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

APRIL 21 - APRIL 27, 2023

CHARTLEY 3786 SE Middle St

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF DEFAULT AND WESTGATE RIVER RANCH FILE: 20162.0019

Pursuant to Section 721.855, Florida Statutes, the undersigned Trustee as appointed by Westgate River Ranch wners Association, Inc. (hereinafter referred to as "Association") hereby formally notifies (See Exhibit "A") that you are in default due to your failure to pay $assessment(s) \ due \ for \ (See \ Exhibit \ "A")$ pursuant to the Association's governing documents ("Governing Documents") and you now owe Association unpaid assessments, interest, late fees, and other charges. Additional interest continues to accrue. A lien for these amounts has been recorded against the following real property located in POLK County, Florida: (See Exhibit "A") (SEE EX-HIBIT "A") Time Share Interest(s) (SEE EXHIBIT "A") according to the Time Sharing Plan for Westgate River Ranch, Official Records Book 6501, at Page 1230, of the Public Records of Polk County, Florida (the "Plan"). Together with the right to occupy, pursuant to the Plan, Unit(s) (SEE EXHIBIT "A"), during Unit Week(s) (SEE EXHIBIT "A"), during Assigned Year(s)(s) - (SEE EXHIBIT "A"). 3200 River Ranch Blvd., River Ranch, FL 33867 (herein "Property Address") (herein "Time Share Plan (Property) Address"). As a result of the aforementioned default, Association hereby elects to sell the Property pursuant to Section 721.855, Florida Statutes. Please be advised that in the event that the debt owed to the Association is not paid by 6/3/2023, the undersigned Trustee shall proceed with the sale of the Property as provided in in Section 721.855, Florida Statutes, the undersigned Trustee shall: (1) Provide you with written notice of the sale, including the date, time and location thereof; (2) Record the notice of sale

Florida; and (3) Publish a copy of the notice of sale two (2) times, once each week, for two (2) successive weeks, in an POLK County newspaper, provided such a newspaper exists at the time of publishing. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the undersigned trustee the objection form, exercising your right to object to the use of the trustee foreclosure procedure. Upon the undersigned trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. By: GREENSPOON MARDER, LLP, Trustee, 201 E. Pine Street, Suite 500, Orlando, FL 32801.

EXHIBIT "A" - NOTICE OF DE-FAULT AND INTENT TO FORECLOSE

Owner(s) Address TS Undiv Int Building Unit Week Year Season Suite Type COL Rec Info Yrs Delinquent

LESTER W WADSWORTH 10135 NW 43RD ST, CORAL SPRINGS, FL 33065-2361 & CONCETTA R WADSWORTH 8581 SW 22nd St Plantation, FL 33324, 1, 2, 102, 34, WHOLE, Floating, 12506/1736, 2018-2022; MARIO A PEREZ 15000 SW 307th St Homestead, FL 33033,

1/2, 3, 103, 36, ODD, Floating, 2019-2022;LESLIE REYES 13764 SW 149th Circle Ln Apt 4 Miami, FL 3318 6, 1/2, 3, 103, 36, ODD, Floating, 12506/1736, 2019-2022;WILLIAM W ARD SR & RITA L ARD 5151 NE 143rd Ave Williston, FL 32696, 1, 7, 107, 10, WHOLE, Floating, 12506/1736, 2021-2022; WILLIAM W ARD JR 6409 Flowers Ave Jacksonville, FL 32244, 1, 7, 107, 10, WHOLE, Floating, 12506/1736, 2021-2022; JOSEPH P BELL & CAROL L BELL 4243 Chipmunk Dr New Port Richey, FL 34653, 1, 9, 109, 35, WHOLE, Floating, 12506/1736, 2021-2022; SONIA P 12506/1736, 2021-2022;SONIA PAPPAS 5447 Haines RD N Saint Peterseburg, FL 33714, 1, 10, 110, 32, WHOLE, Floating, 12506/1736, 2018-2022; ROBERT A BAYLIS PO BOX 175 150 N 350 E Elsinore, UT 84724, 1, 11, 111, 25, WHOLE, All Season-Float Week/Float Unit, 12506/1736, 2019-2022;THOMAS J DE NELL & CLAIRE R DE NELL 6619 S Rocky Rd Apt B14 Sturgeon Bay, WI 54235, 1, 3, 103, 17, WHOLE, Floating, 12506/1736, 2021-2022; GARY L PHIPPS 2351 N E 20th Ct Jensen Beach, FL 34957, 1/2, 8, 108, 18, EVEN, Value Season-Float Week/Float Unit, 12506/1736, 2018-2022; JULIO M ORTEGA & KRISTINE M ORTEGA 15215 SW 45th Ter Apt F Miami, FL 33185, 1/2, 14, 114, 37, EVEN, Value Season-Float Week/Float Unit, 12506/1736, 2 0 2 2 - 2 0 2 2 ; C H R I S T O P H E R RAPPOLT 140 Jays Dr Johnson

FL 32666, 1/2, 2, 102, 41, ODD, Value Season-Float Week/Float Unit, 12506/1736, 2021-2022; April 21, 28, 2023 23-00564K

City, FL 37615, 1/2, 2, 102, 41, ODD,

Value Season-Float Week/Float Unit, 12506/1736, 2021-2022; CHRISTINE

E RAPPOLT 210 Mason Rd Melrose,

NOTICE OF DEFAULT AND

WESTGATE RIVER RANCH FILE: 20162.0018 Pursuant to Section 721.855, Florida Statutes, the undersigned Trustee as appointed by Westgate River Ranch Owners Association, Inc. (hereinafter referred to as "Association") hereby formally notifies (See Exhibit "A") that you are in default due to your failure to pay assessment(s) due for (See Exhibit "A") pursuant to the Association's governing documents ("Governing Documents") and you now owe Association unpaid assessments, interest, late fees, and other charges. Additional interest continues to accrue. A lien for these amounts has been recorded against the following real property located in POLK County, Florida: (See Exhibit "A") (SEE EX-HIBIT "A") Time Share Interest(s) (SEE EXHIBIT "A") according to the Time Sharing Plan for Westgate River Ranch, Official Records Book 6501, at Page 1230, of the Public Records of Polk County, Florida (the "Plan"). Together with the right to occupy, pursuant to the Plan, Unit(s) (SEE EXHIBIT "A"), during Unit Week(s) (SEE EXHIBIT "A"), during Assigned Year(s)(s) - (SEE EXHIBIT "A"). 3200 River Ranch Blvd., River Ranch, FL 33867 (herein "Property Address") (herein "Time Share Plan (Property) Address"). As a result of the aforementioned default, Association hereby elects to sell the Property pursuant to Section 721.855, Florida Statutes. Please be advised that in the event that the debt owed to the Association is not paid by 6/3/2023, the undersigned Trustee shall proceed with the sale of the Property as provided in in Section 721.855, Florida Statutes, the undersigned Trustee shall: (1) Provide you with written notice of the sale,

FIRST INSERTION

Florida; and (3) Publish a copy of the notice of sale two (2) times, once each week, for two (2) successive weeks, in an POLK County newspaper, provided such a newspaper exists at the time of publishing. If you fail to cure the default as set forth in this notice or take other appropriate action with regard to this foreclosure matter, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in Section 721.855, Florida Statutes. You may choose to sign and send to the undersigned trustee the objection form, exercising your right to object to the use of the trustee foreclosure procedure. Upon the undersigned trustee's receipt of your signed objection form, the foreclosure of the lien with respect to the default specified in this notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this notice at any time before the trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the lien. By: ${\tt GREENSPOON}$ MARDER, LLP, Trustee, 201 E. Pine Street, Suite 500, Orlando, FL 32801.

