November 21, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W., Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 April 7, 2023. Personal Representative: Shane Weinreich 131 Mapleflower Rd. Glenmoore, PA 19343 Attorney for Personal Representative: /s/ Melanie C. Alexander Melanie C. Alexander Florida Bar Number: 1039322 The Estate Plan 135 San Lorenzo Avenue, Suite 750

Coral Gables, FL 33146 Telephone: (305) 665-8888 Fax: (305) 665-3939 E-Mail: thefirm@tepfl.com Secondary E-Mail: malexander@tepfl.com April 7, 14, 2023 23-00557M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-255 **Twelfth Judicial Circuit** IN RE: ESTATE OF ANDREA E. MESSIMER a/k/a ANDREA MESSIMER-HENLEY Deceased.

The administration of the estate of Andrea Messimer-Henley, deceased, whose date of death was December 28, 2022, and whose social security number is xxx-xx-9290, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

PROBATE DIVISION FILE NUMBER: 2023CP-866 IN RE: ESTATE OF MARYANN ALLEN Deceased.

The administration of the estate of MARYANN ALLEN, whose date of death was February 18, 2023 is pending in the Circuit Court for Manatee County, Florida, Probate Division; File Number 41-2023-CP-0866AX, the address of which is Post Office Box 25400, Bradenton, Florida 34206. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-IN 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 the first publication of this Notice is April 7, 2023.

KEVIN J. MINGOIA Personal Representative 10230 41St Ct East Parrish, FL 34219 W. DANIEL KEARNEY 314 Linden Drive Ellenton, Florida 34222 Florida Bar No.: 109757 Attorney for the Personal Representative ufwdk@aol.com April 7, 14, 2023 23-00568M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 003685 AX **Division PROBATE** IN RE: ESTATE OF JAMES V. WATTERSON,

Deceased.

The administration of the estate of James V. Watterson, deceased, whose date of death was September 1, 2022, is pending in the Circuit Court for MAN-ATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave West Bradenton, FL 34205. The names and addresses of the personal representative and the personal repre-

sentative'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 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 April 7, 2023.

Personal Representative: /s/ J. Edwards Jennifer Lee Edwards 9-624 Shaw Road Gibsons, British Columbia, Canada, VON 1V8 Attorney for Personal Representative: /s/ Stacey Maloney Stacey Maloney Florida Bar No. 1022354 Band, Gates & Dramis, P.L. 2070 Ringling Blvd. Sarasota, FL 34237 Telephone: (941) 366-8010 E-Mail Address: smaloney@bandgatesdramis.com 23-00540MApril 7, 14, 2023

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 April 7, 2023.

Personal Representatives: Marshall S. Sinick C/O Payne Law Group 766 Hudson Ave., Suite C SARASOTA, FL 34236 Heidi K. Sinick C/O Pavne Law Group 766 Hudson Ave., Suite C SARASOTA, FL 34236 Attorney for Personal Representatives: L. Howard Payne Attorney Florida Bar Number: 0061952 PAYNE LAW GROUP PLLC 766 Hudson Ave., Suite C SARASOTA, FL 34236 Telephone: (941) 487-2800 Fax: (941) 487-2801 E-Mail: hpayne@lawnav.com Secondary E-Mail: kbush@lawnav.com April 7, 14, 2023 23-00542M

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: April 7, 2023.

Robert Alan Mathieson Personal Representative P. O. Box 692

Smith Falls, Ontario K7A 4T6 Canada Kevin M. Collver Attorney for Personal Representative Florida Bar No. 0104450 BARNES WALKER, GOETHE, PERRON, SHEA, & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: kcollver@barneswalker.com Secondary Email: evieira@barneswalker.com April 7, 14, 2023 23-00556M (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TME 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 THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE.

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

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

The date of the first publication of this Notice is April 7, 2023. Signed on this 3rd day of March,

2023.

Personal Representative: TIMOTHY ALAN MYLAND

10 Ledford Chapel Way Hayesville, NC 28904 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, Florida 34209 Telephone: (941) 747-9191 Facsimile: (941) 747-1221 Email: jackmanpleadings@gmail.com April 7, 14, 2023 23-00541M THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME 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 April 7, 2023. **Personal Representative:** James T. Henley 1422 Brambling Court Bradenton, FL 34212 Attorney for Personal Representative: Christopher J. Fowler (FL Bar #104085) Attorney for Personal Representative

Primary Email: cfowler@nhlslaw.com Secondary Email: tpayne@nhlslaw.com Norton, Hammerslev, Lopez & Skokos, P.A. 1819 Main Street, Suite 610 Sarasota, Florida 34236 Telephone: (941) 954-4691 23-00559M April 7, 14, 2023

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 April 7, 2023. Personal Representative:

Susan Watterson c/o TODD D. KAPLAN, ESQ. E-Mail Addresses: tkaplan@icardmerrill.com cburke@icardmerrill.com Florida Bar No. 0613371 Icard, Merrill, Cullis, Timm, Furen & Ginsburg PA 8470 Enterprise Cir Ste 201 Lakewood Ranch, FL 34202 Telephone: (941) 907-0006 Attorney for Personal Representative: TODD D. KAPLAN, ESQ. E-Mail Addresses: tkaplan@icardmerrill.com cburke@icardmerrill.com Florida Bar No. 0613371 Icard, Merrill, Cullis, Timm,

Furen & Ginsburg PA 8470 Enterprise Cir Ste 201 Lakewood Ranch, FL 34202 Telephone: (941) 907-0006

April 7, 14, 2023 23-00567M

SECOND INSERTION

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

CASE NO. 2023 CA 001100 BOBBY E. GULLETT and SARA M. **GULLETT**, Plaintiffs, vs. GEORGE ALBERT LANGFORD, if living, and if deceased, the unknown heirs, devisees, grantees, assignees, creditors, lienors, trustees or other persons claiming by, through or under GEORGE ALBERT LANGFORD, Defendant.

TO: GEORGE ALBERT LANGFORD, if living, and if deceased, the unknown heirs, devisees, grantees, assignees, creditors, lienors, trustees or other persons claiming by, through or under GEORGE ALBERT LANGFORD, and all parties having any right, title or interest in the property herein described including beneficiaries, devisees and creditors of him.

The property herein described is as follows:

Unit/Lot No. 425 of SANDPIPER RESORT CO-OP, INC., a Florida not-forprofit corporation, according to Exhibit "B" (the "Plot Plan") of the Declaration of Master Form Occupancy Agreement recorded in O.R. Book 1816, Page 374, et seq., Public Records of Manatee County, Florida (the "Master Agreement"), and as legal described in Exhibit "A" to said Master Agreement together with the single wide mobile home situated thereon. (VIN 36126751)

Street Address: 2601 Gulf Drive N, Lot #425, Bradenton Beach, FL 34217-2634

Last Known Address: 693 Channelview Drive, Bowen Island BC, VON 1G1, Canada

YOU ARE HEREBY NOTIFIED that a Complaint for declaratory relief has been filed and commenced in this court by the Plaintiffs, BOBBY E. GUL-LETT and SARA M. GULLETT, and you are required to serve a copy of your

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.: 2023-CA-000918 BOND VALIDATION

BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT,

Plaintiff, vs THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY **OWNERS AND CITIZENS OF** BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO ASSESSMENTS OR TAXATION THEREIN, AND ALL OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN

PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY, Defendants

NOTICE AND ORDER TO SHOW CAUSE WHY SAID BONDS

SHOULD NOT BE VALIDATED AND CONFIRMED (Hearing Confirmation #969791) TO THE STATE OF FLORIDA, AND TAXPAYERS, PROPERTY THE OWNERS AND CITIZENS OF BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO ASSESSMENTS OR TAXATION

written defenses, if any, to it on Mark A. Hanson, Esquire, attorney for Plaintiffs, whose address is 2033 Main Street, Suite 403, Sarasota, Florida 34237, and file the original with the clerk of the above-styled court within thirty days from the first date of publication otherwise a default will be entered against you for the relief prayed for in the Com-

plaint or Petition. This Notice shall be published once each week for two consecutive weeks in the BUSINESS OBSERVER.

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

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

WITNESS my hand and seal of said court at Bradenton, Manatee County, Florida on this 31 day of March, 2023. ANGELINA "ANGEL" COLONNESO Clerk of the Court (SEAL) By: Kris Gaffney As Deputy Clerk

Attorney for Plaintiffs: Mark A. Hanson, Esquire The Law Offices of Lobeck & Hanson, P.A. 2033 Main Street, Suite 403 Sarasota, FL 34237 (941) 955 - 5622mhanson@lobeckhanson.com April 7, 14, 2023 23-00539M

SECOND INSERTION

affected in any way thereby and the State of Florida, through the State Attorney of the Twelfth Judicial Circuit, in and for Manatee County, Florida, appear on June 6, 2023 at 4:30 p.m. of said day, before the Honorable Edward Nicholas by ZOOM [30 minutes (hearing confirmation reserved] #969791) and show cause why the prayers of the Complaint for the validation of the Bonds should not be granted and the Bonds, the proceedings therefor, and other matters set forth in said Complaint, should not be validated as prayed in said Complaint. In order to attend via ZOOM, please go to the Twelfth Judicial Circuit Court website <u>https://www.jud12.flcourts.</u> org/Public-Information/Public-<u>Court-Hearings</u>. Participants will need to select The Honorable Edward Nicholas "Meeting Information" link; then select the "Get Credentials" link, then select the "Request Credentials", and then select the "Join Now" link to be connected to the ZOOM Hearing. The Meeting ID is 899 284 9846, Password: 408941, Audio only: 1+(786) 635-1003. In addition, please see the expectations for all participants on the Twelfth Judicial Court Website: https://www.jud12.flcourts.org/Public-Information/Public-Court-Hearings IT IS FURTHER ORDERED that

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

MANATEE COUNTY

SECOND INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 4/21/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1960 CNL HS 41FK10W129 . Last Tenants: TERESA TORRES and all unknown parties beneficiaries heirs . Sale to be at BELLE GROVE VILLAGE LLC, 624 301 BLVD EAST, BRADENTON, FL 34203. 941-667-0243.

April 7, 14, 2023 23-00561M

SECOND INSERTION AMENDED NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA Case No.: 2023 DR 0974 IN RE: TERMINATION OF PARENTAL RIGHTS FOR PROPOSED ADOPTION OF GABRIELLA NICOLE CONIGLIARO.

Minor Child.

TO: Michael Anthony Conigliaro DOB: October 18, 1990 Race: White Age: 32

Hair Color: Black Eye Color: Blue

Height: 5-foot 7 Weight: 150 Date of Birth of minor child: April 9, 2012

Place of Birth of minor child: Port Charlotte, Florida

YOU ARE NOTIFIED that an action for PETITION FOR TERMINATION OF PARENTAL RIGHTS AND ADOP-TION BY RELATIVE has been filed against you. You are required to serve a copy of your written defenses, if any,

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY CIVIL DIVISION Case No. 2013CA006522AX WELLS FARGO BANK, N.A., AS TRUSTEE FOR WAMU MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-PR2, TRUST Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF LEN GALE. DECEASED, RODNEY DUANE GERLING, ESQ AS PERSONAL REPRESENTATIVE OF THE ESTATE OF LEN GALE, DECEASED, THE CADLE COMPANY, AN OHIO CORPORATION, CHELSEA OAKS HOMEOWNERS ASSOCIATION, INC., AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on April 3, 2023, in the Circuit Court of Manatee County, Florida, Angelina M. Colonneso, Clerk of the Circuit Court, will sell the property situated in Manatee County, Florida described as: LOT 55, CHELSEA OAKS, PHASE I, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 43, PAGES 179 THROUGH 185, OF THE PUB-LIC RECORDS OF MANATEE

FOURTH INSERTION

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

FLORIDA CIVIL DIVISION CASE NO.: 2019CA005068 CENTERS FOR SUCCESS, INC., Plaintiff. v.

UNKNOWN HEIRS OF FRED S. PERRY, AND ANY OTHER UNKNOWN INTERESTED

SECOND INSERTION NOTICE OF PUBLIC SALE Notice is hereby given that on 4/21/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1956

CHAM HS 12756 . Last Tenants: IDALMIS IRENE MEJIAS RODRI-GUEZ and all unknown parties beneficiaries heirs . Sale to be at BELLE GROVE VILLAGE LLC, 624 301 BLVD EAST, BRADENTON, FL 34203. 941-667-0243.

April 7, 14, 2023 23-00560M

to this action on Tinley M. Rudd, Esquire, Petitioner's attorney, whose address is 2127 Ringling Blvd., Suite 103, Sarasota, FL 34237, on or before MAY 11 2023, and file the original with the clerk of this court at Manatee County Clerk, 1115 Manatee Ave., Bradenton, Florida 34205, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. DATED this 29 day of MARCH, 2023.

ANGELINA "ANGEL" COLONNESO CLERK OF THE CIRCUIT COURT (SEAL) By: Trista Winningham Deputy Clerk Tinley M. Rudd, Esquire Petitioner's attorney 2127 Ringling Blvd., Suite 103 Sarasota, FL 34237

April 7, 14, 21, 28, 2023 23-00534M

COUNTY, FLORIDA. and commonly known as: 2910 122ND TERRACE E, PARRISH, FL 34219; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, www.manatee.realforeclose.com, on May 17, 2023 at 11:00 A.M..

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

impaired, call 711. Dated this April 4, 2023. By:/s/ David R. Byars David R. Byars Attorney for Plaintiff Invoice to: David R. Byars (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 For eclosure Service@kasslaw.com246300/2116817/CMP 23-00563M April 7, 14, 2023

P.A., the Plaintiff's attorney, whose address is 802 11th Street West, Bradenton, Florida 34205, on or before 5/1, 2023, and file the original with the Clerk of this Court either before service on the Plaintiff or immediately thereafter; otherwise a default will be entered against you for the relief demanded in

the Complaint. In and for Manatee County:

BusinessObserverFL.com

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

12TH JUDICIAL CIRCUIT, IN AND

FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION:

CASE NO.: 2022CA002217

FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST AS TRUSTEE

WILMINGTON SAVINGS

BENEFICIARIES, DEVISEES,

ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND

INTEREST IN THE ESTATE OF DORLEAN LYTTLE A/K/A

DORLEAN I. LYTTLE, et al,

Defendants. To: MARENA RONIN ORTEGA

LAST KNOWN ADDRESS: STATED,

that an action to foreclose Mortgage

covering the following real and personal

GAN SUBDIVISION, ACCORD-

ING TO THE PLAT THEREOF,

AS RECORDED IN PLAT

BOOK 2, PAGE 142, OF THE

PUBLIC RECORDS OF MANA-

has been filed against you and you are

required to file a copy of your written

defenses, if any, to it on Orlando Delu-

ca, Deluca Law Group, PLLC, 2101 NE

26th Street, Fort Lauderdale, FL 33305

and file the original with the Clerk of

the above- styled Court on or before

TEE COUNTY, FLORIDA.

property described as follows, to-wit: LOT 7, BLOCK B, W.C. JERNI-

YOU ARE HEREBY NOTIFIED

CURRENT ADDRESS: UNKNOWN

ALL OTHERS WHO MAY CLAIM

FOR PNPMS TRUST I,

Plaintiff, vs. UNKNOWN HEIRS,

3448 NW 79TH WAY

HOLLYWOOD, FL 33024

SECOND INSERTION

30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

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

WITNESS my hand and seal of said Court on the 31 day of MARCH, 2023. CLERK OF THE CIRCUIT COURT

As Clerk of the Court ANGELINA COLONNESO (SEAL) BY: Kris Gaffney Deputy Clerk

DELUCA LAW GROUP PLLC PHONE: (954) 368-1311 | FAX: (954) 200-8649 21-04786-1 23-00538M April 7, 14, 2023

THE WEST 20.63 FEET OF LOT 4, BLOCK B, TROPICAL

PARK SUBDIVISION, AS PER

PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGE 4, OF

THE PUBLIC RECORDS OF

MANATEE COUNTY, FLORI-

216 31ST AVE E, BRADENTON,

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

If you are a person with a disabil-

ity who needs any accommodations in

order to participate in this proceed-

ing, you are entitled, at no cost to

you, to the provision of certain as-

sistance. Please contact the Manatee

County Jury Office, P.O. Box 25400,

Bradenton, Florida 34206, (941) 741-

4062, at least seven (7) days before

your scheduled court appearance, or

immediately upon receiving this noti-

fication if the time before the sched-

uled appearance is less than seven

(7) days; if you are hearing or voice

impaired, call 711. Dated this 4 day of April, 2023.

By: \S\Danielle Salem

Danielle Salem, Esquire

Communication Email:

Attorney for Plaintiff

Boca Raton, FL 33487

20-014555 - SaR

April 7, 14, 2023

Telephone: 561-241-6901

Facsimile: 561-997-6909

PLLC

Florida Bar No. 0058248

dsalem@raslg.com ROBERTSON, ANSCHUTZ,

6409 Congress Ave., Suite 100

Service Email: flmail@raslg.com

SCHNEID, CRANE & PARTNERS,

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT

SECOND INSERTION

DA.

45.031

FL 34208

GENERAL JURISDICTION

DIVISION CASE NO. 41-2020-CA-001330 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST MORTGAGE PASS-THROUGH CERTIFICATES. SERIES 2006-AR6,

LGC AS TRUSTEE OF TRUST 3104 UNDER TRUST AGREEMENT DATED SEPTEMBER 19, 2006,

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 21, 2023, and entered in 41-2020-CA-001330 of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUND-ING TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR6 is the Plaintiff and LGC AS TRUSTEE OF TRUST 3104 UNDER TRUST AGREEMENT DATED SEP-TEMBER 19, 2006; RODNEY D. GER-LING, ESQ., AS PROPOSED PER-SONAL REPRESENTATIVE OF THE ESTATE OF LEN GALE, DECEASED are the Defendant(s). Angelina Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.manatee.realforeclose com, at 11:00 AM, on April 26, 2023, the following described property as set forth in said Final Judgment, to wit:

EAST 40.7 FEET OF LOT 2 &



IN AND FOR MANATEE COUNTY FLORIDA

Plaintiff, vs.

et al.

Defendant(s).

THE NORTH 79 FEET OF LOTS 2, 3 & 4, EXCEPT THE

THEREIN, AND ALL OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY:

The Buckhead Trails Community Development District (the "District") having filed its Complaint for Validation of not to exceed \$86,555,000 principal amount Buckhead Trails Community District Development Special Assessment Bonds, in one or more series (the "Bonds"), and it appearing in and from said Complaint and the Exhibits attached thereto that the District has adopted a resolution authorizing the issuance of the Bonds for the purpose of providing funds, together with other available funds, for paying the costs of acquiring, constructing, and equipping the Project (as defined in said Complaint), and it also appearing that all of the facts required to be stated in said Complaint and Exhibits by Chapter 75 of the Florida Statutes are contained therein, and that the District prays that this Court issue an order as directed by said Chapter 75, and the Court being fully advised in the premises:

NOW, THEREFORE.

IT IS ORDERED that all taxpayers, property owners and citizens of the District and Manatee County, Florida, including non-residents owning property or subject to assessments or taxation therein, and all others having or claiming any rights, title or interest in property to be affected by the issuance of the bonds herein described, or to be

DONE AND ORDERED at the Courthouse in Manatee County, Florida, this 28th day of March, 2023. /s/ Edward Nicholas HONORABLE EDWARD NICHOLAS

CIRCUIT COURT JUDGE Copies furnished to: John M. Vericker, Esquire Straley Robin Vericker Via Email: jvericker@srvlegal.com and lbutler@srvlegal.com Cynthia Santinello Evers, Esquire Assistant State Attorney Email: sao.rounds@mymanatee.org, cevers@sao12.org,

and mmilotte@sao12.org

ADA: If you are a person with a disability who needs any accommodation in order participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Manatee County Jury Office, P. O. Box 25400, Bradenton, Florida 34206, telephone number (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, please call 711. Additional ADA information can be found on the Twelfth Circuit Court Website: <u>https://www.jud12.</u> flcourts.org/Services/ADA. {00118204.DOCX/} 23-00536M April 7, 14, 2023

PARTIES claiming an interest in the real Property described herein, Defendants.

TO: UNKNOWN HEIRS OF FRED S. PERRY, AND ANY OTHER UN-KNOWN INTERESTED PARTIES claiming an interest in the real Property described herein.

YOU ARE NOTIFIED that an action for adverse possession and quiet title for property whose legal description is as follows:

COM AT THE NW COR OF SEC 31 TWP 35S, RNG 18E; TH S 88 DEG 55 MIN 49 SEC E, FOR A BASIS OF BEARING, A DIST OF 1171 FT TH S 01 DEG 02 MIN 00 SEC W, A DIST OF 454.2 FT; TH N 88 DEG 55 MIN 49 SEC W, PARALLEL TO THE SD N SEC LN A DIST OF 231 FT FOR A POB; TH CONT N 88 DEG 55 MIN 49 SEC W, ALNG LAST DESC LN & PARALLEL TO SD N SEC LN, A DIST OF 40 FT; TH S 00 DEG 57 MIN 28 SEC W, A DIST OF 166.83 FT TO THE WLY EXTENSION OF THE N R/W LN OF 17TH ST COURT E; TH S 89 DEG 02 MIN 10 SEC E, A DIST OF 40 FT; TH N 00 DEG 57 MIN 28 $\,$ SEC E, A DIST OF 166.76 FT TO THE POB PI#20176.0100/9 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Daniel P. VanEtten, Esquire, Blalock Walters,

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

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

WITNESS my hand and the seal of this Court on the 20 day of March, 2023.

Angelina "Angel" Colonneso Clerk of Court (SEAL) By: Kris Gaffney Deputy Clerk

Daniel P. VanEtten, Esquire Blalock Walters, P.A. the Plaintiff's attorney 802 11th Street West Bradenton, Florida 34205 2270216v1 Mar. 24, 31; Apr. 7, 14, 2023 23-00473M

WEBSITES:

MANATEE COUNTY:

manateeclerk.com

SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com

> LEE COUNTY: leeclerk.org

COLLIER COUNTY: collierclerk.com

HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com

PINELLAS COUNTY: pinellasclerk.org

POLK COUNTY: polkcountyclerk.net

ORANGE COUNTY: myorangeclerk.com

Check out your notices on: floridapublicnotices.com



23-00564M

CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP- 341 **Division Probate** IN RE: ESTATE OF **BLANCHE C. THUM** Deceased.

The administration of the estate of Blanche C. Thum, deceased, whose date of death was November 26, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal represen-tative 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

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000382CP **Division Probate**

IN RE: ESTATE OF LEON RUSSELL BARNARD Deceased.

The administration of the estate of Leon Russell Barnard, deceased, whose date of death was December 19, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 14, 2023. Personal Representative:

Heather Barnard-Riley 23278 Harley Avenue Port Charlotte, Florida 33954 Attorney for Personal Representative:

James W. Mallonee, Attorney Florida Bar Number: 0638048 JAMES W MALLONEE PA 946 Tamiami Trail, #206 Port Charlotte, FL 33953

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

notice is April 14, 2023. Personal Representative: William Thum

2830 Colgate Ave.

Delanco, New Jersey 08075 Attorney for Personal Representative: Jennifer J. Hammond, Attorney Florida Bar Number: 121531 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square FORT MYERS, FL 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail:

jenniferhammond@gskattorneys.com Secondary E-Mail: carolgani@gskattorneys.com April 14, 21, 2023 23-00365T

FIRST INSERTION

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

FILE NO 2023 CP 00375 IN RE: ESTATE OF EDWARD THOMAS NEAL, Deceased.

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

Your are hereby notified that an Order of Summary Administration has been, or will be, entered in the ESTATE OF EDWARD THOMAS NEAL, Probate File No. 2023-CP-00375, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Courthouse, 350 E. Marion Avenue, Punta Gorda, FL 33950; that the total value of the Estate is \$65,000.00, and that the names and address of those to whom it has been assigned by such order are: Linda Neal

139226 Stonefield Dr.

Clifton, VA 20124 ALL INTERESTED PERSONS ARE

NOTIFIED THAT: All creditors of the estate of the de-

cedent and persons having claims or demands against the estate of decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this Court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is April 14, 2023. Executed this April 6, 2023. Petitioner: /s/ Linda Neal Linda Neal c/o S. I. Valbh, Esquire 1000 Legion Place, 10th Floor

Orlando, Florida 32802 Attorney for Petitioner: s/ SI Valbh

FIRST INSERTION

Notice is hereby given that EMILY JILL MCGATH, OWNER, desiring to engage in business under the fictitious name of PARADISE MASSAGE located at 26257 AR-GENTINA DRIVE, PUNTA GORDA, FLORIDA 33983 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. April 14, 2023 23-00350T

FIRST INSERTION

Notice is hereby given that RONALD F RIDDLE, OWNER, desiring to engage in business under the fictitious name of T&R INDEPENDENT BOOKS located at 18000 MURDOCK CIR, PORT CHARLOTTE, FLORIDA 33948 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 23-00349T April 14, 2023

FIRST INSERTION

Notice is hereby given that J D ROOFING SERVICES INC, OWNER, desiring to engage in business under the fictitious name of EL SALVADOR FLAVOR CAFE located at 268 BARGER DR, PORT CHARLOTTE, FLORIDA 33954 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. April 14, 2023 23-00353T

FIRST INSERTION

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL

CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CASE NO. 22000047CA

Plaintiff, v. SHANNON MILLER; UNKNOWN

SPOUSE OF SHANNON MILLER;

Notice is hereby given that, pursu-ant to the Final Judgment of Fore-

closure entered on August 09, 2022,

and Order Rescheduling Foreclosure

Sale entered on April 5, 2023, in this

cause, in the Circuit Court of Char-

lotte County, Florida, the clerk shall

sell the property situated in Charlotte

LOT 96, BLOCK 3302, PORT

CHARLOTTE SUBDIVISION, SECTION 44, A SUBDIVISION

ACCORDING TO THE PLAT

THEREOF, AS RECORDED IN

PLAT BOOK 5, PAGE(S) 54A

THROUGH 54G, INCLUSIVE, OF THE PUBLIC RECORDS OF

CHARLOTTE, FL 33948-2254

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PROBATE DIVISION File No. 2023-CP-000356-CP

Division PROBATE

IN RE: ESTATE OF MICHAEL LEE CORTESE

Deceased.

Michael Lee Cortese, deceased, whose

date of death was December 2, 2022,

is pending in the Circuit Court for CHARLOTTE County, Florida, Probate

Division, the address of which is 315 E

Olympia Ave Unit 224, Punta Gorda,

FL 33950. The names and addresses

of the personal representative and the

personal representative's attorney are

All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

set forth below.

County, Florida, described as:

UNKNOWN TENANT 2; UN-

MIDFIRST BANK

KNOWN TENANT 1:

Defendants.

IDA.

charlotte.realforeclose.com, on May 22, 2023 beginning at 11:00 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if

By: (Seal) B. Lackey Deputy Clerk 23-00370T

NOTICE TO CREDITORS PROBATE DIVISION File No.: 2023-CP-000363 **Division:** Probate IN RE: ESTATE OF RUTH E. WAGLEY

representative and the personal repre-

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of DIAMOND DOGG ENTERPRISES located at 1316 MONTE CARLO CT. in the City of PUNTA GORDA, Charlotte County, FL 33950 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 12th day of April, 2023. DIAMOND DOGG ENTERPRISES. LLC

April 14, 2023 23-00371T

COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 08-2022-CA-001542

JOSEPH H. KIAAINA, IV, JOANN

LIENORS, CREDITORS, TRUSTEE

OR OTHER PARTIES CLAIMING

AGAINST LINDA ANN KIAAINA,

Last known address: 8803 S 34th St,

THE UKNOWN SPOUSE, HEIRS,

DEVISEES, GRANTEES, ASSIGN-

EES, LIENORS, CREDITORS, TRUSTEE OR OTHER PARTIES CLAIMING BY, THROUGH, UNDER,

OR AGAINST LINDA ANN KIAAINA,

Last known address: 8305 S 34th St,

You are notified of the institution of this action by Plaintiff, BERNARD

TEYSSIER, against you for a declara-

tory judgment and to quiet title to the

following property in Charlotte County,

Lot 1. Block 4967, of PORT

CHARLOTTE SUBDIVISION

Subdivision according to the Plat

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No. 23-000355-CP Division: PROBATE

IN RE: ESTATE OF

RICHARD IRVIN ELLERMAN, A/K/A RICHARD ELLERMAN,

Deceased.