EXHIBIT "A" - NOTICE OF DE-FAULT AND INTENT TO FORECLOSE

Owner(s) Address TS Undiv Int Building Unit Week Year Season Suite Type COL Rec Info Yrs

ELISABEL FERNANDEZ 8335 NW 178th St Hialeah, FL 33015, 1/2, 3, 103, 33, EVEN, Floating, 12500/640, 2020-2022; WILLIAM J HILL SR 370 Coral Dr Cape Canaveral, FL 32920, 12500/640, 2020-2022;JOEL C CHARTLEY & NATALIE L

Stuart, FL 34997, 1/2, 4, 104, 16, EVEN, Floating, 12500/640, 2022-2022; ANNA L GRAVES 12665 Oak Harbor Dr Platte City, MO 64079, 1/2, 1, 101, 21, EVEN, Floating, 12500/640, 2020-2022;C MARIE GASTON 202 S Norton Ave #B Sylacauga, AL 35150, 1/2, 6, 106, 39, EVEN, Floating, 12500/640, 2020-2022; STANLEY A GASTON 4689 Lucerne Lakes Blvd E APT 201 Lake Worth, FL 33467, 1/2, 6, 106, 39, EVEN, Floating, 12500/640, 2020-2022; MARJORIE M JOHNSON 2542 SE Jason Ct Port Saint Lucie, FL 34952, 1, 11, 111, 34, WHOLE, Floating, 12500/640, 2020-2022;PETER J WALENTIN & EILEEN F WALENTIN 1561 SE Harmony Ct Port Saint Lucie, FL 34952, 1/2, 9, 109, 37, ODD, Floating, 12500/640, 2019-2022;KIMBERLY A FORD & TIMOTHY L FORD 7500 Landmark Dr Spring Hill, FL 34606, 1/2, 1, 101, 25, ODD, Floating, 12500/640, 2021-2022; GARY A BLUMIN 3905 Pinewood Ln Hollywood, FL 33021, 1/2, 3, 103, 30, ODD, All Season-Float Week/Float Unit, 12500/640, 2019-2022;MARGARET A MOREIRA-BLUM 2005 Ixora Rd North Miami, FL 33181, 1/2, 3, 103, 30, ODD, All Season-Float Week/Float Unit, 12500/640, 2019-2022; LAURIE J ELGIN 282 Calhoun Rd W Jefferson, NC 28694, 1/2, 13, 113, 20, EVEN, Value Season-Float Week/Float Unit, 12500/640, 2022-2022; ROGER D ELGIN 1065 NE 62nd Ave Okeechobee, FL 34974, 1/2, 13, 113, 20, EVEN, Value Season-Float Week/Float Unit, 12500/640, 2022-2022; CRYSTAL N PRIOR aka CRYSTAL N CAILLOUETTE 705 Pawnee St Jupiter, FL 33458, 1/2, 15, 115, 46, EVEN, All Season-Float Week/ Float Unit, 12500/640, 2022-2022;

Delinquent

1, 3, 103, 21, WHOLE, Floating,

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001229 IN RE: ESTATE OF DOUGLAS LENTON LONG a/k/a DOUGLAS L. LONG,

Deceased. The administration of the estate of DOUGLAS LENTON LONG a/k/a DOUGLAS L. LONG, deceased, whose date of death March 2, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC-Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

NOTWITHSTANDING THE TIME

TANYA CORBAN **Personal Representative** 1066 Lamp Post Lane

Lakeland, FL 33809

23-00575K

FIRST INSERTION

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

in the Public Records of POLK County,

CASE NUMBER: 23-CP-968 IN RE: ESTATE OF DEBRA JACKSON BRAUN,

Deceased.The administration of the estate of DEBRA JACKSON BRAUN, deceased, whose date of death was December 19, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 W. Church Street, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 21, 2023.

DAVID CARLINO Personal Representative 3357 Dexter Dell SE Winter Haven, FL 33884

Robert D. Hines, Esquire Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email:

hballinger@hnh-law.com April 21, 28, 2023 23-00550K

NOTICE TO CREDITORS

FIRST INSERTION

IN THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA CASE 2023 CP 1092 IN RE ESTATE OF HELEN MARIE KING, Deceased

The administration of the Estate of HELEN MARIE KING, deceased, whose date of death was February 19, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021 applies with respect to the Personal Representative and any attorney employed by the Per-

sonal Representative. 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 ON OR BEFORE 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

NOTWITHSTANDING THE TIME

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

including the date, time and location

thereof; (2) Record the notice of sale

in the Public Records of POLK County,

All other creditors of the Decedent

and other persons having claims or demands against Decedent's estate, in-

cluding unmatured, contingent, or un-

liquidated claims, must file their claims with this Court WITHIN 3 MONTHS

AFTER THE DATE OF THE FIRST

PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN

SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-

OF THIS NOTICE ON THEM.

Publication of this Notice first occurred on April 21, 2023 VICKI NIST

Personal Representative ROBERT T. MAGILL, ESQUIRE Florida Bar #64371

MAGILL LAW OFFICES Post Office Box 922Orlando, Florida 32802 Telephone: (407) 614-4509 Email: robert@magill-law.comAttorney for Personal Representative April 21, 28, 2023 23-00552K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-002557 Division PROBATE IN RE: ESTATE OF ANTON SOBOROWICZ Deceased.

The administration of the estate of ANTON SOBOROWICZ, deceased, whose date of death was May 12. 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 225 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH 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 21, 2023.

Personal Representative: /s/ Joseph Soborowicz JOSEPH SOBOROWICZ 15513 Arabian Way

Montverde, Florida 34756 Attorney for Personal Representative: /s/ Michael Horton MICHAEL G. HORTON, Attorney Florida Bar Number: 123841 MICHAEL G. HORTON, P.A. 3721 South Highway 27, Suite A

Clermont, FL 34711 Telephone: (352) 394-4008 Fax: (352) 394-5805 E-Mail: michael@mghpa.com Secondary E-Mail: trish@mghpa.com April 21, 28, 2023 23-00549K

FIRST INSERTION

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

PROBATE DIVISION File No.

53-2023-CP-001188-0000-XX Division: Probate IN RE: ESTATE OF RUTH J. DAVIS,

Deceased The administration of the Estate of Ruth J. Davis, deceased, whose date of death was March 19, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Lakeland. Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH 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 21, 2023.

Personal Representative: Carol J. Wallace 310 East Main Street Lakeland, Florida 33801

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

April 21, 28, 2023

23-00554K

April 21, 28, 2023

BARRED.

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 21, 2023.

James P. Hines, Jr. Attorney for Petitioner Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: (813) 251-8659 Email: jhinesjr@hnh-law.com Secondary Email: lmartinez@hnh-law.com

FIRST INSERTION

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

PROBATE DIVISION File No.: 23CP-0887 IN RE: ESTATE OF HAROLD EDWARD WINGO, Deceased SSN: XXX-XX-1121

The administration of the estate of HAROLD EDWARD WINGO, deceased, whose date of death was December 16, 2022, and whose Social Security Number is XXX-XX-1121, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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 SO FILED

WILL BE FOREVER BARRED.

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

of this notice is the 21st day of April,

Signed on this 17th day of April, 2023. Personal Representative:

/s/ Linda Herron Linda Herron 1895 Via Lago Dr. Lakeland, FL 33810 Attorney for Personal Representative: /s/ Michael A. Johnson Michael A. Johnson Florida Bar #: 0474258 P.O. Box 1397 Lakeland, FL 33802-1397 Telephone: (863) 688-0741 Fax#: (863) 688-0472

majlaw@tampabay.rr.com April 21, 28, 2023 23-00556K

OFFICIAL
COURTHOUSE
WEBSITES



manateeclerk.com sarasotaclerk.com

charlotteclerk.com leeclerk.org collierclerk.com

hillsclerk.com pascoclerk.com pinellasclerk.org

polkcountyclerk.net my**orange**clerk.com

FIRST INSERTION

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

53-2022CA-001428-0000-00

FIRST MORTGAGE CORPORATION OF WINTER HAVEN, a Florida corporation, UNKNOWN SPOUSE OF TERRY W. CAMP, JR., HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF TERRY W. CAMP, JR.,

JESSICA W. CAMP, UNKNOWN

TENANT 1 AND UNKNOWN

TENANT 2,

Defendants.

Notice is hereby given that pursuant to the final judgment dated January 11, 2023 and Order Ratifying Joint Stipulation to Continue and Reschedule April 11, 2023 Foreclosure Sale dated April 6, 2023, in case number 53-2022CA-001428-0000-00 in the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein FIRST MORTGAGE CORPORATION OF WINTER HAVEN, a Florida corporation, is Plaintiff, and UNKNOWN SPOUSE OF TERRY W. CAMP, JR., HEIRS, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PAR-TIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF TERRY W. CAMP, JR., JESSICA W. CAMP, UNKNOWN

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001080 Division Probate IN RE: ESTATE OF FLETCHERINE CHARLOTTE DILLON SEKYI Deceased.

The administration of the Estate of Fletcherine Charlotte Dillon Sekyi, deceased, whose date of death was May 2, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

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

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

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 21, 2023.

Personal Representative: Eman Dillon

8240 Exchange Drive Ste. C9 Orlando, Florida 32809 Attorney for Personal Representative: Joshua M. Sachs

E-mail Addresses: jms@hendersonsachs.com, michael@hendersonsachs.com Florida Bar No. 24277 Henderson Sachs, PA 8240 Exchange Drive Ste. C6 Orlando, Florida 32809 Telephone: (407) 850-2500 April 21, 28, 2023 23-00539K



Email your Legal Notice

legal@businessobserverfl.com Deadline Wednesday at noon Friday Publication

SARASOTA • MANATEE HILLSBOROUGH • PASCO PINELLAS • POLK • LEE COLLIER • CHARLOTTE **≰usiness**

TENANT 1 AND UNKNOWN TEN-ANT 2, are Defendants, I will sell to the highest and best bidder for cash online at www.polk.realforeclose.com at 10:00 a.m. on the 11th day of May, 2023, the following described real and personal property as set forth in said final judgment, to wit:

Lots 958 and 959, INWOOD NO. 4, according to plat thereof recorded in Plat Book 9, Pages 35, public records of Polk County, Florida.