The administration of the estate of

Richard Irvin Ellerman, a/k/a Rich-

ard Ellerman, deceased, whose date of

death was February 13, 2020, is pend-

ing in the Circuit Court for Charlotte

County, Florida, Probate Division, the

address of which is 350 E. Marion Av-

enue, Punta Gorda, FL 33950. The

names and addresses of the personal

representative and the personal repre-

sentative's attorney are set forth below.

All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

SECTION NINETY THREE,

BY, THROUGH, UNDER, OR

To: JOSEPH H. KIAAINA, IV

L.K. AOKI, and THE UKNOWN SPOUSE, HEIRS, DEVISEES,

GRANTEES, ASSIGNEES,

BERNARD TEYSSIER,

Plaintiff, vs.

DECEASED,

Defendants.

DECEASED

Florida:

Bellevue NE, 68147

Bellevue NE, 68147

11th day of April , 2023. SIMPLE VINNY'S INC. 23-00361T April 14, 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

Babcock Ranch Networking located

at 17601 Palmetto Pass Lane, in the

County of Charlotte, in the City of

Punta Gorda, Florida 33982 intends

to register the said name with the

Division of Corporations of the Florida Department of State, Tallahassee,

Dated at Punta Gorda, Florida, this

FIRST INSERTION

Florida

NOTICE OF ACTION thereof, recorded in Plat Book 9, Page 1A, of the Public Records of Charlotte County, Florida. IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE

and you are required to serve a copy of your written defenses, if any to it on Branden M. Henderson, Esq., the Plaintiff's attorney, whose address is 7650 W. Courtney Campbell Causeway, Suite 1150, Tampa, Florida, 33607, by 5-17-23 and file the original with the Clerk of this court either before service upon Plaintiff's attorney or immedithereafter; Otherwise a default will be entered against you for the relief demanded in the complaint.

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

Dated this 11th day of April, 2023. Clerk of The Circuit Court By: B. Lackey (SEAL)

As Deputy Clerk

Branden M. Henderson, Esq., the Plaintiff's attorney, 7650 W. Courtney Campbell Causeway, Suite 1150, Tampa, Florida, 33607 April 14, 21, 28; May 5, 2023

23-00364T

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-000389 **Division Probate**

IN RE: ESTATE OF HARRY K. APPLEGETT A/K/A HARRY KAY APPLEGETT Deceased.

The administration of the estate of Har-ry K. Applegett a/k/a Harry Kay Applegett, deceased, whose date of death was March 8, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

CHARLOTTE COUNTY, FLORa/k/a 17016 OHARA DR, PORT EFILING@EXLLEGAL.COM at public sale, to the highest and 1000007284 best bidder, for cash, online at www. April 14, 21, 2023 FIRST INSERTION CHARLOTTE COUNTY, FLORIDA

Dated this day of 04/11/2023

eXL Legal, PLLC

Deceased. The administration of the estate of

The administration of the estate of Ruth E. Wagley, deceased, whose date of death was February 4, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, Florida 33950. The names and addresses of the personal

sentative'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.

you are hearing or voice impaired, call 711. Roger D. Eaton

Clerk of the Circuit Court 12425 28TH ST NORTH, STE, 200 ST. PETERSBURG, FL 33716-1826

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA

Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail: jmallonee@jameswmallonee.com E-Mail: hchalmers@jameswmallonee.com April 14, 21, 2023 23-00346T

S. I. VALBH, ESQUIRE Florida Bar No. 0127949 Bogin Munns & Munns, PA 1000 Legion Place, 10th Floor Orlando, Florida 32802 Telephone: (407) 578-1334 Facsimile: (407) 578-2181 April 14, 21, 2023 23-00347T



E-mail your Legal Notice legal@businessobserverfl.com

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

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

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

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

The date of first publication of this notice is Apr. 14, 2023.

Personal Representative: Robert Cortese

2314 Marine Dr., #6 Oakville, Ontario LGL IC3 Attorney for Personal Representative: Teresa K. Bowman, Esq. Attorney for the Personal Representative Florida Bar Number: 0021453 3277 Fruitville Rd., Suite D-2 SARASOTA, FL 34237 Telephone: (941) 735-5200 Fax: (941) 234-0604 E-Mail: tkbowman@tkbowmanpa.com Secondary E-Mail: liz@tkbowmanpa.com April 14, 21, 2023 23-00351T

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 April 14, 2023.

Personal Representative: Henry O. Wagley, Jr. 21532 Seyburn Terrace Port Charlotte, FL 33954 Attorney for Personal Representative: Forrest J. Bass, Attorney Florida Bar No.: 68197 Farr Farr Emerich Hackett Carr & Holmes, PA 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941)639-1158 Fax: (941)639-0028 E-Mail: fbass@farr.com Secondary E-Mail: msleeper@farr.com and probate@farr.com

23-00363T

April 14, 21, 2023

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

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

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

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

The date of first publication of this notice is April 14, 2023.

Personal Representative:

Robert Ellerman 126 Army Road Leonard, MI 48367 Attorney for Personal Representative: Chevenne R. Young Florida Bar Number: 0515299 Wotitzky, Wotitzky, Ross & Young, P.A. Attorneys at Law 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950

Telephone: (941) 639-2171

jackie@wotitzkylaw.com

E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail:

23-00345T

Fax: (941) 639-8617

April 14, 21, 2023

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

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

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

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

The date of first publication of this notice is 4/14/23.

Personal Representative: Mark Applegett 6074 Hickory Hill Place

Columbus, Ohio 43228 Attorney for Personal Representative: Nicole S. Peet, Attorney Florida Bar Number: 1025612 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: npeet@farr.com Secondary E-Mail: probate@farr.com and akibler@farr.com April 14, 21, 2023 23-00354T FIRST INSERTION

NOTICE OF ASSIGNMENT FOR

THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE

20th JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CIVIL DIVISION

Case No. 2023-CA-001310

Assignee. TO: ALL CREDITORS AND OTHER

All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

1. PLEASE TAKE NOTICE that on

or about March 29, 2023, a Petition

was filed commencing an Assignment for the Benefit of Creditors, pursu-ant to Chapter 727, Fla. Stat., made by

LINEMODS, LLC, Assignor, with its

principal place of business at 21333

Peachland Blvd., Port Charlotte, Flori-

da 33954, to Larry S. Hyman, Assignee,

whose address is PO Box 18625, Tampa,

FL 33679. The Petition was filed in the

Circuit Court of Charlotte County. 2. YOU ARE HEREBY FURTHER

NOTICED that pursuant to Fla. Stat. §727.105, no proceeding may be com-

menced against the Assignee except as

provided in Chapter 727, and excepting

the case of the secured creditor enforc-

ing its rights in collateral under Chapter

679, there shall be no levy, execution,

attachment or the like, in connection

with any judgment or claim against

assets of the Estate, other than real

property, in the possession, custody or

NOTIFIED that in order to receive any

dividend in this proceeding, you must file a Proof of Claim with the Assignee

FIRST INSERTION

NOTICE TO CREDITORS

(Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No. 23000123CP

Division Probate

IN RE: ESTATE OF ROSE E. THOMPSON Deceased. TO ALL PERSONS HAVING CLAIMS

OR

ABOVE ESTATE:

DEMANDS AGAINST THE

You are hereby notified that an Or-

der of Summary Administration has been entered in the estate of Rose E.

Thompson, deceased, File Number 23000123CP, by the Circuit Court for

Charlotte County, Florida, Probate Di-

vision, the address of which is 18500 Murdock Circle, Port Charlotte, FL

33948; that the decedent's date of death was November 9, 2020; that

the total value of the estate is less than

\$75,000.00 and that the names and ad-

dresses of those to whom it has been as-

Name Address Terese Thompson-Heisler 3737 El

Jobean Rd., 50/H4 Port Charlotte, FL

Laurence Thompson 953 Whisper-

Richard Thompson 308 Treetrail

Estate of Kathryn Agett 3737 El Jo-

bean Rd., 51 Port Charlotte, FL 33953

ALL INTERESTED PERSONS ARE

of the

estate

ing Ridge Ln. Bel Air, Maryland 21015

Parkway Norcross, Georgia 30093

signed by such order are:

NOTIFIED THAT:

All creditors of the

Notice is April 14, 2023.

Steven W. Ledbetter, Esq.

Florida Bar No. 41345

Callie Cowan, Esq. Florida Bar No. 57893

229 Pensacola Road Venice, Florida 34285

Tel.: (941) 256-3965

Fax: (941) 866-7514

April 14, 21, 2023

2nd Email:

33953

3. YOU ARE HEREBY FURTHER

23-00362T

control of the Assignee.

on or before July 27, 2023. April 14, 21, 28; May 5, 2023

OF THIS NOTICE ON THEM.

In re:

LINEMODS, LLC,

Assignor, to LARRY S. HYMAN,

INTERESTED PARTIES:

CHARLOTTE COUNTY

NOTICE TO CREDITORS

Summary Administration)

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY,

FLORIDA

PROBATE DIVISION File No. 23000388CP

Division Probate

IN RE: ESTATE OF DARRELL F. LATREMOUILLE

a/k/a D.F. LATREMOUILLE,

Deceased. TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE

You are hereby notified that an

Order of Summary Administration

has been entered in the estate of DARRELL F. LATREMOUILLE

ceased, File Number 23000388CP

by the Circuit Court for Charlotte

County, Florida, Probate Division, the

address of which is 350 E. Marion

Ave., Punta Gorda, Florida 33950;

was October 11, 2022; that the to-

tal value of the estate is \$3,908.58

and that the names and addresses of

those to whom it has been assigned

Name: Address: NANNETTE LATREMOUILLE

MICHELLE LATREMOUILLE

the decedent's date of death

a/k/a D.F. LATREMOUILLE

ABOVE ESTATE:

by such order are:

23112 Central Ave.,

8281 4th St. Rear,

Buena Park, CA 90621

Port Charlotte, FL 33980

JOSEPH LATREMOUILLE

FIRST INSERTION

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this Court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER NOTWITHSTANDING BARRED. ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this

/s/ Denise Klingsten Denise J. Klingsten c/o S. I. Valbh, Esquire 1000 Legion Place, 10th Floor Orlando, Florida 32802

FIRST INSERTION

175 Dennison Dr.,

Whitesburg, TN 37891 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED

NOTWITHSTANDING ANY OTHER APPLICABLE TIME PE-RIOD, 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 April 14, 2023.

> Person Giving Notice: Nanette LaTremouille 23112 Central Ave.

Port Charlotte, FL 33980 Attorney for

Person Giving Notice: Ariana R. Fileman, Esq. Florida Bar No. 0990612 Fileman Law Firm, P.A. 201 W. Marion Ave., Suite 1208 Punta Gorda, FL 33950 Tel. (941) 833-5560 April 14, 21, 2023 23-00358T

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-000421-CP Division: Probate IN RE: ESTATE OF KIMBERLY JANE THUDIN,

The administration of the estate of KIMBERLY JANE THUDIN, deceased, whose date of death was January 28, 2023, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

Deceased.

FIRST INSERTION

NOTICE TO CREDITORS

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

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 TION 733.702 WILL BE FOREVER

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

notice is April 14, 2023.

Personal Representative: EMILY THOM

Attorney for Personal Representative: CHEYENNE R. YOUNG Florida Bar Number: 0515299 Wotitzky, Wotitzky, Ross & Young, P.A. Attorneys at Law 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail: jackie@wotitzkylaw.com April 14, 21, 2023 23-00373T

FIRST INSERTION

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-000360-CP **Division Probate** IN RE: ESTATE OF SHIRLEY R. COCHRAN, Deceased.

The administration of the estate of Shirley R. Cochran, deceased, whose date of death was February 5, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division. the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal repre-

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION FILE NO 2023 CP 00374 IN RE: ESTATE OF JOSEPH ROBERT NEAL,

Deceased. TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE ABOVE ESTATE:

Your are hereby notified that an Order of Summary Administration has been, or will be, entered in the ESTATE OF JOSEPH ROBERT NEAL, Probate File No. 2023-CP-00374, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Courthouse, 350 E. Marion Avenue, Punta Gorda, FL 33950: that the total value of the Estate is \$00.00, and that the names and address of those to whom it has been as-

Nort Port, FL 34286 Edward Thomas Neal c/o Linda Neal, spouse 13926 Stonefield Dr. Clifton, VA 20124

PUBLISH YOUR LEGAL NOTICE

Notice is April 14, 2023. Executed this April 6, 2023. Petitioner: Attorney for Petitioner: s/ SI Valbh S. I. VALBH, ESQUIRE Florida Bar No. 0127949 Bogin Munns & Munns, PA

1000 Legion Place, 10th Floor Orlando, Florida 32802 Telephone: (407) 578-1334 Facsimile: (407) 578-2181 April 14, 21, 2023 23-00348T

signed by such order are: Barbara A Neal 12315 Cruxbury Dr Windermere, FL 34786 Denise J. Klingsten 29260 Taralane Dr Punta Gorda, FL 33982 David M. Neal 5972 Brickell Drive

All other creditors of the decedent

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-BARRED.