WITH TOGETHER certain 1994 Mobile Home, ID#10L23527, Title#65482629

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 sixty (60) days after the sale.

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

Submitted by: Krista Mahalak, Esquire Peterson & Myers, P.A. Post Office Drawer 7608 Winter Haven, Florida 33883-7608 Attorney for Plaintiff

23-00573K April 21, 28, 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 ELEV-EN09 BEAUTY LOUNGE : Located at 2403 34th St NW Apt B: Polk County in the City of Winter Haven: Florida, 33881-1076 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven Florida, this April day of 14, 2023 COLLINS BIANCA M

23-00547KApril 21, 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 MADI REJUVENATION: Located at 1548 Normandy Heights Blvd : Polk County in the City of Winter Haven: Florida 33880-5312 intends to register the said name with the Division of Corporations of the Florida Department of State, Tal-

lahassee, Florida. Dated at Winter Haven Florida, this April day of 14, 2023 MADI BACKING LLC

23-00548K

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 PATS STILL SMOKIN: Located at 3010 Ave I NW: Polk County in the City of Winter Haven: Florida, 33881 intends to register the said name with the Division of Corporations of the Florida Depart-

ment of State, Tallahassee, Florida. Dated at Winter Haven Florida, this April day of 14, 2023

HARRIS PATRICK 23-00546K

FIRST INSERTION

UNDER FICTITIOUS NAME LAW PURSUANT TO SEC-TION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that Stefanie Hernandez will engage in business under the fictitious name MUCHO BOBA, with a physical address 4430 lewellyn Rd Lakeland, Fl 33810, with a mailing address 4430 lewellyn Rd Lakeland, Fl 33810, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

April 21, 2023 23-00576K

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 $\operatorname{LOLA'S}$ EVENT CENTER : Located at 1078 Havendale Blvd NW : Polk County in the City of Winter Haven: Florida 33881-1354 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven Florida, this April day of 19, 2023 PIERRE-FRANCOIS BREANNA

FIRST INSERTION

POLK COUNTY

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

CASE NO.: 2022-CC-004768 VILLA SORRENTO OF POLK COUNTY HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs.

MUKESH PATEL AND GIRA PATEL, UNKNOWN TENANT #1, AND UNKNOWN TENANT #2 AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN,

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

Lot 5, Villa Sorrento, according to the plat thereof, recorded in Plat Book 133, Page(s) 40 and 41, of the Public Records of Polk County, Florida.

at public sale, to the highest and best bidder for cash, at www.polk. realforeclose.com, at 10:00 a.m., on the 11th day of May, 2023.

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

DATED this 18th day of April, 2023. FRISCIA & ROSS, P.A. /s/ Brenton J Ross Brenton J Ross, Esquire Florida Bar #0012798 5550 W. Executive Drive, Suite 250 Tampa, Florida 33609 (813) 286-0888/(813)286-0111 (FAX) Attorneys for Plaintiff 23-00567K April 21, 28, 2023

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of CESIBON, located at 115 NE 4TH AVE STE 220, in the City of DELRAY. County of Polk, State of FL, 33483, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 18 of April, 2023. TEAM BEGIN LLC 115 NE 4TH AVE STE 220 DELRAY, FL 33483 April 21, 2023

23-00572K

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 Imperial Wash located at 3907 S Florida Ave in the City of Lakeland, Polk County, FL 33813 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 14th day of April, 2023. Imperial Wash and Storage LLC April 21, 2023 23-00542K

FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of Walter Krupa or Bernice Evelyn Coleman, will on May 8, 2023 at 9:00 a.m., at 5210 State Road 33 N. Lot 51, Lake land, Polk County, Florida; be sold for cash to satisfy outstanding rent and storage fees in accordance with Florida Statues, Section 715,109: Mobile Home bearing the Identification number 1G9210R28F1035189 and title number 0041441512 listed as 1985 COLO, 34 ' and all other personal property located therein

PREPARED BY: Tina Brenneman Lake Deeson Park, LLC 5210 State Road 33 N, #108 Lakeland, Florida 33805 863-688-2060 April 18, 2023 April 21, 28, 2023 23-00570K

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Beauty by D'rose, located at 615 squires grove Dr, in the City of Winter Haven, County of Polk, State of FL, 33880, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 17 of April, 2023. Rose D. Dejesus 615 squires grove Dr Winter Haven, FL 33880 23-00565K April 21, 2023

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2023CA000064000000 WHISPERING TRAILS HOMEOWNERS ASSOCIATION INC, a Florida non-profit Corporation,

Plaintiff, vs. KRISTIE YAMILE DIAZ AYALA,

et al, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated April 12, 2023 in Case No. 2023CA000064000000 in the Circuit Court in and for Florida County, TRAILS HOME-WHISPERING OWNERS ASSOCIATION INC., a Florida non-profit Corporation, is Plaintiff, and KRISTIE YAMILE DIAZ AYALA; FELIX ALEX-IS DIAZ BURGOS, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on MAY 17, 2023.) www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit:

LOT 121, WHISPERING TRAILS PHASE 2, ACCORD-ING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 143, PAGE 49, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A: 2929 WHISPERING TRAILS DR, WINTER HAVEN, FL 33884.

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

Dated: April 17, 2023 FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff P.O. Box 292965 Davie, FL 33329-2965 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com By: /s/ Jared Block Jared Block, Esq. Florida Bar No. 90297 April 21, 28, 2023

23-00562K

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 MAR-CO'S PIZZA 8640 : Located at 930 Richland St Ste 200: Polk County in the City of Columbia: Florida, 29201-2329 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Columbia Florida, this April day of 14, 2023 MPZ TARPON LLC 23-00545K

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 Imperial Self Storage located at 3909 S Florida Ave in the City of Lakeland, Polk County, FL 33813 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida,

Dated this 14th day of April, 2023. Imperial Wash and Storage LLC April 21, 2023 23-00543K

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 Wild Child Sugar Co. located at 6316 Snow Rd, in the County of Polk, in the City of Lakeland, Florida 33811 intends register the said name with the Division of Corporations of the Florida Department of State, Tallahassee,

Dated at Lakeland, Florida, this 18th day of April, 2023. Sarah Jacobs April 21, 2023 23-00571K

FIRST INSERTION

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

CASE NO. 53-2021-CA-002489 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs.

DIANNA KRONYAK, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 20, 2023, and entered in 53-2021-CA-002489 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein MORTGAGE ASSETS MANAGE-MENT, LLC is the Plaintiff and DI-ANNA KRONYAK; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on May 19, 2023, the following described property as set forth in said Final Judgment, to wit: THAT PORTION OF LOT B, RE-

SUBDIVISION OF GOLFVIEW PARK AS RECORDED IN PLAT BOOK 27, PAGE 37, PUBLIC RECORDS OF POLK COUNTY FLORIDA, WHICH INCLUDES: LOT 8, BLOCK 21, MAP OF GOLF VIEW PARK, AS RE-CORDED IN PLAT BOOK 14, PAGE 23, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 254 OLEAN-DER ROAD, LAKE WALES, FL

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

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

Dated this 14 day of April, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com Bv: \S\Danielle Salem_ Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 21-012148 - NaC April 21, 28, 2023 23-00560K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA

CASE NO.: 2019CA002469000000 DLJ MORTGAGE CAPITAL, INC., Plaintiff, v.

KLAUS FRIEDENREICH; IDA POLLACK; BETZAIDA FÜENTES; SOLIVITA WEST COMMUNITY ASSOCIATION, INC.; SOLIVITA COMMUNITY ASSOCIATION, INC.: AVATAR PROPERTIES. INC. D/B/A SOLIVITA CLUB; 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: UNKNOWN

TENANT #1; UNKNOWN TENANT

Defendant(s), NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated April 3, 2023 entered in Civil Case No. 2019CA002469000000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein DLJ MORTGAGE CAPITAL, INC., Plaintiff and KLAUS FRIEDENREICH; IDA POLLACK: BETZAIDA FUENTES: SOLIVITA WEST COMMUNITY AS-SOCIATION, INC.; SOLIVITA COM-MUNITY ASSOCIATION, INC.: AVATAR PROPERTIES, INC. D/B/A SOLIVITA CLUB, are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public sale at www. polk.realforeclose.com beginning at on May 18, 2023 the following described property as set forth in said Final Judgment, to-wit:.