NOTWITHSTANDING THE TIME

The date of first publication of this

12986 Nightingale St. NW Coon Rapids, MN 55448

NOTICE TO CREDITORS

sentative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is April 14, 2023. Personal Representative: James L. Cochran 18827 Ayrshire Circle Port Charlotte, FL 33948 Attorney for Personal Representative: Guy S. Émerich, Esq. Florida Bar Number: 126991 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: gemerich@farr.com Secondary E-Mail: sziegler@farr.com and probate@farr.com April 14, 21, 2023 23-00366T

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

Person Giving Notice:

/s/ Terese Thompson-Heisler

Terese Thompson-Heisler

3737 El Jobean Rd., 50/H4 Port Charlotte, Florida 33953 Attorney for Person Giving Notice

Email: steve@LedbetterLawFL.com

Email: callie@LedbetterLawFL.com

probate@LedbetterLawFL.com

Ledbetter Law Group Attorney for Terese Thompson-Heisler 23-00352T

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

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

Call **941-906-9386**

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



APRIL 14 - APRIL 20, 2023

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No: 22000900CA WILMINGTON SAVINGS FUND SOCIETY, FSB AS TRUSTEE OF

136

WV 2017-1 GRANTOR TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, ÍNGE J. PETTERSON, DECEASED; et al., Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Amended Final Judgment of Foreclosure dated April 10, 2023 and entered in Case No. 22000900CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida wherein WILMINGTON SAVINGS FUND SOCIETY, FSB AS TRUSTEE OF WV 2017-1 GRANTOR TRUST, is the Plaintiff and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDI-TORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UN-DER OR AGAINST, INGE J. PET-TERSON, DECEASED; DONALD PETTERSON and CHRISTOPHER ENGLISH, are Defendants, Roger D. Eaton, the Charlotte County Clerk of Court, will sell to the highest and best bidder for cash at www.charlotte. realforeclose.com at 11:00 A.M. on June 5, 2023 the following described property set forth in said Final Judgment, to wit:

LOT 10, BLOCK 538, PORT

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No: 22000923CA WILMINGTON SAVINGS FUND SOCIETY, FSB AS TRUSTEE OF WV 2017-1 GRANTOR TRUST. Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST, HELEN IRENE HUGHEY, DECEASED, et al., Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Amended Final Judgment of Foreclosure dated April 10, 2023 and entered in Case No. 22000923CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida wherein WILMINGTON SAVINGS FUND SOCIETY, FSB AS TRUSTEE OF WV 2017-1 GRANTOR TRUST, is the Plaintiff and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDI-TORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UN-DER OR AGAINST, HELEN IRENE HUGHEY, DECEASED; MARIA MANOR ASSOCIATION, INC.; NATALIE DEWEESE; TRACY DE-WEESE: KENDRA TRUMBULL: ERICA CUTCHER; ANDREA DE-WEESE; CORRINA DEWEESE; STEPHEN DEWEESE A/K/A STE-PHEN PAUL DEWEESE and SHIR-LEY DEWEESE A/K/A SHIRLEY WAYNE DEWEESE, are Defendants, Roger D. Eaton, the Charlotte County Clerk of Court, will sell to the highest and best bidder for cash at www. charlotte.realforeclose.com at 11:00 A.M. on June 5, 2023 the following described property set forth in said

Final Judgment, to wit: UNIT 2-B, MARIA MANOR, A CONDOMINIUM. ACCORD-ING TO THE DECLARATION CONDOMINIUM, AS RE-CORDED IN OFFICIAL RE-CORDS BOOK 333, PAGES 331, CHARLOTTE SUBDIVISION, SECTION SEVEN, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGES 11A THROUGH 11G OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

More Commonly Known as: 3239 Scotia St., Port Charlotte, FL 33952

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 disabil-

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

DATED in Charlotte, Florida this, day of 04/11/2023

As Clerk of Circuit Court Charlotte County, Florida (Seal) B. Lackey Deputy Clerk J. Bennett Kitterman, Esq. Lender Legal PLLC 2807 Edgewater Drive Orlando, Florida 32804 eservice@lenderlegal.com bkitterman@lenderlegal.com Attorney for Plaintiff LLS10693-Petterson 23-00368T April 14, 21, 2023

FIRST INSERTION

AS AMENDED, AND AS PER PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 1, PAGES 11A THROUGH 11C, AND THE AMENDMENTS THERE-TO RECORDED IN O.R. BOOK 391, PAGE 912; O.R. BOOK 471, PAGE 721; O.R. BOOK 501, PAGE 202: O.R. BOOK 501, PAGE 206 AND O.R. BOOK 526, PAGE 281, AS AMENDED, OF THE PUB-LIC RECORDS OF CHARLOTTE COUNTY, FLORIDA, INCLUD-ING ALL APPURTENANCES TO THE UNIT. INCLUDING THE UNDIVIDED SHARE IN THE COMMON ELEMENTS APPUR-TENANT THERETO. More Commonly Known as: 4158

Tamiami Trl, Unit 2B, Port Charlotte, FL 33952

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

DATED in Charlotte, Florida this, day of 04/11/2023

As Clerk of Circuit Court Charlotte County, Florida (Seal) B. Lackev Deputy Clerk

J. Bennett Kitterman, Esq. Lender Legal PLLC 2807 Edgewater Driv Orlando, Florida 32804 eservice@lenderlegal.com bkitterman@lenderlegal.com Attorney for Plaintiff LLS10687-Hughey 23-00367T April 14, 21, 2023

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR CHARLOTTE COUNTY CIVIL DIVISION Case No. 22000400CA NAVY FEDERAL CREDIT UNION

Plaintiff. vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF HUGH H STRICKLAND A/K/A HUGH HAMBY STRICKLAND. DECEASED; THOMAS DENNIS STRICKLAND III. AS KNOWN HEIR OF HUGH H STRICKLAND A/K/A HUGH HAMBY STRICKLAND, DECEASED , CHARLOTTE COUNTY, FLORIDA, UNKNOWN SPOUSE **OF HUGH H STRICKLAND** A/K/A HUGH HAMBY STRICKLAND; UNKNOWN SPOUSE OF THOMAS DENNIS STRICKLAND III, AND UNKNOWN TENANTS/ OWNERS. Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on April 5, 2023, in the Circuit Court of Charlotte County, Florida, Roger D. Eaton, Clerk of the Circuit Court, will sell the property situated in Charlotte County, Florida described as:

LOT 19, BLOCK 399, PORT CHARLOTTE SUBDIVISION, SECTION 23 ACCORDING TO THE PLAT THEREOF. RE-CORDED IN PLAT BOOK 5, PAGES 14A THRU 14E, OF THE PUBLIC REOCRDS OF CHAR-

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY,

FLORIDA CIVIL DIVISION: CASE NO.: 23000032CA FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2019-3, Plaintiff, vs. JOANN R. EHRENBERG; UNKNOWN SPOUSE OF JOANN R. EHRENBERG; JOANN R. EHRENBERG, AS TRUSTEE OF THE JOANN R. EHRENBERG

REVOCABLE TRUST DATED JANUARY 17, 2006; UNKNOWN BENEFICIARIES OF THE JOANN R. EHRENBERG REVOCABLE TRUST DATED JANUARY 17, 2006; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 10th day of April 2023, and entered in Case No. 23000032CA, of the Circuit Court of the 20TH Judicial Circuit in and for CHARLOTTE County, Florida, wherein FEDERAL HOME LOAN MORTGAGE COR-PORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUC-TURED TRANSACTION TRUST SERIES 2019-3 is the Plaintiff and UNKNOWN SPOUSE OF JOANN R. EHRENBERG UNKNOWN BENE-FICIARIES OF THE JOANN R. EH-RENBERG REVOCABLE TRUST DATED JANUARY 17, 2006; and UNKNOWN SUCCESSOR TRUST-EE OF THE JOANN R. EHREN-BERG REVOCABLE TRUST DAT-ED JANUARY 17, 2006 UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. ROGER D. EATON as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.charlotte. realforeclose.com in accordance with Chapter 45, Florida Statutes at, 11:00 AM on the 7th day of August 2023,

FIRST INSERTION LOTTE COUNTY, FLORIDA. and commonly known as: 861 MENSH TER NW, PORT CHARLOTTE, FL 33948; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at www.Charlotte. realforeclose.com in accordance with Chapter 45 Florida Statutes , on May 22, 2023 at 11:00 A.M..

Any persons 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue. Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711. Dated this day of 04/10/2023.

Clerk of the Circuit Court Roger D. Eaton By: (Seal) B. Lackey Deputy Clerk

Jennifer M. Scott (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 110650/2217705/CMP April 14, 21, 2023 23-00356T

the following described property as set forth in said Final Judgment, to

wit: LOT 24, BLOCK 487, PORT CHARLOTTE SUBDIVISION, SECTION 9, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 4, PAGES 19A THROUGH 19D, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA

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

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

Dated this day of 04/11/2023 ROGER D EATON

Clerk Of The Circuit Court By: (Seal) B. Lackey Deputy Clerk Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365

Facsimile: (954) 771-6052

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA CASE NO: 082022CA001534XXXXXX

DOMINION FINANCIAL SERVICES, LLC, A MARYLAND LIMITED LIABILITY COMPANY Plaintiff, vs,

LMD GROUP INVESTMENTS CORP., LUCRECIA DELMONTE, BLUE INTERNATIONAL GROUP, LLC AND THE UNKNOWN PERSON(S) IN POSSESSION OF THE MORTGAGED PROPERTY Defendants.

Notice is hereby given that, pursuant to the Final Summary Judgment of Foreclosure and on Breach of Guaranty entered on April 11, 2023, in this cause, The Clerk of Courts, Roger D. Eaton, will sell the property situated in Charlotte County, Florida, described as:

LOT 67, GROVE CITY SHORES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 2, PAGE 95, OF THE PUBLIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA. a/k/a 1924 PENNSYLVANIA AV-ENUE, ENGLEWOOD, FL 34224 at public sale, to the highest and best bidder, for cash, via online auction

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA CIVIL DIVISION CASE NO. 23000221CA US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST Plaintiff, vs. ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST JOHN A. MINCHAK DECEASED WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM INTEREST AS SPOUSES, HEIRS, DEVISES, GRANTEES OR

OTHER CLAIMANT, et al, Defendants/

TO:

ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST JOHN A. MINCHAK DECEASED WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM INTEREST AS SPOUSES. HEIRS, DEVISES, GRANTEES OR OTHER CLAIMANT WHOSE AD-DRESS IS UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property, to-wit: Lot 30, Block E, Seminole Lakes Phase II, according to the map or plat thereof as recorded in Plat Book 17, Pages 33A through 33H, of the public records of Charlotte

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 22000692CA U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST, Plaintiff, vs. AIDA FUENTES; APEX **ROOFING AND RESTORATION,**

FIRST INSERTION

www.charlotte.realforeclose.com beginning at 11:00 a.m., on May 26, 2023.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

Dated this 11th day of April, 2022. LAMCHICK LAW GROUP, P.A. Attorneys for Plaintiff 6910 N. Kendall Drive Miami, Florida 33156 (305) 670-4455 Phone (305) 670-4422 Fax /s/ Ronald Pereira RONALD PEREIRA, ESQ. F.B.N. 597872 April 14, 21, 2023 23-00374T

FIRST INSERTION

County, Florida. more commonly known as 26159 Stillwater Cir, Punta Gorda, FL 33955.

This action has been filed against you. and you are required to serve a copy of your written defense, if any, to it on Plaintiff's attorney, GILBERT GARCIA GROUP, P.A., whose address is 2313 W. Violet St., Tampa, Florida 33603, on or before May 17, 2023 30 days after date of first publication and file the original with the Clerk of the Circuit Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 11th day of April, 2023. CHARLOTTE County, Florida

By: B. Lackey (SEAL) Deputy Clerk

GILBERT GARCIA GROUP, P.A. 2313 W. Violet St. Tampa, Florida 33603 630282.33785/JC April 14, 21, 2023 23-00359T

FIRST INSERTION

CHARLOTTE SUBDIVISION SECTION EIGHT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 16-A THROUGH 16-Z 7, PUBLIC RECORDS OF CHAR-LOTTE 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

Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.con 22-00857 April 14, 21, 2023 23-00357T

OFFICIA COURTHOUSE WEBSITES

manateeclerk.com sarasotaclerk.com charlotteclerk.com *lee*clerk.org collierclerk.com

hillsclerk.com pascoclerk.com *pinellas*clerk.org polkcountyclerk.net my**orange**clerk.com LLC; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION. OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated April 10, 2023, and entered in Case No. 22000692CA of the Circuit Court in and for Charlotte County, Florida, wherein U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST is Plaintiff and AIDA FUENTES; APEX ROOFING AND RESTO-RATION, LLC; 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, I will sell to the highest and best bidder for cash website of www. charlotte.realforeclose.com, a.m., on June 7, 2023, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 13, BLOCK 201, PORT

OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN.

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

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

04/11/2023 ROGER D EATON As Clerk, Circuit Court By: (Seal) B. Lackey As Deputy Clerk Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff P.O. BOX 19519 Fort Lauderdale, FL 33318 Telephone: (954) 564-0071 Service E-mail: answers@dallegal.com 1460-180114 / AP3 April 14, 21, 2023 23-00369T

FIRST INSERTION

FIRST INSERTION

appurtenances, and fixtures located

therein, at public sale, to the highest and best bidder, for cash, at www.Charlotte.

realforeclose.com in accordance with

Chapter 45 Florida Statutes , on May

Any persons 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

If you are a person with a disabil-

ity who needs any accommodation in

order to participate in this proceed-

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

to the provision of certain assistance.

Please contact Jon Embury, Adminis-

trative Services Manager, whose office

is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and

whose telephone number is (941) 637-

2110, at least 7 days before your sched-

uled court appearance, or immediately

upon receiving this notification if the

time before the scheduled appearance is less than (7) days; if you are hearing

Clerk of the Circuit Court

Roger D. Eaton

23-00372T

26, 2023 at 11:00 A.M.

unclaimed.

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION Case No. 18-CA-000118 **GULF STATES CAPITAL, a Texas** Partnership, Plaintiff, v SUZIN AGUIRRE, et al, Defendants.

NOTICE IS GIVEN that, pursuant to an Amended Final Judgment of Foreclosure dated the 28th day of February, 2023, and pursuant to that Consent and Stipulation of Summary Final Judgment of Foreclosure without Hearing dated April 23, 2019, in Case No. 18-CA-000118, of the Circuit Court of Charlotte County, Florida, in which SUZIN AGUIRRE, a single woman, and KNOWN AND UNKNOWN TENANTS / OWNERS are the Defendants, will sell to the highest and best bidder in an online sale at www.charlotte.realforeclose. com, in Charlotte County, Florida at 11:00 A.M. on Wednesday. May 3, 2023 the following described property set forth in the Order of Final Judgment: Lot 24, 25, 26, 27, 28, 29, 30, 31,

32, 33 and 34, Block F, of RIVER-SIDE PARK, according to the plat thereof, as recorded in Plat Book 1, Page(s) 94, of the Public Records of Charlotte County, Florida. Commonly known as: 7929 Hill-

man Avenue, Punta Gorda, FL 33982 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section

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

Dated this 10th day of April, 2023 ROGER D. EATON, As Clerk of Court By: (Seal) B. Lackey As Deputy Clerk Attorney for Plaintiff: Barbara M. Brown, Esquire BROWN & ASSOCIATES LAW & TI-TLE, P.A. 11373 Countryway Blvd. Tampa, FL 33626 courtdocuments@brownalt.com (813) 289 - 8485 FBN: 641863 April 14, 21, 2023 23-00355T

TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 21000180CA Santander Bank, N.A., Plaintiff, vs.

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

John Ibarra Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 21000180CA of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Charlotte County, Florida, wherein Santander Bank, N.A. is the Plaintiff and John Ibarra; Candice Ibarra-Ostermann; John F. Ibarra, as Co-Personal Representative of the Estate of John Ibarra, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate John Ibarra, Deceased; Candice Ibarra-Ostermann, as Co-Personal Representative of the Estate of John Ibarra, Deceased are the Defendants, that I will sell to the highest and best bidder for cash at, www.charlotte. realforeclose.com, beginning at 11:00 AM on the 15th day of May, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 10, BLOCK 119, PUNTA GORDA ISLES, SECTION 12, A

SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK PAGES 6A THROUGH 6T, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this day of 04/11/2023

Roger Eaton As Clerk of the Court By: (Seal) B. Lackey As Deputy Clerk

Brock & Scott PLLC 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Attorney for Plaintiff File # 21-F00019 April 14, 21, 2023 23-00360T

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

Case No. 08-2022-ca-000865 CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP

Plaintiff, vs. CLIFTON R. FOX, UNKNOWN SPOUSE OF CLIFTON R. FOX, STATE OF FLORIDA, DEPARTMENT OF REVENUE, CLERK OF CHARLOTTE COUNTY, FLORIDA, AND UNKNOWN TENANTS/OWNERS,

Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on April 5, 2023, in the Circuit Court of Charlotte County, Florida, Roger D. Eaton, Clerk of the Circuit Court, will sell the property situated in Charlotte County, Florida described as:

EAST 1/2 OF LOT 1, BLOCK L, N.H. DECOSTERS ADDITION TO HARBOR VIEW, ACCORD-ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK PAGE 24, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. commonly known as: and BANANA ST. PUNTA GORDA.

By: (Seal) B. Lackey Deputy Clerk Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com

or voice impaired, call 711.

Dated this day of 04/12/2023

327486/2218381/wll FL 33980; including the building, April 14, 21, 2023

SUBSEQUENT INSERTIONS

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No.: 082023CA000335XXXXXX

MANCHESTER HOMES, LLC, Plaintiff, vs. ELLA III, LLC, Defendant.

TO: ELLA III, LLC c/o Jonathan R. Politano its Registered

Agent 18305 Biscayne Blvd Ste 400 Aventura, FL 33160 YOU ARE NOTIFIED that an ac-

tion to quiet title on the following prop-erty in Charlotte County, Florida: THE FOLLOWING DESCRIBED

LAND, SITUATE, LYING, AND BE-ING IN CHARLOTTE COUNTY, FLORIDA, TO WIT: TGA 006 0086 0025 TROP G A UN 6 BLK 86 LTS 25 26

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 nor more than 60 days of the first date of publication of this Notice, and file the original with the

Clerk of this Court, at 350 E. Marion

Ave., Punta Gorda, Florida 33950 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief

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

DATED this 24th day of March, 2023.

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

The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 Mar. 31; Apr. 7, 14, 21, 2023 23-00303T

FOURTH INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE -PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR CHARLOTTE COUNTY, CIVIL DIVISION

CASE NO .: 2022-CA-001590 JMMC INVESTMENT HOLDINGS LLC. Plaintiff, vs.

ESTATES, 1ST ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 55A THRU 55D, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA Parcel ID: 412303284004 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, PLLC, the plaintiff's attorney, whose

FOURTH INSERTION NOTICE OF ACTION -

CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO. 22000704CA

FED CON, LLC, Plaintiff, v. THOMAS RIEDLINGER, RHODES CAPITAL PARTNERS, LLC, BORIS VISHNEPOLSKY, and UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF CHARLES W. JOOS, DECEASED., Defendants. To: BORIS VISHNEPOLSKY whose residence is unknown if he/ she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devises, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against

the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described herein.

BORIS VISHNEPOLSKY

42 Apple Valley Drive Pensacola, FL 32504

YOU ARE HEREBY NOTIFIED that an action to quiet title on the following property: Lot 5, Block 264, of UNIT NO. 10 OF TROPICAL GULF ACRES.

according to the plat thereof, as recorded in Plat Book 4, Page 76A, of the Public Records of Charlotte County, Florida PARCEL ID # 422310454001. a/k/a: 13533 Carousel Dr, Punta Gorda, FL 33955 Parcel Identification Number:

FOURTH INSERTION

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

422310454001

has been filed against you and you are required to serve a copy of the written defenses, if any, to it on counsel for Plaintiff, whose address is 3350 Southwest 148th Avenue, Suite 110, Miramar, Florida 33027 on or before 4-24-23 (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiffs' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition

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

CLERK OF THE CIRCUIT COURT B. Lackey (SEAL) DEPUTY CLERK 23-00266T

has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not

SECOND INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 2023-CP-000392 **Division: Probate** IN RE: ESTATE OF IAN M. SMITH

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Ian M. Smith, deceased, File Number 2023-CP-000392 by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, Florida 33950; that the decedent's date of death was March 4, 2023: that the total value of the estate is \$1,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address

Amended and Restated Ian M. Smith Revocable Trust dated February 1, 2023 Karen M. Branyan, Successor

Trustee

40 Pine Tree Lane

Boulder, CO 80304 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000309CP **Division Probate** IN RE: ESTATE OF GARY WASIELEWSKI Deceased. The administration of the estate of

Gary Wasielewski, deceased, whose date of death was December 28, 2022. is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 April 7, 2023. Personal Representative:

WITNESS my hand and the seal of the Court at Charlotte County, Florida, this 16th day of March, 2023.

The Arcia Law Firm, P.L. Counsel for Plaintiff 3350 S.W. 148th Ave. Suite 110 Miramar, FL 33027 Telephone: (954) 437-9066 Facsimile (813) 725-2518 Primary: service@arcialawfirm.com Mar. 24, 31; Apr. 7, 14, 2023

filed herein.

ROTONDA VILLAS TRUST; KEVIN LEOPARD; MARIA K. LEOPARD; UNKNOWN SPOUSE OF KEVIN LEOPARD: UNKNOWN SPOUSE OF MARIA K. LEOPARD; JOHN **KEVIN LEOPARD; UNKNOWN** SPOUSE OF JOHN KEVIN LEOPARD; UNKNOWN SPOUSE OF JOHN MALCOM LEOPARD; ESTATE OF JOHN MALCOM LEOPARD; and UNKNOWN HEIRS OF JOHN MALCOM LEOPARD, Defendants

TO: ROTONDA VILLA TRUST, 105 WILDWOOD DRIVE, SUITE 103-133, GEORGETOWN, TX 78628. ESTATE OF JOHN MALCOM LEOPARD, 18229 N 130TH AVENUE, SUN CITY WEST, AZ 85375 JOHN KEVIN LEOPARD, 73-4411 KAKAHIAKA STREET, #1231, KAILUA KONA, HI 96740. KEVIN LEOPARD, 73-4411 KAKAHIAKA STREET, #1231, KAILUA KONA, HI 96740. UNKNOWN SPOUSE OF JOHN MALCOM LEOPARD, 18229 N 130TH AVENUE, SUN CITY WEST, AZ 85375. UNKNOWN SPOUSE OF KEVIN LEOPARD, 73-4411 KAKAHIAKA STREET, #1231, KAILUA KONA, HI 96740.

UNKNOWN SPOUSE OF JOHN KEVIN LEOPARD, 73-4411 #1231, KAKAHIAKA STREET, KAILUA KONA, HI 96740.

YOU ARE NOTIFIED that an action to quiet title to the following property in Charlotte County, Florida: LOT 12, BLOCK 57, TEE & GREEN

address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before April 26, 2023, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

DATED on March 20, 2023. ROGER D. EATON CLERK OF THE CIRCUIT COURT By: B. Lackey (SEAL)

DEPUTY CLERK SOKOLOF REMTULLA, PLLC 6801 Lake Worth Road, Suite 100E Greenacres, FL 33467 Telephone: 561-507-5252/ Facsimile: 561-342-4842 E-mail: pleadings@floridalitlaw.com Counsel for Plaintiff Mar. 24, 31; Apr. 7, 14, 2023 23-00283T

Case No.: 22001457CA CH CLOVERS, INC., Plaintiff vs.

JEAN COHEN, JEAN COHEN, AS TRUSTEE OF THE JEAN COHEN **REVOCABLE TRUST**,

Defendants. TO: JEAN COHEN 323 OR 325 Howard Street Punta Gorda, FL 33950 JEAN COHEN As Trustee of the Jean

Cohen Revocable Trust 323 OR 325 Howard Street Punta Gorda, FL 33950

YOU ARE NOTIFIED that an action to quiet title on the following property in Charlotte County, Florida:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BE-ING IN CHARLOTTE COUNTY, FLORIDA, TO WIT:

A parcel of land consisting of parts of Lots 7 and 10, Block 13, SOLONA SUBDIVISION, according to the Plat thereof, recorded in Plat Book 1, Page 5, of the Public Records of Charlotte County, Florida, described as : Begin 55' West of the Northeast corner of Lot 10, thence go South 66'; thence West 78', thence North 132', thence East 78', thence South 66' to the point of beginning. Or

SOS 000 0013 0010 SOLANA BLK13 BEG 55 FT W OF PLATTED NE COR LT 10 & RUN S 66 FT W 78 FT N 132 FT E 78 FT S 66 FT TO BEG BEING S PART LT 7 & N PART OF LT 10

less than 28 nor more than 60 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 350 E. Marion Ave., Punta Gorda, Florida 33950 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

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

DATED this 11th day of January, 2023

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

The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 Mar. 24, 31; Apr. 7, 14, 2023 23-00261T Notice is April 7, 2023.

Person Giving Notice Karen M. Branyan 40 Pine Tree Lane

Boulder, Colorado 80304 Attorney for Person Giving Notice Forrest J. Bass, Attorney Florida Bar Number: 68197 Farr, Farr, Emerich, Hackett, Carr & Holmes, PA 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: fbass@farr.com Secondary E-Mail: msleeper@farr.com and probate@farr.com April 7, 14, 2023 23-00344T Kimberly Kosch

7235 Marty Court Tallahassee, Florida 32303 Attorney for Personal Representative: Will W. Sunter, Attorney Florida Bar Number: 0011448 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: wsunter@farr.com Secondary E-Mail: npeet@farr.com and probate@farr.com April 7, 14, 2023 23-00343T



SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000181CP IN RE: ESTATE OF MARC MARVIN BIRNBAUM Deceased.

The administration of the estate of MARC MARVIN BIRNBAUM, deceased, whose date of death is October 30, 2022, and whose Social Security Number is xxx-xx-3498, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is April 7, 2023.

Personal Representative: CLIFFORD L. BIRNBAUM,

Personal Representative 2237 Foothill Drive

Phoenix, AZ 85024 Attorney for Personal Representative: Katherine S. Dely, Esquire Attorney for Personal Representative Florida Bar No. 0520871 Law Offices of Katherine S. Dely, P.L. Post Office Box 5032 Lighthouse Point, Florida 33074-5032 Telephone: (954) 804-1365 April 7, 14, 2023 23-00333T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000332CP Division Probate IN RE: ESTATE OF BONNIE SAMUEL

Deceased. The administration of the estate of Bonnie Samuel, deceased, whose date of death was January 23, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-0261-CP IN RE: ESTATE OF WALTER ANDREW PAUL A/K/A WALTER A. PAUL Deceased.

The administration of the estate of WALTER ANDREW PAUL a/k/a WALTER A. PAUL, deceased, whose date of death was October 21, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 7, 2023.

Personal Representative: BRUCE A. PAUL 525 North Ocean Blvd., #421 Pompano Beach, Florida 33062 Attorney for Personal Representative GARY M. LANDAU, ESQ. Florida Bar No. 969923 Gary M. Landau, P.A. 7401 Wiles Road, Suite 204 Coral Springs, FL 33067 Telephone: (954) 979-6566 E-Mail: garylandauattorney@gmail.com April 7, 14, 2023 23-00331T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 23000354CP IN RE: ESTATE OF **BILLIE JEAN CONE** Deceased.

The administration of the estate of Billie Jean Cone, deceased, whose date of death was October 21, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is: 350 East Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2022 CP 001400 **Division Probate** IN RE: ESTATE OF **BARBARA L. SPERRY** Deceased. The administration of the estate of Bar-

bara L. Sperry., deceased, whose date of death was September 11, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 18500 Murdock Circle, Port Charlottee, Florida 33948. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

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

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

notice is April 7, 2023. Personal Representative

Darlene Romito

1574 Wood Rose Street North Port, Florida 34288 Email: jcrewcab2@gmail.com Attorney for Personal Representative: Neil T. Lyons, Esq. Florida Bar No. 91826 Luhrsen Goldberg, LLC 6954 Professional Parkway Lakewood Ranch, Florida 34240 Email Address: ntl@lawpoweredbywomen.com April 7, 14, 2023 23-00326T

> SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 23000364CP **Division: Probate** IN RE: ESTATE OF FRANKLIN W. BROWNLOW Deceased.

The administration of the estate of Franklin W. Brownlow, deceased, whose date of death was January 10, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000327CP **Division Probate** IN RE: ESTATE OF **GENEVIEVE A. ROLOFF** Deceased.

The administration of the estate of Genevieve A. Roloff, deceased, whose date of death was November 21, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is April 7, 2023.

Personal Representative: David A. Dunkin 170 West Dearborn Street Englewood, Florida 34223 Attorney for Personal Representative T. Thomas Shirley, Attorney Florida Bar Number: 154581 DUNKIN & SHIRLEY PA 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com April 7, 14, 2023 23-00324T

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-228-CP **Division PROBATE** IN RE: ESTATE OF JUDITH E. PAPP A/K/A JUDITH ELIZABETH PAPP

A/K/A JUDITH PAPP Deceased.

The administration of the estate of Judith E. Papp a/k/a Judith Elizabeth Papp a/k/a Judith Papp, deceased, whose date of death was December 7, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-0372 IN RE: ESTATE OF GEORGE K. VRINIOTIS Deceased.

The administration of the Estate of George K. Vriniotis, deceased, File Number 2023-CP-0372, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The date of first publication of this Notice is April 7, 2023. Personal Representative:

Konstantinos Vriniotis

217 Seminole Blvd. Port Charlotte, FL 33952 Attorney for Personal Representative: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email: contact@nathandoughertylaw.com April 7, 14, 2023 23-003427

SECOND INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-287-CP **Division Probate** IN RE: ESTATE OF **ROBERT J. SYREK A/K/A ROBERT JOHN SYREK**

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Robert J. Syrek a/k/a Robert John Syrek, deceased, File Number 23-287-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was January 16, 2023; that the total value of the estate is \$-0- [exempt] and that the names and addresses of those to whom it has been assigned by such order are:

Karen Moehring 1780 Waltham Rd. Columbus, OH 43221 Linda A. Syrek 2299 Columbus Ave.