LOT 245, IN BLOCK C. SOLIV-ITA PHASE 7B1, ACCORDING

FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of DAWN J. KEPPIE, will, on May 3, 2023, at 10:00 a.m., at 320 Bird Avenue, Lot #320, Lakeland, Polk County Florida 33815; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1972 SCHL MOBILE HOME,

VIN: S111738, TITLE NO.: 0005256011 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

FIRST INSERTION

April 21, 28, 2023

23-00540K

NOTICE OF PUBLIC SALE The following personal property of Nancy C Sargent or Thomas Wayne Sargent, will on May 8, 2023 at 9:00 a.m., at 5210 State Road 33 N, Lot 54, Lakeland, Polk County, Florida; be sold for cash to satisfy outstanding rent and storage fees in accordance with Florida Statues, Section 715.109: Mobile Home bearing the Identification number 0663151685 and title number 2492071 listed as 1966 CHAM, 36 ' and all other personal property located therein PREPARED BY:

Tina Brenneman Lake Deeson Park, LLC 5210 State Road 33 N, #108 Lakeland, Florida 33805 863-688-2060 April 18, 2023 April 21, 28, 2023 23-00569K

RECORDED IN PLAT BOOK 136, AT PAGE 14-18, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 112 Indian

TO THE PLAT THEREOF AS

Wells Avenue, Kissimmee, Florida 34759 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 DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUB-LISHED AS PROVIDED HEREIN.

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

impaired, call 711. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com /s/ Jason M. Vanslette Jason M Vanslette, Esq. FBN: 92121 File No: 02202893-JMV

April 21, 28 2023 23-00538K

FIRST INSERTION

Notice Of Sale Affordable secure Storage-Lakeland 1925 George Jenkins Blvd Lakeland,Fl 33815 $863 \hbox{-} 682 \hbox{-} 2988$

Personal Property consisting of sofas, TVs, clothes, boxes, household goods, totes, boat and trailer and other personal property used in home, office, or garage will be sold or otherwise disposed of at public sales on the dates and times indicated below to satisfy owners lien for rent and fees due in accordance with Florida Statues: Self storage act. Sections 83.806 and 83.807. all items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required if applicable.

Dos April Wright C55 Keith Stitz B39 Patrick Leis A25 Sheila Jennings J11 Erica Lewis M05 Kyle wilkerson C63 Efrain Rosado M07 Erica Lewis Auction date: 05.25.2023 April 21, 28, 2023

23-00541K

FIRST INSERTION

Notice is hereby given that REYNALDO VALENTIN, OWNER, desiring to engage in business under the fictitious name of TRUE LOVE REMODELING located at 360 24TH ST, APT 361, WINTER HAVEN, FLORIDA 33880 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 23-00566K

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 53-2022-CA-002070-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED

TOMLINSON ET AL.,

Plaintiff, vs

Defendant(s). Notice is hereby given that on 5/15/23 at 10:00 a.m. Eastern time at www. polk.realforeclose.com,, the Clerk of Court, Polk County, Florida, will offer for sale the UNITS/USE PERIODS described below, of the described real

Count I CAROL TOMLINSON and MARK TOMLINSON AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTH-ER CLAIMANTS OF MARK TOMLINSON An undivided interest 1.923% in unit 0101 in the Orlando Breeze Resort time-share plan, located at 121 Emerald Loop, Davenport, Florida 33897 ('Project"), together with the exclusive right, as among the other Owners of Vacation Ownership Interests in the Unit, to occupy the Unit during Use Period Number 22 together with an undivided interest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declaration")

Unit Type: AMBASSADOR Count II LESLIE J VENTURA An undivided interest 1.923% in unit 0412 in the Orlando Breeze Resort timeshare plan, located at 121 Emerald Loop, Daven-port, Florida 33897 ('Project"), together with the exclusive right, as among the other Owners of Vacation Ownership Interests in the Unit, to occupy the Unit during Use Period Number 12 together with an undivided interest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declara-

Unit Type: AMBASSADOR

Count III DALE ALAN WIL-BANKS A/K/A DALE WILBANKS and REBECCA HALL WILBANKS A/K/A REBECCA WILBANKS AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIM-ANTS OF REBECCA HALL WILBANKS A/K/A REBECCA WILBANKS

An undivided interest 1.923% in unit 0040 in the Orlando Breeze Resort timeshare plan, located at 121 Emerald Loop, Daven-port, Florida 33897 (Project"), together with the exclusive right, as among the other Owners of Va-cation Ownership Interests in the Unit, to occupy the Unit during Use Period Number 44 together with an undivided interest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declara-

Unit Type: PRESIDENT
The aforesaid sales will be made pursuant to the final judgment of foreclosure as to the above listed counts, respec-tively, in Civil Action No. 53-2022-CA-002070-0000-00.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 1 year after the sale.

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

Dated April 18, 2023 JERRY E. ARON, P.A. /s/ Jerry E Aron Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101 801 Northpoint Pkwy, SUITE # 64 West Palm Beach, FL 33407 Phone (561) 478-0511, Fax (561) jaron@aronlaw.com

mevans@aronlaw.com April 21, 28, 2023

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 2023CP0011920000XX IN RE: ESTATE OF LOVIE MAVIS JONES,

Deceased. The administration of the estate of Lovie Mavis Jones, deceased, whose date of death was March 7, 2023, is pending in the Circuit Court for Polk

County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartown, FL 3383. 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 TE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

YOUR

We publish all Public sale, Estate & Court-

 Simply email your notice to legal@businessobserverfl.com

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

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

related notices

PUBLISH

LEGAL NOTICE

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

The date of first publication of this notice is April 21, 2023.

Personal Representative

Justin D. Jones Address: 7 Concordia Drive Savannah, GA 31419

Attorney for Personal Representative Evett L. Simmons, Esquire Simmons, Finney & Winfield, LLC 1961 SW Park Place, Suite 202 Port St. Lucie, FL 34986 Telephone: 772-873-5900 Florida Bar No. 2580 Email Addresses:

esimmons@sfwlegalteam.com April 21, 28, 2023 23-00555K FIRST INSERTION

NOTICE OF ADMINISTRATION

(testate)
IN THE CIRCUIT COURT IN AND
FOR POLK COUNTY, FLORIDA CASE 2023 CP 1092 IN RE ESTATE OF

HELEN MARIE KING,

DeceasedThe administration of the Estate of HELEN MARIE KING, deceased, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The file number for the estate is noted above. The Estate is testate and the date of the Decedent's Last Will and Testament is May 30, 2022.

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

Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

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

Unless an extension is granted pursuant to section 432.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an attorney in fact, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.

Under certain circumstances and by failing to contest the will, the recipient of this notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into the will. \overrightarrow{DATED} on April 13, 2023

VICKI NIST
Personal Representative
ROBERT T. MAGILL, ESQUIRE Florida Bar #64371 MAGILL LAW OFFICES Post Office Box 922 Orlando, Florida 32802 Telephone: (407) 614-4509 Email: robert@magill-law.com Attorney for Personal Representative 23-00551K April 21, 28, 2023



My local county commission wants to begin running its zoning ordinance hearing notices (and others allowed under the bill) on a newspaper website only. What must they do?

Florida House Bill 35 says that regardless of the internet-only The "governing body," in this case the commission members, must decide by majority vote that such publication is in the "public interest," and that residents have sufficient access to broadband service or through other means such that "public access is not unreasonably restricted."

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

1:23 1

Notes





Done

MANATEE COUNTY

manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY

leeclerk.org

COLLIER COUNTY

collierclerk.com

HILLSBOROUGH COUNTY

hillsclerk.com

PASCO COUNTY

pascoclerk.com

PINELLAS COUNTY

pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY

myorangeclerk.com

CHECK OUT YOUR **LEGAL NOTICES**

floridapublicnotices.com

FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 2022CA004059000000 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. ERICE, HOLSETH AND

MICHELLE L. HOLSETH, et. al. Defendant(s),

TO: WILLIAMSBURG ESTATES HOMEOWNER'S ASSOCIATION, INC., whose business address is 5413 ADAMS MORGAN DRIVE, NEW PORT RICHEY, FL 34653

THE CORPORATION IS HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN POLK COUNTY. FLORIDA, TO-WIT: LOT 1 OF THE UNRECORDED PLAT OF WILLIAMSBURG ESTATES, MORE PARTICULARLY DE-SCRIBED AS: COMMENCE AT THE NORTHWEST COR-NER OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 28 SOUTH, RANGE 24 EAST, AND RUN EAST ALONG THE NORTH BOUNDARY OF SAID SOUTHEAST 1/4 A DISTANCE OF 920.91 FEET; THENCE SOUTH 25 FEET FOR A POINT OF BEGINNING THENCE CON-TINUING SOUTH 100 FEET; THENCE WEST 100 FEET, THENCE NORTH 80 FEET TO THE BEGINNING OF A CURVE CONCAVE TO THE SOUTH-EAST HAVING A RADIUS OF 20 FEET AND A CENTRAL ANGLE OR 90 DEGREES 00 MINUTES; THENCE NORTHEASTERLY ALONG SAID CURVE AN ARC

THENCE EAST 80 FEET TO THE POINT OF BEGINNING, ALL LYING AND BEING IN POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 4-13-23/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on 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.