Cleveland, OH 44113 Diane E. Vandersall f/k/a Diane Hill

411 Walnut St., #20056 Green Cove Springs, FL 32043 Daniel R. Syrek 5465 Woodgate Dr.

Huber Heights, OH 45424 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is April 7, 2023. Person Giving Notice: Karen Moehring 1780 Waltham Rd Columbus, Ohio 43221 Attorney for Person Giving Notice:

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-0386 IN RE: ESTATE OF SANDRA LOU KLAESGES Deceased.

The administration of the Estate of Sandra Lou Klaesges, deceased, File Number 2023-CP-0386, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this Notice is April 7, 2023.

Petitioner:

Darin Klaesges P.O. Box 303

South Barre, MA 01074 Attorney for Petitioner: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email: contact@nathandoughertylaw.comApril 7, 14, 2023 23-00341T

SECOND INSERTION

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

PROBATE DIVISION File No. 2023 CP 000347 **Division Probate**

IN RE: ESTATE OF

RUTH MARIE BORLIK Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of Ruth Marie Borlik, deceased, File Number 2023 CP 000347, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950; that the decedent's date of death was September 23, 2021; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are: Address Name

Ann Marie Goodell 312 Morning

Walk Path Benton Harbor, MI 49022 Mary Beth Carter 3425 Lakeshore

Dr., #336 St. Joseph, MI 49085 Laura Broccolo 3425 Lakeshore

Dr.,# 147 St. Joseph, MI 49085 John Borlk 4605 Vista Dr. Island

Lake, IL 60042 Jane Borlik 544 Fletcher Ave. Ka-

lamazoo, MI 49006 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

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

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

The date of first publication of this notice is April 7, 2023.

Personal Representative: William Arrovo 1430 Maracaibo Street Port Charlotte, Florida 33980 Attorney for Personal Representative: T. Thomas Shirley, Attorney Florida Bar Number: 154581 DUNKIN & SHIRLEY PA 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com April 7, 14, 2023 23-00323T

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 April 7, 2023. Personal Representative:

Andrew E. Grigsby 8911 SW 113 Pl Circle West Miami, Florida 33176 Attorneys for Personal Representative: MICHAEL A. MAGOULAS Florida Bar No.: 1032340 **DUNWODY WHITE &** LANDON, P.A. 4001 Tamiami Trail North, Suite 200 Naples, Florida 34103 Telephone: (305) 529-1500 Email: mmagoulas@dwl-law.com Secondary email: lsondon@dwl-law.com xnunez@dwl-law.com April 7, 14, 2023 23-00339T

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 Friday, April 7, 2023.

Personal Representative: Richard E. Brownlow 2111 Big Buck Drive

St. Cloud, Florida 34772 Attorney for Personal Representative: Lori A. Wellbaum Attorney for Personal Representative Florida Bar Number: 071110 WELLBAUM LAW, PA 686 N. Indiana Avenue Englewood, FL 34223 Telephone: (941) 474-3241 Fax: (941) 475-2927 E-Mail: lemery@wellbaumlaw.com Secondary E-Mail: karen@wellbaumlaw.com April 7, 14, 2023 23-00335T

nands 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 April 7, 2023.

Personal Representative: Ilona M. Lawery 5258 Montego Lane Port Charlotte, Florida 33981 Attorney for Personal Representative: Ellie K. Harris Florida Bar Number: 0021671 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: elise@schwarzlaw.net Secondary: e-service@shwarzlaw.net April 7, 14, 2023 23-00325T

The date of first publication of this Notice is April 7, 2023.

Person Giving Notice: Ann Marie Goodell

312 Morning Walk Path Benton Harbor, Michigan 49022 Attorney for Person Giving Notice /s/Callie Cowan Ledbetter Law Group Steven W. Ledbetter, Esq. Florida Bar No. 41345 Email: steve@LedbetterLawFL.com Callie Cowan, Esq. Florida Bar No. 57893 Email: callie@LedbetterLawFL.com 229 Pensacola Road Venice, Florida 34285 Telephone: (941) 256-3965 Fax: (941) 866-7514 2nd Email: probate@LedbetterLawFL.com April 7, 14, 2023 23-00334T



CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com

Jeffrey R. Kuhns,

Forrest G. Miller,

Florida Bar No. 96026

Florida Bar No. 1028360

Attorney for Karen Moehring

KUHNS LAW FIRM, PLLC

425 Cross Street, Ste. #312

Punta Gorda, Florida 33950

Telephone: (941) 205-8000/

forrest@kuhnslawfirm.com

E-Mail: jeff@kuhnslawfirm.com

23-00340T

Fax: (941) 205-8001

Secondary E-Mail:

April 7, 14, 2023



SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY FLORIDA CIVIL ACTION CASE NO.: 22518CA UCH 401K, Plaintiff, vs. BRENDA KERRISON and DAMIEN KERRISON,

Defendant.

NOTICE IS HEREBY GIVEN that I, the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on Wednesday, July 5, 2023, at 11:00 a.m. at www.charlotte. realforeclose.com, in accordance with Chapter 45 Florida Statutes, the following-described real property:

Lot 24, Block 348, PORT CHARLOTTE SUBDIVISION, SECTION 21, a subdivision according to the plat thereof, as recorded in Plat Book 5, Pages 12A through 12G, inclusive, of the Public Records of Charlotte County, Florida

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Charlotte County,

SECOND INSERTION NOTICE OF ACTION

CONSTRUCTIVE SERVICE - PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 23243CA NAJMI REALTY, LLC, a Florida

limited liability company, Plaintiff, vs. HORIZON TRUST COMPANY, as Custodian FBO ABDOOL W. SHAKUR IRA; and AURELIA A. **RODRIGUEZ:** if alive, and if dead. unknown widows, widowers,

heirs, devisees, grantees, and all other persons claiming by, through, under or against him, and all other parties claiming by, through, under or against the foregoing Defendants, and all parties having or claiming to have any right, title, or interest in the property herein described,

Defendants.

TO: AURELIA A. RODRIGUEZ if alive, and if dead, unknown widows, widowers, heirs, devisees, grantees, and all other persons claiming by, through, under or against him, and all other parties claiming by, through, under or against the foregoing Defendants, and all parties having or claiming to have any right, title, or interest in the property herein described:

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

Lot 6, Block 4616, Port Charlotte Subdivision, Section 85, according to the map or plat thereof, as recorded in Plat Book 6, Pages 60A through 60Q, inclusive, of the Public Records of Charlotte Florida, in Civil Action No. 2022-000518-CA, UCH 401K, v. Brenda Kerrison and Damien Kerrison.

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

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

Dated this day of April, 2023. 04/04/2023 ROGER D. EATON, Clerk

By: B. Lackey (SEAL) Deputy Clerk

Albert J. Tiseo, Jr., Esq., 701 JC Center Court, Suite 3, Port Charlotte, FL 33954 23-00337T April 7, 14, 2023

County, Florida. Commonly Known As: 10117 Amicola Street, Port Charlotte, FL 33981

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

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

WITNESS my hand and seal of this Court March 31, 2023.

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

Albert J. Tiseo, Jr., Esq. Goldman, Tiseo & Sturges, P.A. 701 JC Center Court, Suite 3 Port Charlotte, FL 33954 atiseo@gtslawfirm.com lbaird@gtslawfirm.com 941-625-6666 April 7, 14, 21, 28, 2023 23-00322T

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No. 23-001071 -CA FEDERICO-STOPA HOLDINGS. LLC, as Trustee of the Diplomat Drive Land Trust, as Trustee of the Harbour Sunrise Drive Land Trust, as Trustee of the Santa Monica Court Land Trust, as Trustee of the Sarasota Terrace Land Trust, as Trustee of the Dewey Drive Land Trust, as Trustee of the Harbour Sunset Court Land Trust, Plaintiffs, v. KB HOME FORT MYERS LLC, a

SEC 11 PT 2 REP BLK 187-C LT 27HBH 011 187C 0026 HRBR HTS SEC 11 PT 2 REP BLK 187-C LT 26HBH 011 235A 0018 HAR-BOUR HEIGHTS SEC 11 BLK 235-A LT 18 HBH 011 235A 0019 HAR-BOUR HEIGHTS SEC 11 BLK

235-A LT 19 has been filed against you and you are required to file your written defenses, if any, with the Clerk of the above Court

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 23000032CA FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2019-3, Plaintiff. vs. JOANN R. EHRENBERG, et al., Defendants. TO: UNKNOWN SPOUSE OF JOANN R. EHRENBERG

Last Known Address: 22257 YONKERS AVE, PORT CHARLOTTE, FL 33952 Current Residence Unknown UNKNOWN BENEFICIARIES OF

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA 22000367CA DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-HE3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE3, Plaintiff. VS UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JAMES A. MCDONALD A/K/A JAMES MCDONALD, DECEASED; SUNCOAST LAKES SINGLE FAMILY HOMEOWNERS ASSOCIATION, INC.; TOSHA M. FARRER A/K/A TOSHA KINKLE;

SECOND INSERTION

CONSTRUCTIVE SERVICE - PROPERTY THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2022-1435-CA NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. DANIEL FELIPE AMADOR BAEZ, his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or

NOTICE OF ACTION

interest in and to the lands hereafter described: and UNKNOWN SPOUSE OF DANIEL FELIPE AMADOR BAEZ, Defendants.

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

SECOND INSERTION THE JOANN R. EHRENBERG REVOCABLE TRUST DATED JANUARY 17, 2006

Last Known Address: 22257 YONKERS AVE, PORT CHARLOTTE, FL 33952 Current Residence Unknown UNKNOWN SUCCESSOR TRUSTEE OF THE JOANN R. EHRENBERG REVOCABLE TRUST DATED JANUARY 17, 2006 Current Residence Unknown

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

LOT 24, BLOCK 487, PORT CHARLOTTE SUBDIVISION, SECTION 9, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 4, PAGES 19A THROUGH 19D, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA

SECOND INSERTION

BOBBIE MARIE TAYLOR F/K/A BOBBIE MARIE MCDONALD; ROBERT WILLIAM MCDONALD, JR.; BRIAN MCDONALD; **Defendant**(s). NOTICE IS HEREBY GIVEN that

sale will be made pursuant to a Final Judgment. Final Judgment was awarded on March 28, 2023 in Civil Case No. 22000367CA, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-HE3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE3 is the Plaintiff, and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JAMES A. MCDONALD A/K/A JAMES MCDONALD, DECEASED; SUNCOAST LAKES SINGLE FAMILY HOMEOWNERS ASSOCIATION.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is P.O. BOX 771270, CORAL SPRINGS, FL 33077 on or before a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

WITNESS my hand and the seal of this Court this 28th day of February, 2023.

ROGER D. EATON As Clerk of the Court By B. Lackey (SEAL) As Deputy Clerk

De Cubas & Lewis, P.A., Attorney for Plaintiff, P.O. BOX 771270, CORAL SPRINGS, FL 33077 22-00857 April 7, 14, 2023 23-00332T

INC.; TOSHA M. FARRER A/K/A ing, you are entitled, at no cost to you, TOSHA KINKLE; BOBBIE MARIE TAYLOR F/K/A BOBBIE MARIE JR.; BRIAN

Eaton will sell to the highest bidder for com on May 12, 2023 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment,

LOT 80, OF SUNCOAST LAKES, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 19, PAGE(S) 9A-9J, INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA

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.

ity who needs any accommodation in order to participate in this proceed-

to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of

the court on 03/31/2023.

CLERK OF THE COURT Roger D. Eaton (SEAL) B. Lackey Deputy Clerk

ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 Primary E-Mail: ServiceMail@aldridgepite.com 1221-5685B April 7, 14, 2023 23-00329T

SECOND INSERTION

interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF JUAN P. AJO:

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

Lot 10, Block 3572, Port Char-lotte Subdivision, Section 62, according to the map or plat thereof, as recorded in Plat Book 5, Pages 76A through 76E, inclusive, of the Public Records of

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

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

Plaintiff, vs.

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

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

MCDONALD; ROBERT WILLIAM MCDONALD, MCDONALD are Defendants. The Clerk of the Court, Roger D. cash at www.charlotte.realforeclose.

Any person claiming an interest in the

If you are a person with a disabil-

IMPORTANT

right, title or interest in and to the lands NOTICE OF ACTION hereafter described; and UNKNOWN

CONSTRUCTIVE SERVICE - PROPERTY THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR

CHARLOTTE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2022-CA-1434 NEW VISTA PROPERTIES, INC., a Florida Corporation,

JUAN P. AJO, his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF JUAN P. AJO. Defendants.

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

SPOUSE OF DANIEL FELIPE AMADOR BAEZ: YOU ARE HEREBY NOTIFIED that an action to foreclose on the following described property in Charlotte County, Florida:

Lot 21, Block 3442, Port Charlotte Subdivision, Section 69, according to the map or plat thereof, as recorded in Plat Book 6, Pages 20A through 20H, inclusive, of the Public Records of Charlotte County, Florida

has been filed against you and you are

If you are a person with a disability are hearing or voice impaired, call 711.

to wit:

Delaware limited liability Company, CRYSTAL I, LLC, HUGH B. COLLINS, GRACE M. COLLINS, JOHN MALCOLM LEOPARD, an unmarried man, and ROTONDA SANDS TRUST, an Unincorporated **Business Trust Organization**, Defendants.

STATE OF FLORIDA

KB HOME FORT MYERS To: LLC, a Delaware limited liability company, CRYSTAL I, LLC, HUGH B. COLLINS, GRACE M. COLLINS, JOHN MALCOLM LEOPARD, and ROTONDA SANDS TRUST, an unincorporated business trust organization, and all parties having or claiming to have any right, title or interest to the properties described below, whose residence is UNKNOWN.

YOU ARE NOTIFIED that an action to quiet title to the following properties in Charlotte County, Florida:

HBH 001 0005 0032 HRBR HTS SEC 1 BLK 5 LT 32 HBH 013 0204 0005 HRBR HTS SEC 13 BLK 204 LTS 5 & 6 HBH 013 0202 0023 0023 HRBR HTS SEC 13 BLK 202 LTS 23 & 24 HBH 011R0158 0017 HRBR HTS SEC 11 PART 1 REP BLK 158 LTS 17 & 18 HBH 011 187C 0027 HRBR HTS

and to serve a copy within thirty (30) days after the first publication of the Notice of Action upon Vestalia Aylsworth, Esq., Plaintiff's attorney, whose address is 12307 SW 143rd Ln, Miami, FL 33186-6026 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

DATED this 3RD day of April, 2023. March 30, 2023 CLERK OF THE COURT By: B. Lackey (SEAL) Deputy Clerk Vestalia Aylsworth, Esq., Plaintiff's attorney, 12307 SW 143rd Ln, Miami, FL 33186-6026 April 7, 14, 21, 28, 2023 23-00336T

WITNESS my hand and seal of this Court March 31, 2023.