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

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at County, Florida, this 7 day of March, 2023.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ April Cummins DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 CONGRESS AVE., SUITE 100 BOCA RATON, FL 33487 PRIMARY EMAIL: FLMAIL@RASLG.COM 22-042558

April 21, 28, 2023 23-00559K

FIRST INSERTION

AMENDED NOTICE OF ACTION-CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT. IN AND FOR

POLK COUNTY, FLORIDA CASE NO: 2022CA003778000000 AVAIL 1 LLC, a Delaware limited liability company, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH. UNDER C. EUGENE MOSHOLDER (DECEASED) OR THROUGH THE ESTATE OF C. EUGENE MOSHOLDER; SILVER LAKES OF LAKELAND HOMEOWNERS ASSOCIATION, INC.; AND ALL OTHER PERSONS CLAIMING

BY, THROUGH OR UNDER ANY

OF THE NAMED DEFENDANT

AND ANY OTHER PERSONS

CLAIMING AN INTEREST IN

THE REAL PROPERTY WHICH

IS THE SUBJECT MATTER OF

THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN;

Defendants. TO: ALICE MOSHOLDER SHER-WOOD

Last Known Address: Unknown

RONALD J. MOSHOLDER Last Known Address: Unknown. UNKNOWN SPOUSE, HEIRS, DE-VISEE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIM-ING AN INTEREST BY, THROUGH, UNDER C. EUGENE MOSHOLDER (DECEASED) OR THROUGH THE ESTATE OF C. EUGENE MOSHOLD-

Last Known Address: Unknown. ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIM-ING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUB-JECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFEN-DANTS HEREIN

FIRST INSERTION

Last Known Address: Unknown. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property lo-

cated in Polk County, Florida: Lot 100, Block B of SILVER LAKES PHASE 1A, according to the Plat thereof, as recorded in Plat Book 89, Page(s) 44, Public Records of Polk County, Florida. With a street address at: 6236 Silver Lakes Drive, E., Lakeland, Florida 33810.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to the action, on Ritter, Zaretsky, Lieber & Jaime, LLP, Attorneys for Plaintiff, whose address is 2800 Biscavne Boulevard., Suite 500, Miami, Florida 33137, Attn. Vivian A. Jaime, Esq., and file the original with the Clerk WITHIN 30 DAYS AFTER THE FIRST PUBLICATION OF THIS NOTICE in the BUSINESS OBSERV-ER: otherwise a default and a judgment 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Default Date 5/19/2023 Case No. 2022CA003778000000 WITNESS MY HAND AND SEAL OF SAID COURT SAID ON on APR 12, 2023.

STACY M. BUTTERFIELD As Clerk of said Court (SEAL) By /s/ Asuncion Nieves Deputy Clerk

Vivian A. Jaime, Esq. Attorney for Plaintiff 2800 Biscayne Boulevard, Suite 500 Miami, Florida 33137 Email: Vivian@rzllaw.com

(305) 372-0933 April 21, 28, 2023 23-00553K

FIRST INSERTION

SUBSEQUENT INSERTIONS

Notice of Foreclosure Sale IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.: 2022CC006490000000

JUDGE: ROBERT G. FEGERS BE A MAN BUY LAND, LLC, a Florida limited liability company

Plaintiff, v. KIMBERLY RENEE MARSH, UNKNOWN SPOUSE OF KIMBERLY RENEE MARSH. AND UNKNOWN TENANT(S) IN POSSESSION, IF ANY,

Defendants.
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment Foreclosure dated April 2023 and entered in Case No. 2022CC006490000000 of the Circuit

Court of the Tenth Judicial Circuit in and for Polk County, Florida, whereby BE A MAN BUY LAND, LLC, a Florida limited liability company, is the Plaintiff and KIMBERLY RENEE MARSH, UNKNOWN SPOUSE OF KIMBERLY RENEE MARSH, AND UNKNOWN TENANT(S) IN POSSESSION are the Defendants. Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 a.m. on May 17, 2023 the following described property as set forth in the Final Judgment of Foreclosure, to wit:

Parcel ID: 25-28-14-345100-000150 LOT 15, PINE CREST COURT, PLAT BOOK 45, PAGE 42,

PUBLIC RECORDS OF POLK COUNTY, FLORIDA TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property.
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.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, at least 7 days before your scheduled court appearance or upon receipt of the notification); if you are hearing or voice impaired, call

Dated on April 14, 2023 /s/ Rene S. Griffith RENE S. GRIFFITH Florida Bar No. 0041208 Attorney for Plaintiff BE A MAN BUY LAND 4260 S.E. Federal Highway Stuart, Florida 34997 Telephone (772) 546-4101 reneg@beam an buyland.com23-00561K April 21, 28, 2023

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY FLORIDA CASE NO. 2018CA000971000000 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH **CERTIFICATES, SERIES** 2007-BC4,

DISTANCE OF 31.42 FEET TO THE END OF SOLD CURVE;

Plaintiff, vs. WILFREDO SELPA; NINOSHKA MATOS A/K/A NINOSHKA M. MATOS A/K/A NINOSHKA M. MATOS RODRIGUEZ, ET AL.;,

Defendants

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling the Foreclosure Sale dated March 17, 2023, and entered in Case No. 2018CA000971000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORA-TION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BC4, is Plaintiff and WILFREDO SELPA; NINOSHKA MATOS A/K/A NINOSH-KA M. MATOS A/K/A NINOSHKA M. MATOS RODRIGUEZ; FLORIDA PINES HOMEOWNERS ASSOCIA-TION, INC.; POLK COUNTY TAX COLLECTOR, STATE OF FLORIDA; UNIVERSAL CONTRACTING, are defendants. Stacy M. Butterfield, Clerk of the Circuit Court for POLK County, Florida will sell to the highest and best bidder for cash via the Internet at www. polk.realforeclose.com, at 10:00 a.m., on the 16TH day of MAY, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 171, FLORIDA PINES PHASE 1, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 111, PAGE(S) 44 THROUGH 46, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. If you are a person with a disability who needs any accommodation in order

FIRST INSERTION

Fictitious Name Notice

Notice is hereby given that Marvin

Laurent, desiring to engage in business

under the fictitious name of Laurent

Design & Media located at 1818 5th

Street Southeast, Winter Haven, FL

33880 intends to register the said name

in Polk county with the Division of Cor-

porations, Florida Department of State,

pursuant to section 865.09 of the Flor-

ida Statutes

April 21, 2023

FIRST INSERTION

Notice is hereby given that AMANDA NICHOLE GOODRICH, OWNER, desiring to engage in business under the fictitious name of SMALL TOWN DESIGN SHOP located at 3113 ROLL-INGLEN LN, LAKELAND, FLORIDA 33810 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 23-00557K

April 21, 2023

FIRST INSERTION

23-00558K

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 ALLPOINTS SURVEYING : Located at 1515 Witte Road : Polk County in the City of Houston: Florida, 77080

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

Dated at Houston Florida, this April day of 14, 2023 FLORIDA ALLPOINTS SERVICES

CORP. April 21, 2023 23-00544K

to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrative, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon re-ceiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con the Office of the Court Administrative, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686 por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacitación del oído o de la voz, llame al 711.

Si ou se yon moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk èd. Tanpri kontakte the Office of the Court Administrative, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711.

Dated this 18th day of April, 2023. VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/J. Anthony Van Ness J. Anthony Van Ness, Esq. Bar Number: 391832 Email: TVanness@vanlawfl.com PHH4842-17/sap April 21, 28, 2023 23-00568K

Plaintiff, v. LESLIE ANN BORRAS; THE

THIRD INSERTION

NOTICE OF ACTION (formal notice by publication) IN THE COUNTY COURT IN AND FOR POLK COUNTY, FLORIDA Case No.: 2022-CC-006642

RENNY DIAZ ALVAREZ Plaintiff, vs. JOSEFINA GALVAN and ANY AND ALL OCCUPANTS, Defendants.

JOSEPHINA GALVAN 1602 Pickerel Court Poinciana, FL 34759

YOU ARE NOTIFIED that a Complaint has been filed against you in this court. You are required to serve a copy of your written defense, if any, on Plaintiff's attorney, whose name and address

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-0975 IN RE: ESTATE OF RONALD LEE HUGHES

Deceased. The administration of the Estate of Ronald Lee Hughes, deceased, File Number 2023-CP-0975, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC-4, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, 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 14, 2023.