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

Albert J. Tiseo, Jr., Esq. Goldman, Tiseo & Sturges, P.A. 701 JC Center Court, Suite 3 Port Charlotte, FL 33954 atiseo@gtslawfirm.com lbaird@gtslawfirm.com 941-625-6666 April 7, 14, 2023

23-00321T

you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court March 31, 2023.

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

Albert J. Tiseo, Jr., Esq. Goldman, Tiseo & Sturges, P.A. 701 JC Center Court, Suite 3 Port Charlotte, FL 33954 atiseo@gtslawfirm.com lbaird@gtslawfirm.com 941-625-6666 April 7, 14, 2023 23-00320T



40	BUSINESS OBSERVER

SECOND INSERTION									
SUMMONS TO SHOW CAUSE,	PROBITAS ENTERPRISES, LLC,	any right, title or interest in the prop-	been filed to acquire certain property	from publication, showing what right,	the name of Petitioner, and any other				
NOTICE OF EMINENT DOMAIN	a Florida limited liability company,	erty described in Schedule "B" and the	interests in Charlotte County, Florida	title, interest, or lien the respondent	order the Court deems proper before				
PROCEEDINGS AND NOTICE OF	and UNKNOWN	unknown spouses of the above-named	as described in the Petition. Each	has in or to the property described in	the Honorable Judge Geoffrey H. Gen-				
HEARING ON MAY 23, 2023 AND	PERSONS OR ENTITIES,	respondents, if any, and their heirs,	respondent and any other person	the Petition and to show cause why	tile, Circuit Judge, on Tuesday, May				
MAY 24, 2023 FOR CONSTRUCTIVE	Respondents.	devisees, assignees, grantees, credi-	claiming any interest in, or having a	that property should not be taken	23, 2023 at 1:30 p.m. and Wednes-				
SERVICE OF PROCESS FOR	IN THE NAME OF AND BY THE	tors, lessees, executors, administrators,	lien upon, such property is required	for uses and purposes set forth in	day, May 24, 2023 at 1:30 p.m.				
PUBLICATION	AUTHORITY OF THE STATE OF	mortgagees, judgment creditors, trust-	to serve a copy of written answer	the Petition. If any respondent fails	EST. The hearing will be conducted				
IN THE CIRCUIT COURT OF THE	FLORIDA:	ees, lienholders, persons in possession,	and defenses to the Petition upon JOHN W. LITTLE, III, ESQUIRE, of	to do so, a Default will be entered	at Charlotte County Justice Center,				
TWENTIETH JUDICIAL CIRCUIT	TO EACH SHERIFF OF THE STATE	and any and all other persons having		against that respondent for the relief	350 E. Marion Ave., Punta Gorda, FL				
IN AND FOR CHARLOTTE	AND TO ALL WHOM IT MAY	or claiming to have any right, title or	the Law Firm of GUNSTER, YOAK-	demanded in the Petition.	33950. All Respondents in this action				
COUNTY, FLORIDA	CONCERN:	interest by, through, under or against	LEY & STEWART, P.A., 777 South	PLEASE TAKE FURTHER NO-	may request a hearing and be heard at				
CASE NO.: 2023-CA-000326	NOTICE IS HEREBY GIVEN TO all	the above-named respondents, or oth-	Flagler Drive, Suite 500 East, West	TICE that a Declaration of Taking has	the time and place designated. Any				
PARCEL NOS.: 6, 7, and 8	persons claiming interests by, through,	erwise claiming any right, title or inter-	Palm Beach, Florida, 33401, attorney	been filed in this cause and that Peti-	Respondent failing to file a request for				
FLORIDA POWER & LIGHT	under or against the respondents	est in the real property described in this	for Petitioner, and to file the original	tioner will apply for an Order of Tak-	hearing shall waive any right to object				
COMPANY, a Florida corporation,	named in the attached Schedule "A";	action.	of the answer and defenses with the	ing vesting title and possession to the	to the Order of Taking.				
Petitioner, vs.	all persons having or claiming to have	A Petition in Eminent Domain has	Clerk of this Court, within 20 days	property as described in the Petition in	SCHEDULE A				
PARCEL 6	Charlotte County Official Records	PARCEL 7	Charlotte County Official Records	PARCEL 8	Charlotte County Official Records				
Land in Section 12, Township 40	Book and Page where interest is recorded:	Land in Section 13, Township 40	Book and Page where interest is recorded:	Land in Section 24, Township 40	Book and Page where interest is recorded:				
South, Range 25 East I. Nature of interests to be con-	By virtue of the Special Warranty	South, Range 25 East I. Nature of interests to be con-	By virtue of the Special Warranty	South, Range 25 East I. Nature of interests to be con-	By virtue of the Special Warranty				
demned:	Deed dated May 30, 2012, recorded,	demned:	Deed dated May 30, 2012, recorded,	demned:	Deed dated May 30, 2012, recorded,				
A. Owner of Record:	recorded May 31, 2012, in Official	A. Owner of Record:	recorded May 31, 2012, in Official	A. Owner of Record:	recorded May 31, 2012, in Official				
1. Probitas Enterprises, LLC,	Records Book 3661, Page 910.	1. Probitas Enterprises, LLC ,	Records Book 3661, Page 910.	1. Probitas Enterprises, LLC ,	Records Book 3661, Page 910.				
a Florida limited liability com- pany,		a Florida limited liability com- pany,		a Florida limited liability com- pany,					
2351 State Road 31, Punta Gor- da, FL 33982,		2351 State Road 31, Punta Gor- da, FL 33982,		2351 State Road 31, Punta Gor- da, FL 33982,					
Registered Agent: Keith Mann,		Registered Agent: Keith Mann,		Registered Agent: Keith Mann, 8314 Grosvenor CT, Suite A,					
8314 Grosvenor CT, Suite A, University Park, FL 34201		8314 Grosvenor CT, Suite A, University Park, FL 34201		University Park, FL 34201					
B. Other Interests: None.		B. Other Interests: None.		B. Other Interests: None.					
II. Other Interests, Not Condemned: A. Taking subject to the interests of:		II. Other Interests, Not Condemned: A. Taking subject to the interests of:		II. Other Interests, Not Condemned: A. Taking subject to the interests of:	By virtue of the Easement dated October 1, 1971, recorded October 4,				
None.		None.		1. W.G. Welles IV, Sandra W. Welles, Edgar, L. Davis, Dr.,	1971, in Official Records Book 370, Page 779.				
				Ruth G. Davis, and their succes-	1480 110.				
				sors, heirs, and assigns. Ingress/EgressEasementHolder					
SCHEDULE B	BEING THE APPROXIMATE	N 89°40'30" W, A DISTANCE	ALONG THE COMMON LINE	NER OF SECTION 24, TOWN-	THE P.R.C.C.F., SAME BE-				
PARCEL 6	CENTERLINE OF CREEK,	OF 2,651.06 FEET (REFER-	OF SAID SECTION 13 AND	SHIP 40 SOUTH, RANGE	ING THE SOUTH LINE OF				
BEING A DESCRIPTION	SAME BEING THE NORTH-	ENCE FOR BASIS OF BEAR-	SAID SECTION 12 OF TOWN-	25 EAST, SAME BEING THE	SECTION 25, TOWNSHIP 40				
FOR AN EASEMENT, BE-	ERLY LINE OF SAID PRO-	ING); THENCE N 89°40'30" W,	SHIP 40 SOUTH, RANGE 25	SOUTHEAST CORNER OF	SOUTH, RANGE 25 EAST,				
ING LOCATED IN SECTION	BITAS ENTERPRISES, LLC	A DISTANCE OF 63.52 FEET	EAST, S 88°33'45" E, A DIS-	SECTION 13 AS CONVEYED	FROM WHICH A MAG NAIL				
12, TOWNSHIP 40 SOUTH,	TRACT, SAME BEING THE	TO A CALCULATED POINT	TANCE OF 15.00 FEET TO	TO PROBITAS ENTERPRISES,	WITH A DISC STAMPED				
RANGE 25 EAST, CHAR-	SOUTH LINE OF A TRACT	ON THE SOUTH LINE OF	A CALCULATED POINT IN	LLC, AS RECORDED IN BOOK	"LB 7917" FOUND AT THE				
LOTTE COUNTY, FLORIDA,	CONVEYED TO J.D.I. FARMS,	SAID SECTION 13 AND BE-	SAID COMMON LINE AND	3661, PAGE 910, P.R.C.C.F., BE-	SOUTHEAST QUARTER OF				
AND BEING A PART OF A	INC., RECORDED IN BOOK	ING IN THE NORTH LINE	LYING ON SAID WESTERLY	ING A PORTION OF SECTION	SAID SECTION 24 BEARS				
TRACT CONVEYED TO PRO-	3539, PAGE 4659, P.R.C.C.F.,	OF SECTION 24, TOWNSHIP	RIGHT-OF-WAY LINE, FROM	13, TOWNSHIP 40 SOUTH,	S 89°38'21" E, A DISTANCE				
BITAS ENTERPRISES, LLC,	FROM WHICH A 5/8 INCH	40 SOUTH, RANGE 25 EAST,	WHICH A FOUND MAG NAIL	RANGE 25 EAST, FROM	OF 49.45 FEET; THENCE,				
RECORDED IN BOOK 3661,	IRON ROD FOUND FOR THE	AS CONVEYED TO PROBI-	WITH DISC STAMPED "LB	WHICH A 5/8 INCH IRON	N 89°38'21" W, ALONG THE				
PAGE 910, PUBLIC RECORDS	NORTHWEST CORNER OF	TAS ENTERPRISES LLC, AND	7917" AT THE SOUTHEAST	ROD WITH A CAP STAMPED	SOUTH LINE OF SAID SEC-				
OF CHARLOTTE COUNTY,	THE SOUTHEAST QUARTER	RECORDED IN BOOK 3661,	CORNER OF THE NORTH-	"LB 7917" FOUND AT THE	TION 24, SAME BEING THE				
FLORIDA, (P.R.C.C.F.), SAID	OF SAID SECTION 12 BEARS	PAGE 910, P.R.C.C.F. AND	EAST QUARTER OF SAID	NORTHWEST CORNER OF	NORTH LINE OF SAID SAN-				
EASEMENT BEING MORE	N 65°02'42" W, A DISTANCE	ON THE WESTERLY LINE	SECTION 13 BEARS S 01°08'55"	THE NORTHEAST QUARTER	DRA W. WELLES RANCH,				
PARTICULARLY DESCRIBED	OF 2,856.16 FEET; THENCE	OF THE CALLED EXISTING	E, A DISTANCE OF 2,669.38	OF SAID SECTION 24 BEARS	LLC TRACT, A DISTANCE OF				
AS FOLLOWS: COMMENC-	N 78°35'08" E, ALONG THE	MAINTAINED RIGHT-OF-	FEET; THENCE, ALONG	N 89°40'30" W, A DISTANCE	15.03 FEET TO A CALCULAT-				
ING AT A FOUND CONCRETE	NORTHERLY LINE OF SAID	WAY LINE OF STATE ROAD	SAID WESTERLY RIGHT-OF-	OF 2,651.06 FEET (REFER-	ED POINT; THENCE, OVER				
MONUMENT WITH A 3	PROBITAS ENTERPRISES,	NUMBER 31, RECORDED IN	WAY LINE AND OVER AND	ENCE FOR BASIS OF BEAR-	AND ACROSS SAID SEC-				
INCH CAP STAMPED "L-638"	LLC TRACT, AND SOUTH	BOOK 6, PAGE 12A, RIGHT-	ACROSS SAID SECTION 13,	ING); THENCE N 89°40'30" W,	TION 24, THE FOLLOWING				
ALONG THE EAST LINE OF	LINE OF SAID J.F.I. FARMS,	OF-WAY RECORDS OF CHAR-	THE FOLLOWING FIFTEEN	A DISTANCE OF 63.52 FEET	TWELVE (12) COURSES AND				
SECTION 12, SAME BEING	INC. TRACT, A DISTANCE	LOTTE COUNTY, FLORIDA,	(15) COURSES AND DIS-	TO A CALCULATED POINT	DISTANCES: 1. N 04°07'30" E,				
THE WEST LINE OF STATE	OF 15.31 FEET TO A CAL-	(R.O.W.R.C.C.F.), SAME BE-	TANCES: 1. S 00°02'55" W, A	ON THE NORTH LINE OF	A DISTANCE OF 80.59 FEET				
ROAD NUMBER 31 RIGHT OF	CULATED POINT ON SAID	ING FOR THE POINT OF BE-	DISTANCE OF 110.48 FEET	SAID SECTION 24 AND THE	TO A CALCULATED POINT;				
WAY, RECORDED IN BOOK 6,	WEST RIGHT OF WAY LINE	GINNING OF HEREIN DE-	TO A CALCULATED POINT;	SOUTH LINE OF SAID SEC-	2. N 00°09'42" E, A DISTANCE				