Personal Representative: Anna Wall

7470 Jennite Dr. San Diego, CA 92119 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 14, 21, 2023 23-00521K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2022CA000826000000 BROKER SOLUTIONS INC. DBA NEW AMERICAN FUNDING

UNKNOWN SPOUSE OF LESLIE ANN BORRAS: THE UNKNOWN TENANT IN POSSESSION; BUCKEYE RIDGE HOMEOWNERS ASSOCIATION, INC.: THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNITED STATES OF AMERICA DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

Defendants.Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on February 14, 2023 and Order Rescheduling Foreclosure Sale entered on March 28, 2023 in this cause, in the Circuit Court of Polk County, Florida, the office of STACY M. BUTTER-FIELD, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 158, BUCKEYE RIDGE, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 145, PAGES 47 THROUGH 49, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA a/k/a 4257 ROBERTA DR, WINTER HAVEN, FL 33881-

at public sale, to the highest and best bidder, for cash, online at www.polk. realforeclose.com, on May 12, 2023

beginning at 10:00 AM. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as

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

this 10th. 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 1000008895 April 14, 21, 2023 23-00531K

Donald Gervase, Provision Law PLLC, 310 S. Dillard Street, Suite 140, Winter Garden, FL, 34787 on or before May 10, 2023, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for

the relief demanded, without further Signed on this 29 day of March, 2023.

(SEAL) By: /s/ Gwen Barnett As Deputy Clerk Donald Gervase, Provision Law PLLC 310 S. Dillard Street, Suite 140,

Winter Garden, FL 34787 23-00475K April 7, 14, 21, 28, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2023-CP-000784-0000-XX **Division: Probate** IN RE: ESTATE OF TAMRA E. STOVER,

Deceased The administration of the Estate of Tamra E. Stover, deceased, whose date of death was September 10, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth be-

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

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: Michael Betz

2758 Greyhawk Estates Lane Lakeland, FL 33812 Attorney for Personal Representative: Mark E. Clements Attorney for Personal Representative Florida Bar No. 276774 310 East Main Street Lakeland, Florida 33801 Telephone: (863) 687-2287 Email: mclements@mclements.com Secondary Email: abaustert@mclements.com

April 14, 21, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION PROBATE FILE NO. 53-2023-CP-000004-0000-XX IN RE: Estate of CAROL JANE PIERCE, Deceased.

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

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

OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE

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

NOTWITHSTANDING THE TIME 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/ Bill Croft jr Bill Croft, Jr 5 Lake Region Blvd S.

Winter Haven, Florida 33881 Attorney for Personal Representative: /s/ Amy L. Phillips AMY L. PHILLIPS Attorney for Petitioner Florida Bar No. 91682 P.O. Box 4397 Winter Haven, FL 33885 (863) 268-8292 amy@amyphillipspllc.com April 14, 21, 2023 23-00518K

SECOND INSERTION

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

532022CA003612000000 WELLS FARGO BANK, N.A. AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2007-FXD1

Plaintiff, v. JOHNNIE C. ROBINSON; UNKNOWN SPOUSE OF JOHNNIE C. ROBINSON; UNKNOWN TENANT 1; UNKNOWN TENANT 2: Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on March 30, 2023, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

THE WEST 8 FEET OF LOT 3, AND ALL OF LOTS 4 AND 5 AND THE EAST 10 FEET OF LOT 6, BLOCK 1, ALBERTA PARK SUBDIVISION, AS RE-CORDED IN PLAT BOOK 16, PAGE 37, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. a/k/a 603 PILAKLAKAHA AVE, AUBURNDALE, FL 33823-

at public sale, to the highest and best

bidder, for cash, online at www.polk. realforeclose.com, on May 09, 2023 beginning at 10:00 AM.

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

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

Dated at St. Petersburg, Florida this 7th. 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

April 14, 21, 2023

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA IN RE: ONE DOUBLEWIDE MOBILE HOME SITUATED IN POLK COUNTY, FLORIDA

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

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

Respondents.

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

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

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

HML2F28312646403B. has been filed against you and that you are required to serve a copy of your

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

23-00520K

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

Dated on 3/28/23

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

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

23-00467K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF ${\tt FLORIDA, IN\ AND\ FOR}$ POLK COUNTY CIVIL DIVISION Case No. 53-2023-CA-000473

FIFTH THIRD BANK, NATIONAL ASSOCIATION Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS. TRUSTEES OF DONALD G KLECKNER A/K/A DONALD GENE KLECKNER, DECEASED; BELINDA HAWKINS. AS KNOWN HEIR OF DONALD G. KLECKNER KLECKNER, DECEASED; PAUL

KLECKNER, AS KNOWN HEIR OF DONALD G. KLECKNER A/K/A DONALD GENE KLECKNER. DECEASED, et al. **Defendants.**TO: UNKNOWN HEIRS, DEVISEES,

GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OF DON-ALD G. KLECKNER, DECEASED CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS UN-KNOWN PAUL KLECKNER, AS KNOWN

HEIR OF DONALD G. KLECKNER A/K/A DONALD GENE KLECKNER, DECEASED CURRENT RESIDENCE UNKNOWN

LAST KNOWN ADDRESS 14 NANCY DR AKRON, OH 44319 UNKNOWN SPOUSE OF PAUL

KLECKNER CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 14 NANCY

DR AKRON, OH 44319 You are notified that an action to

foreclose a mortgage on the following property in Polk County, Florida: CONDOMINIUM UNIT NO.

124 OF TWIN FOUNTAINS CLUB, INC., A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDO-MINIUM THEREOF AND ATTACHMENTS, DATED MARCH 24, 1978, AND RE-CORDED IN O.R. BOOK 1821, PAGE 215, ET SEQ., AND CON-DOMINIUM BOOK 3, PAGE

33, PUBLIC RECORDS OF POLK COUNTY, FLORIDA; AS AMENDED BY INSTRUMENT RECORDED IN O.R. BOOK 2026, PAGE 824, PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA; TOGETHER WITH ALL OF ITS APPURTENANC-ES ACCORDING TO SUCH DECLARATION. commonly known as 212 GLEN-

WOOD DRIVE, LAKE WALES, FL 33898 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ryan Sutton of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, 2023, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in

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

Dated: March 3, 2023.
CLERK OF THE COURT Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000 By: /s/ April Cummins

Deputy Clerk Rvan Sutton Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800. Tampa, Florida 33601, (813) 229-0900 078950/2220001/dmo April 14, 21, 2023 23-00525K

SECOND INSERTION

POLK COUNTY

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2019CA000896000000 THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2002-3 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, **SERIES 2002-3,** Plaintiff, vs.

UNKNOWN HEIRS OF ROSE LIVINGSTON, ET AL.

Defendants To the following Defendant(s): STACY LIVINGSTON (CURRENT RESIDENCE UNKNOWN) Last Known Address: 4725 LAKE SHORE DRIVE, CHESAPEAKE, VA 23321

Additional Address: 4018 NOONAN ST, HONOLULU, HI 96818 6241 Additional Address: 4145 EVERETT ST, CHESAPEAKE, VA 23324

YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 22, BLOCK 762, POIN-

CIANA, NEIGHBORHOOD 5 NORTH, VILLAGE 3, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 54, PAGES 27 THROUGH 42, PUBLIC RE CORDS OF POLK COUNTY FLORIDA.

A/K/A 454 CARDINAL COURT, KISSIMMEE FL 34759 has been filed against you and you are required to serve a copy of your written

defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 within thirty (30) days after the first publication of this Notice in THE BUSINESS OBSERV-ER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No.

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

WITNESS my hand and the seal of this Court this 7 day of March, 2023 STACY M. BUTTERFIELD

POLK COUNTY CLERK OF COURT By Asuncin Nieves As Deputy Clerk

J. Anthony Van Ness, Esq. VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, 1239 E. NEWPORT CENTER DRIVE, SUITE #110. DEERFIELD BEACH, FL 33442

PHH13744-18/ng April 14, 21, 2023

23-00513K

SECOND INSERTION

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

CIRCUIT CIVIL DIVISION CASE NO.: 2019CA002842000000 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWALT, INC., ALTERNATIVE LOAN TRUST 2006-OC11

MORTGAGE PASS-THROUGH **CERTIFICATES, SERIES 2006-**Plaintiff(s), vs. TUAN THANH NGUYEN A/K/A

TUAN T. NGUYEN; et al., Defendant(s). NOTICE IS HEREBY GIVEN THAT. pursuant to Plaintiff's Final Judgment of Foreclosure entered on March 13, 2023 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose. com in accordance with Chapter 45, Florida Statutes on the 12th day of May, 2023 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order,

Lot 161, Chanler Ridge, according to the plat recorded in Plat Book 133, Page 2, of the Public Records of Polk County, Florida. Property address: 936 Chanler Drive, Haines City, FL 33844

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary email address for service, in the above styled matter, of all pleadings and documents required to be served on the par-

AMERICANS WITH DISABILI-TIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PRO-CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-ULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711. Respectfully submitted, /s/ Heather L. Griffiths PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203

Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 20-022385-1

23-00506K April 14, 21, 2023

SECOND INSERTION

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

POLK COUNTY GENERAL JURISDICTION DIVISION **CASE NO. 53-2022-CA-001524**

ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs.
JEAN MARIE MACDONALD, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 20, 2023 in Civil Case No. 53-2022-CA-001524 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. is Plaintiff and JEAN MARIE MACDONALD, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4th day of May, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

to-wit: LOT 6 OF AN UNRECORDED SUBDIVISION DESCRIBED AS: BEGIN AT THE NORTH-EAST CORNER OF SUN AIR COUNTRY CLUB SUBDIVI-SION, AS RECORDED IN PLAT BOOK 64, PAGE 29, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, THENCE RUN SOUTH 04 DEG 40' 00' EAST ALONG THE EAST-

ERLY BOUNDARY OF SAID SUN AIR COUNTRY CLUB SUBDIVISION, 82.56 FEET TO THE POINT OF BEGIN-NING; THENCE CONTINUE SOUTH 04 DEG 40` 00" EAST 50.00 FEET, THENCE RUN NORTH 85 DEG 40` 00" EAST 105.00 FEET, THENCE RUN NORTH 04 DEG 40 \ 00" WEST 50.00 FEET; THENCE RUN SOUTH 85 DEG 40` 00" WEST 105.00 FEET TO THE POINT OF BEGINNING. BEING IN SECTION 29, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA.