PAGE 12A, RIGHT OF WAY RE-	OF STATE ROAD NUMBER 31;	SCRIBED EASEMENT, SAID	2. S 04°12'47" W, A DISTANCE	TION 13, AND THE WEST-	OF 267.28 FEET TO A CALCU-				
CORDS CHARLOTTE COUN-	THENCE, ALONG THE SAID	POINT OF BEGINNING HAV-	OF 27.97 FEET TO A CALCU-	ERLY LINE OF THE CALLED	LATED POINT; 3. N 00°09'25"				
TY FLORIDA (R.O.W.R.C.C.F.),	WEST RIGHT OF WAY LINE	ING GRID COORDINATES OF	LATED POINT; 3. S 00°03'18"	EXISTING MAINTAINED	E, A DISTANCE OF 500.00				
FROM WHICH A 5/8 INCH	OF STATE ROAD NUMBER	N=965,494.47, E=734,105.05;	W, A DISTANCE OF 702.20	RIGHT-OF-WAY LINE OF	FEET TO A CALCULATED				
IRON ROD FOUND FOR THE	31, SAME BEING THE EAST	THENCE, ALONG THE COM-	FEET TO A CALCULATED	STATE ROAD 31, RECORDED	POINT; 4. N 00°08'53" E, A				
NORTHWEST CORNER OF	LINE OF A SAID PROBITAS	MON LINE OF SAID SECTION	POINT; 4. S 00°03'59" W, A	IN BOOK 6, PAGE 12A, RIGHT-	DISTANCE OF 500.02 FEET				
THE SOUTHEAST QUARTER	ENTERPRISES, LLC TRACT	13 AND SAID SECTION 24	DISTANCE OF 500.00 FEET	OF-WAY RECORDS OF CHAR-	TO A CALCULATED POINT; 5.				
OF SAID SECTION 12, BEARS	THE FOLLOWING FOUR (4)	OF TOWNSHIP 40 SOUTH,	TO A CALCULATED POINT;	LOTTE COUNTY, FLORIDA,	N 00°12'20" E, A DISTANCE OF				
N 43°30'29" W, A DISTANCE	COURSES AND DISTANCES:	RANGE 25 EAST, N 89°40'30"	5. S 00°06'44" W, A DISTANCE	(R.O.W.R.C.C.F.), SAME BE-	500.01 FEET TO A CALCULAT-				
OF 3,779.63 FEET (REFER-	1. S 00°11'51" W, A DISTANCE	W, A DISTANCE OF 15.00	OF 500.00 FEET TO A CALCU-	ING FOR THE POINT OF BE-	ED POINT; 6. N 00°13'43" E, A				
ENCE FOR BASIS OF BEAR-	OF 425.34 FEET TO A CALCU-	FEET TO A CALCULATED	LATED POINT; 6. S 00°03'18"	GINNING OF HEREIN DE-	DISTANCE OF 499.99 FEET				
ING); THENCE S 00°16'38"	LATED POINT IN SAID COM-	POINT; THENCE, OVER AND	W, A DISTANCE OF 500.00	SCRIBED EASEMENT, SAID	TO A CALCULATED POINT;				
W, ALONG THE SAID WEST	MON LINE; 2. S 00°04'23" W,	ACROSS SAID SECTION 13,	FEET TO A CALCULATED	POINT OF BEGINNING HAV-	7. N 00°10'58" E, A DISTANCE				
RIGHT OF WAY LINE OF	A DISTANCE OF 500.06 FEET	THE FOLLOWING FIFTEEN	POINT; 7. S 00°00'22" W, A	ING GRID COORDINATES OF	OF 500.00 FEET TO A CALCU-				
STATE ROAD NUMBER 31	TO A CALCULATED POINT	(15) COURSES AND DIS-	DISTANCE OF 108.10 FEET TO	N=965,494.47, E=734,105.05;	LATED POINT; 8. N 00°11'39"				
AND EAST LINE OF SAID	IN SAID COMMON LINE; 3.	TANCES: 1. N 00°04'02" W, A	A CALCULATED POINT; 8. S	THENCE, ALONG SAID	E, A DISTANCE OF 499.99				
PROBITAS ENTERPRISE	S 00°02'37" W, A DISTANCE	DISTANCE OF 41.99 FEET TO	00°07'23" W, A DISTANCE OF	WESTERLY RIGHT-OF-	FEET TO A CALCULATED				
TRACT, A DISTANCE OF 45.54	OF 500.00 FEET TO A CAL-	A CALCULATED POINT; 2. N	391.79 FEET TO A CALCULAT-	WAY LINE AND OVER AND	POINT; 9. N 00°06'50" E, A				
FEET TO A POINT IN THE	CULATED POINT IN SAID	44°31'58" E, A DISTANCE OF	ED POINT; 9. S 00°10'16" W, A	ACROSS SAID SECTION 24,	DISTANCE OF 499.98 FEET				
SAID WEST LINE OF STATE	COMMON LINE; THENCE S	5.77 FEET TO A CALCULATED	DISTANCE OF 500.00 FEET	THE FOLLOWING TWELVE	TO A CALCULATED POINT;				
ROAD NUMBER 31, BEING	00°02'55" W, A DISTANCE OF	POINT; 3. N 00°10'37" E, A	TO A CALCULATED POINT;	(12) COURSES AND DIS-	10. N 00°02'01" E, A DISTANCE				
THE SOUTHEAST CORNER	159.42 FEET TO A CALCU-	DISTANCE OF 448.91 FEET	10. S 00°15'46" W, A DISTANCE	TANCES: 1. S 00°04'02" E, A	OF 499.98 FEET TO A CALCU-				
OF THE SAID PROBITAS	LATED POINT IN SAID COM-	TO A CALCULATED POINT; 4.	OF 500.00 FEET TO A CALCU-	DISTANCE OF 504.97 FEET	LATED POINT; 11. N 00°00'39"				
ENTERPRISE TRACT, AND	MON LINE, SAME BEING	N 00°21'58" E, A DISTANCE OF	LATED POINT; 11. S 00°17'09"	TO A CALCULATED POINT;	E, A DISTANCE OF 499.99				
THE NORTHEAST CORNER	THE POINT OF BEGINNING	500.01 FEET TO A CALCULAT-	W, A DISTANCE OF 500.00	2. S 00°00'39" W, A DISTANCE	FEET TO A CALCULATED				
OF A TRACT CONVEYED TO	OF THE HEREIN DESCRIBED	ED POINT; 5. N 00°17'09" E, A	FEET TO A CALCULATED	OF 500.00 FEET TO A CALCU-	POINT; 12. N 00°04'02" W, A				
PROBITAS ENTERPRISES,	EASEMENT, CONTAINING	DISTANCE OF 499.98 FEET	POINT; 12. S 00°21'58" W, A	LATED POINT; 3. S 00°02'01"	DISTANCE OF 505.07 FEET				
LLC, CERTIFICATE NUMBER	0.55 ACRES (23,747 SQUARE	TO A CALCULATED POINT;	DISTANCE OF 500.00 FEET	W, A DISTANCE OF 500.00	TO A CALCULATED POINT				
47283, RECORDED IN BOOK	FEET) OF LAND, MORE OR	6. N 00°15'46" E, A DISTANCE	TO A CALCULATED POINT;	FEET TO A CALCULATED	ON THE COMMON LINE OF				
3661, PAGE 910, P.R.C.C.F., AT	LESS.	OF 499.99 FEET TO A CALCU-	13. S 00°10'37" W, A DISTANCE	POINT; 4. S 00°06'50" W, A	SAID SECTION 24 AND SEC-				
THE SOUTHEAST CORNER	PARCEL 7	LATED POINT; 7. N 00°10'16"	OF 455.00 FEET TO A CALCU-	DISTANCE OF 500.00 FEET	TION 13; THENCE, S 89°40'30"				
OF SAID SECTION 12, SAME	BEING A DESCRIPTION FOR	E', A DISTANCE OF 499.98	LATED POINT; 14. S 44°31'58"	TO A CALCULATED POINT;	E, ALONG SAID COMMON				
BEING FOR THE POINT OF	AN EASEMENT, BEING LO-	FEET TO A CALCULATED	W, A DISTANCE OF 5.73 FEET	5. S 00°11'39" W, A DISTANCE	LINE, A DISTANCE OF 15.00				
BEGINNING OF HEREIN DE-	CATED IN THE SECTION	POINT; 8. N 00°07'23" E, A	TO A CALCULATED POINT;	OF 500.00 FEET TO A CALCU-	FEET TO THE POINT OF BE-				
SCRIBED EASEMENT, SAID	13, TOWNSHIP 40 SOUTH,	DISTANCE OF 391.77 FEET TO	15. S 00°40'02" E, A DISTANCE	LATED POINT; 6. S 00°10'58"	GINNING OF THE HEREIN				
POINT OF BEGINNING HAV-	RANGE 25 EAST, CHARLOTTE	A CALCULATED POINT; 9. N	OF 35.94 FEET TO A CALCU-	W, A DISTANCE OF 500.00	DESCRIBED EASEMENT,				
ING GRID COORDINATES OF	COUNTY, FLORIDA, AND BE-	00°00'22" E, A DISTANCE OF	LATED POINT SAME BEING	FEET TO A CALCULATED	CONTAINING 1.84 ACRES				
N=970,829.93, E=734,125.62;	ING ALL OF SAID SECTION 13	108.10 FEET TO A CALCULAT-	THE POINT OF BEGINNING	POINT; 7. S 00°13'43" W, A	(80,294 SQUARE FEET) OF				
THENCE N 88°33'45" W, WITH	AS CONVEYED TO PROBITAS	ED POINT; 10. N 00°03'18" E,	OF THE HEREIN DESCRIBED	DISTANCE OF 500.00 FEET	LAND, MORE OR LESS.				
THE SOUTH LINE OF SAID	ENTERPRISES LLC, A FLOR-	A DISTANCE OF 500.01 FEET	EASEMENT, CONTAINING	TO A CALCULATED POINT;	REQUESTS FOR ACCOMMODA				
PROBITAS ENTERPRISES,	IDA LIMITED LIABILITY	TO A CALCULATED POINT;	1.84 ACRES (80,060 SQUARE	8. S 00°12'20" W, A DISTANCE	TIONS BY PERSONS WITH DIS				
LLC TRACT, AND NORTH	COMPANY, AND RECORDED	11. N 00°06'44" E, A DISTANCE	FEET) OF LAND, MORE OR	OF 500.00 FEET TO A CALCU-	ABILITIES				
LINE OF SAID PROBITAS EN-	IN BOOK 3661, PAGE 910,	OF 499.99 FEET TO A CALCU-	LESS.	LATED POINT; 9. S 00°08'53"	If you are a person with a disabil				
TERPRISES, LLC TRACT, A	PUBLIC RECORDS OF CHAR-	LATED POINT; 12. N 00°03'59"	PARCEL 8	W, A DISTANCE OF 500.01	ity who needs any accommodation in				
DISTANCE OF 15.00 FEET TO	LOTTE COUNTY, FLORIDA,	E, A DISTANCE OF 500.00	BEING A DESCRIPTION FOR	FEET TO A CALCULATED	order to participate in this proceed				
A CALCULATED POINT ON	(P.R.C.C.F.), SAID EASEMENT	FEET TO A CALCULATED	AN EASEMENT, BEING LO-	POINT; 10. S 00°09'25" W, A	ing, you are entitled, at no cost to you				
THE SOUTH LINE OF SAID	BEING MORE PARTICU-	POINT; 13. N 00°03'18" E, A	CATED IN THE SECTION	DISTANCE OF 500.00 FEET	to the provision of certain assistance				
PROBITAS ENTERPRISES,	LARLY DESCRIBED AS FOL-	DISTANCE OF 702.74 FEET TO A CALCULATED POINT;	24, TOWNSHIP 40 SOUTH,	TO A CALCULATED POINT;	Please contact: Charlotte County				
LLC TRACT; THENCE, OVER	LOWS: COMMENCING AT A	14. N 04°12'46" E, A DISTANCE	RANGE 25 EAST, CHAR-	11. S 00°09'42" W, A DISTANCE	Court Administration, 350 E. Marion				
AND ACROSS SAID PROBITAS	FOUND MAG NAIL AT THE		LOTTE COUNTY, FLORIDA,	OF 267.80 FEET TO A CALCU-	Avenue Punta Gorda, Florida, 33950				
ENTERPRISES, LLC TRACT	SOUTHEAST CORNER OF	OF 27.97 FEET TO A CALCU-	AND BEING A PORTION	LATED POINT; 12. S 04°07'30"	telephone #941-637-2110, at least 7				
THE FOLLOWING FOUR (4)	SAID SECTION 13, TOWN-	LATED POINT; 15. N 00°02'57"	OF SAID SECTION 24, AS	W, A DISTANCE OF 80.13	days before your scheduled court ap-				
COURSES AND DISTANCES:	SHIP 40 SOUTH, RANGE 25	E, A DISTANCE OF 110.30	CONVEYED TO PROBITAS	FEET TO A CALCULATED	pearance, or immediately upon receiv				
1. N 00°02'55" E, A DISTANCE	EAST AND THE NORTH-	FEET TO A CALCULATED	ENTERPRISES, LLC, AND	POINT ON THE WESTERN	ing this notification if the time before				
OF 159.06 FEET TO A CALCU-	EAST CORNER OF SECTION	POINT ON THE NORTH LINE	RECORDED IN BOOK 3661,	RIGHT-OF- WAY LINE OF	the scheduled appearance is less than				
LATED POINT; 2. N 00°02'37"	24 TOWNSHIP 40 SOUTH,	OF SAID SECTION 13 AND	PAGE 910, PUBLIC RECORDS	STATE ROAD 31, SAME BE-	7 days; if you are hearing or voice im-				
E, A DISTANCE OF 500.01	RANGE 25 EAST, FROM	BEING IN THE SOUTH LINE	OF CHARLOTTE COUNTY,	ING ON THE SOUTH LINE	paired, call 711.				
FEET TO A CALCULATED	WHICH A 5/8 INCH IRON	OF SECTION 12, TOWNSHIP	FLORIDA, (P.R.C.C.F.), SAID	OF SAID SECTION 24, ALSO	DATED 03/29/2023.				
POINT; 3. N 00°04'23" E, A	ROD WITH YELLOW CAP	40 SOUTH, RANGE 25 EAST,	EASEMENT BEING MORE	BEING ON THE NORTH LINE	CLERK OF THE CIRCUIT COURT				
DISTANCE OF 500.08 FEET	STAMPED "LB 7917" FOUND AT SOUTHWEST CORNER OF	AS CONVEYED TO PROBI- TAS ENTERPRISES LLC, AND	PARTICULARLY DESCRIBED AS FOLLOWS: COMMENC-	OF A TRACT CONVEYED TO	Roger D. Eaton As Clerk of the Court				
TO A CALCULATED POINT; 4. N 00°11'51" E, A DISTANCE	THE SOUTHEAST QUARTER	RECORDED IN BOOK 3661,	ING AT A FOUND MAG NAIL	SANDRA W. WELLES RANCH, LLC, AS RECORDED IN BOOK	By: (SEAL) As Deputy Clerk				
OF 422.28 FEET TO A POINT	OF SAID SECTION 13 BEARS	PAGE 910, P.R.C.C.F.; THENCE,	AT THE NORTHEAST COR-	3289, PAGE 1310, BOTH OF	April 7, 14, 2023 23-00338T				
				AT A A	A STRONG				



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

or email legal@businessobserverfl.com