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

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

Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 22-00541-2 7162609 April 14, 21, 2023 23-00507K THIRD INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION

CASE NO. 2022CA0032470000000 GRANADA INSURANCE COMPANY, Plaintiff, vs.

DELDRICK DURANT, an individual; LORETHA DURANT, an individual; MARS RDZ TRANSPORT INC., a Florida corporation; and RAYMOND HERNANDEZ, an individual, Defendants.

TO: Deldrick Durant, 1708 Terry Circle NE, Winter Haven, FL 33881, Orlando, YOU ARE HEREBY NOTIFIED

that an action for declaratory judgment

has been filed against you in the above styled case and in the above referenced court. You are required to file written defenses, if any, with the clerk of the court and to serve a copy on or before May 8th, 2023, on Daniel B. Robinson, plaintiff's attorney, whose address $\,$ is Hinshaw & Culbertson LLP, 2525 Ponce de Leon Blvd., 4th Floor, Coral Gables, Florida 33134.

To be published for 4 consecutive weeks in the Business Observer. DATED on 3-30-23

Stacy M. Butterfield As Clerk of the Court (SEAL) By /s/ Lori Armijo As Deputy Clerk

Daniel B. Robinson, plaintiff's attorney Hinshaw & Culbertson LLP, 2525 Ponce de Leon Blvd., 4th Floor, Coral Gables, Florida 33134 1054928/313046377v1

April 7, 14, 21, 28, 2023 23-00477K

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2022CA-001240

POLK COUNTY, FLORIDA, a political subdivision of the State of Florida Plaintiff, vs. KELLI GREENE AS PERSONAL

REPRESENTATIVE FOR JAMES G. GREENE, et. al Defendants.

TO: KELLI GREENE AS PERSONAL REPRESENTATIVE FOR LESORA G. GREENE

Current residence unknown, but whose last known address was: 2506 PRIVET WAY BASKING RIDGE, NJ 07920

YOU ARE NOTIFIED that an action to Quiet Escheatment Tax Title on the following property in Polk County, Florida, to-wit:

LOCKHARTS SUB PB 5 PG 5 BLK D LOTS 16 & 18 Parcel Identification Number: $212727\hbox{-}756000\hbox{-}004160.$ Street Address: 1128 Avenue D, Haines City, FL 33844.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Breezi K. Hicks, Plaintiff's attorney, whose address is P.O. Box 9005, Drawer ATO1, Bartow, Florida 33831-9005, on or before 05/01/2023 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 9000, Drawer CC-2, Bartow, FL 33831-9000, either before service on Plaintiff's attorney or immediately thereafter, a default will be entered against you for the relief demanded in the complaint.

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

WITNESS my hand and seal of the Court on this 23 day of March, 2023. Stacy M. Butterfield

Clerk of the Circuit Court (SEAL) By: /s/ Tamika Joiner Deputy Clerk

Breezi K. Hicks, Plaintiff's attorney P.O. Box 9005, Drawer AT01 Bartow, Florida 33831-9005 April 7, 14, 21, 28, 2023 23-00491K

THIRD INSERTION

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

CASE NO.: 2022CA-001240 POLK COUNTY, FLORIDA, a political subdivision of the State of Florida Plaintiff, vs.

KELLI GREENE AS PERSONAL REPRESENTATIVE FOR JAMES G. GREENE, et. al **Defendants.** TO: KELLI GREENE AS PERSONAL

REPRESENTATIVE FOR JAMES G. Current residence unknown, but whose

last known address was: 2506 PRIVET WAY BASKING RIDGE, NJ 07920 YOU ARE NOTIFIED that an action to Quiet Escheatment Tax Title on the following property in Polk County,

Florida, to-wit: LOCKHARTS SUB PB 5 PG 5 BLK D LOTS 16 & 18 Parcel Identification Number: $212727\hbox{-}756000\hbox{-}004160.$ Street Address: 1128 Avenue D,

Haines City, FL 33844. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Breezi K. Hicks, Plaintiff's attorney, whose address is P.O. Box 9005, Drawer ATO1, Bartow, Florida 33831-9005, on or before 05/01/2023 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 9000, Drawer CC-2, Bartow, FL 33831-9000, either before service on Plaintiff's attorney or immediately thereafter, a default will be entered against you for the relief demanded in the complaint.

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

WITNESS my hand and seal of the Court on this 23 day of March, 2023.

Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: /s/ Tamika Joiner Deputy Clerk Breezi K. Hicks, Plaintiff's attorney

P.O. Box 9005, Drawer AT01 Bartow, Florida 33831-9005 April 7, 14, 21, 28, 2023 23-00493K

THIRD INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.:

2022 CA 003487-0000-00 PEAK PROPERTY AND CASUALTY INSURANCE CORPORATION, Plaintiff, v. TRACY CARLO, EMILY ANN CARLO, MARKEL SNYDER, Individually and as the parent and

guardian of Morgan Snyder, a minor, Aiden Snyder, a minor, Alaya Snyder, a minor, JERRON OVERTON, HAROLD QUINONES VEGA, RACHEL MELIN CARTAGENA, Individually and as parent and guardian of Jeylani Diaz, STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, LAKELAND REGIONAL MEDICAL CENTER, INC., AND POLK COUNTY BOARD OF COUNTY COMMISSIONERS, Defendants.

To: EMILY ANN CARLO, whose present address is unknown

YOU ARE NOTIFIED that an action for Declaratory Judgment has been filed against you to have the Peak Property and Casualty Insurance Corporation policy of insurance #11407639717 that was issued to Tracy Carlo with an efassumed. You are further notified that you are required to serve a copy of your written defenses, if any, to Robert E. O'Connell, Esq., Plaintiff's attorney, whose address is P. O. Box #5084, Deerfield Beach, FL 33442, telephone number (561) 999-3250, on or before May 10, 2023 and file the original with the Clerk of the Court.

If you fail to do so, a default will be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for four consecutive weeks in the Business Observer or other newspaper which has circulation in Polk County.

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

impaired, call 711 DATED April 3, 2023.

STACY M. BUTTERFIELD, As Clerk of the Court (SEAL) By: /s/ April Cummins As Deputy Clerk

Robert E. O'Connell, Esq., Plaintiff's attorney, P. O. Box #5084, Deerfield Beach, FL 33442 telephone number (561) 999-3250 April 7, 14, 21, 28, 2023 23-00494K

fective date of March 8, 2022, declared null and void for misrepresentations, omissions, concealment and incorrect statements that were material to the acceptance of the risk and the hazards

SECOND INSERTION

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

CASE NO.: 2022-CC-003262 ASHWOOD WEST HOMEOWNERS ASSOCIATION, Plaintiff, vs. DENISE PUTNAM, et al., Defendant(s).

Notice is given that pursuant to the Final Judgment of Foreclosure dated March 13, 2023 in Case No.: 2022-CC-

OF THE NAMED DEFENDANT

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA

GENERAL JURISDICTION

DIVISION

CASE NO. 2022CA002257000000

LAKEVIEW LOAN SERVICING,

ANTHONY CARDINO A/K/A

SABITA CARDINO, et al.

ANTHONY M. CARDINO AND

NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure

dated March 31, 2023, and entered in

 $2022\mathrm{CA}002257000000$ of the Circuit

Court of the TENTH Judicial Circuit in

and for Polk County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and ANTHONY CARDINO; SABITA CARDINO; CAPITAL COMMUNITY BANK; AQUA FINANCE, INC.; RIDGE OF DINNERS ASSO

DUNDEE HOMEOWNERS ASSO-

CIATION, INC. are the Defendant(s).

Stacy M. Butterfield as the Clerk of the

Circuit Court will sell to the highest

and best bidder for cash at www.polk.

realforeclose.com, at 10:00 AM, on May

05, 2023, the following described prop-

erty as set forth in said Final Judgment,

LOT 137, RIDGE OF DUNDEE,

ACORDING TO THE PLAT

THEREOF, RECORDED IN

PLAT BOOK 137, PAGE(S) 8, OF THE PUBLIC RECORDS OF

Property Address: 1607 ELLING-

NOTICE OF ACTION

CIVIL DIVISION

CASE: 23-CA-000112

KATHY F DEAN: THE UNKNOWN

SPOUSE OF KATHY F. DEAN;

PROVIDENCE COMMUNITY

ASSOCIATION INC; UNITED

DEPARTMENT OF JUSTICE: JOE

G. TEDDER; POLK COUNTY TAX

COLLECTOR; AND ALL Unknown

parties claiming by, through, under

devisees, grantee, assignees, lienors,

Capacity claiming by, through, under

YOU ARE HEREBY NOTIFIED that

an action to quiet title to the following

The real property is commonly known as 236 Kendal Way Davenport, Fl

Address: 236 Kendal Way, Dav-

creditors, trustees, or in any other

or against the named Defendants.

properties in Polk County, Florida:

33837 and is legally described as:

27-26-13-704003-002350

enport Florida 33837

Folio/Parcel ID:

or against Defendants, whether

living or not and whether said

unknown parties claim as heirs.

UNKNOWN OCCUPANT:

STATES OF AMERICA

MARKEISHA SMITH,

Plaintiffs v.

Defendants.

POLK COUNTY, FLORIDA

Plaintiff vs

Defendant(s).

003262 of the County Court in and for Polk County, Florida, wherein ASH-WOOD WEST HOMEOWNERS AS-SOCIATION, INC., is the Plaintiff and DENISE PUTNAM, et al., is/are the Defendant(s). The Clerk of Court will sell to the highest and best bidder for cash at 10:00 a.m., at https://www. polk.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on May 12, 2023 the following described property set forth in the Final Judgment of Foreclosure:

Lot 38, Ashwood West, as per plat thereof, recorded in Plat Book 134,

Pages 6 through 8, of the Public Records of Polk County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

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

at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. DATED: April 6, 2023 By: /s/ Shayla J. Mount Shayla J. Mount , Esquire Florida Bar No.: 108557 ARIAS BOSINGER, PLLC 280 W. Canton Avenue, Suite 330 Winter Park , Florida 32789 (407) 636-2549 April 14, 21, 2023

23-00514K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE AND ANY OTHER PERSONS IN THE CIRCUIT COURT OF THE CLAIMING AN INTEREST IN SECOND JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA IS THE SUBJECT MATTER OF CASE NO:

2022CA001940000000 (11) AVAIL 1 LLC, a Delaware limited liability company, Plaintiff, vs.
ESTATE OF JAMES B. CLARK, DECEASED; THE HEIRS OF JAMES B. CLARK, INCLUDING BUT NOT LIMITED TO: HEIR: REBECCA CLARK; HEIR: STEPHANIE CLARK; HEIR: SHERI CLARK: HEIR: JAMES BEECH CLARK, V; HEIR: KEITH CLARK; HEIR: PAMELA NIKULA: DEVISEE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST JAMES B. CLARK, DECEASED AND/OR THE ESTATE OF JAMES B. CLARK, DECEASED; BETTY DAANE CLARK, SURVIVING SPOUSE OF JAMES B. CLARK, AND ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY

SECOND INSERTION

45.031.

THE REAL PROPERTY WHICH THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN,, Defendant(s).
NOTICE IS HEREBY GIVEN pur-

suant to the Final Summary Judgment of Foreclosure dated April 4, 2023, and entered in Civil Case No. 2022CA001940000000 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein AVAIL 1 LLC, a Delaware limited liability company is the Plaintiff and the ESTATE OF JAMES B. CLARK, DECEASED; THE HEIRS OF JAMES B. CLARK, INCLUDING BUT NOT LIMITED TO: HEIR: REBECCA CLARK; HEIR: STEPHANIE CLARK; HEIR: SHERI CLARK: HEIR: JAMES BEECH CLARK, V; HEIR: KEITH CLARK; HEIR: PAMELA NIKULA; DEVISEE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIM-ING AN INTEREST BY, THROUGH, UNDER OR AGAINST JAMES B. CLARK, DECEASED AND/OR THE ESTATE OF JAMES B. CLARK, DE-CEASED; BETTY DAANE CLARK,

TON DR. DUNDEE, FL 33838

Any person claiming an interest in the

surplus from the sale, if any, other than

the property owner as of the date of the

lis pendens must file a claim in accor-

dance with Florida Statutes, Section

IMPORTANT

AMERICANS WITH DISABILI-

TIES ACT. If you are a person with a

disability who needs assistance in order

to participate in a program or service

of the State Courts System, you should

contact the Office of the Court Adminis-

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

 $534\text{-}7777 \ (TDD)$ or $(800) \ 955\text{-}8770$

(Florida Relay Service), as much in ad-

vance of your court appearance or visit

to the courthouse as possible. Please

be prepared to explain your functional

limitations and suggest an auxiliary

aid or service that you believe will en-

able you to effectively participate in the

Dated this 10 day of April, 2023.

court program or service.

SCHNEID, CRANE &

PARTNERS, PLLC

Attorney for Plaintiff

Boca Raton, FL 33487

Telephone: 561-241-6901

Facsimile: 561-997-6909

Bv: \S\Amanda Murphy

Amanda Murphy, Esquire

amanda.murphy@raslg.com

23-00526K

Florida Bar No. 81709

Communication Email:

22-046651 - NaC

THIRD INSERTION

April 14, 21, 2023

ROBERTSON, ANSCHUTZ,

6409 Congress Ave., Suite 100

Service Email: flmail@raslg.com

SURVIVING SPOUSE OF JAMES B. CLARK, AND ALL OTHER PER-SONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DE-FENDANT AND ANY OTHER PER-SONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN, are the Defendants, the Clerk of the Court, will sell to the highest and best bidder for cash, by electronic sale at www.Polk. realforeclose.com, at 10:00 A.M. on MAY 19, 2023, the following described property as set forth in the Final Judg-

of COLONY PARK SOUTH, according to the map or plat thereof recorded in Plat Book 84, Page(s) 46, of the Public Records of Polk County, Florida.

With a street address at: 5835 Colony Place Drive, Lakeland, Florida 33813.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE

CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISED AS PROVID-ED HEREIN.
NOTICE TO PERSONS

WITH DISABILITIES:

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

By: Vivian A. Jaime Vivian A. Jaime, Esq. Florida Bar Number 714771 RITTER, ZARETSKY, LIEBER & JAIME, LLP 2800 Biscayne Boulevard, Suite 500 Miami, Florida 33137

Tel: (305) 372-0933 Email: Vivian@rzllaw.com April 14, 21, 2023 23-00527K

SECOND INSERTION

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

DIVISION CASE NO. 2019CA004272000000 DITECH FINANCIAL LLC, Plaintiff, vs.

KETTY JEAN AND ANTHONY JOSEPH, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 22, 2023, and entered in 2019CA004272000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST NATIONAL ASSO-CIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NA-TIONAL ASSOCIATION is the Plaintiff and KETTY JEAN; ANTHONY JOSEPH; REGENCY PLACE HOME-OWNERS' ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on May 09, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 111, REGENCY PLACE PHASE ONE, BLOCK C, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 107, PAGE 15, AND 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 105 KING HENRY CT, DAVENPORT, FL 33837

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 proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 6 day of April, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 19-367459 - SaR April 14, 21, 2023 23-00516K

SECOND INSERTION

Polk County, Florida IN THE CIRCUIT COURT OF THE 1. KATHY F. DEAN - 236 Ken-TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA dal Way, Davenport FL 33837 2. UNKNNOWN SPOUSE OF

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

KATHY F. DEAN - 236 Kendal

Way, Davenport FL 33837

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

DATED on April 4, 2023 Default Date: May 11, 2023 STACY M. BUTTERFIELD, CPA

Suite 200, Tampa, Fl 33610 NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR

POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO. 2022-CA-002194 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE ON BEHALF FOR CSMC 2018-RPL12 TRUST. Plaintiff, vs. LISA LOLLEY a/k/a LISA A.

LOLLEY: THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS MASTER TRUST. REVOLVING HOME EQUITY LOAN ASSET BACKED NOTES, SERIES 2004-M: IMPERIAL LAKES MASTER ASSOCIATION, INC.; IMPERIAL LAKES COMMUNITY SERVICES ASSOCIATION V, INC.; LEIGH LAKES HOMEOWNERS ASSOCIATION, INC.,

Defendant(s). NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on March 27, 2023, in the Tenth Judicial Circuit in and for Polk County, Florida, the style of which is indicated above, the Clerk of Court will on MAY 1, 2023 at 10:00 AM EST at http://www.polk.realforeclose.com offer for sale and sell at public outcry to the highest and best bidder for cash, the following

described property situated in Polk County, Florida:

LOT 60, IMPERIAL LAKES PHASE 2, SECTION ONE B, AS PER PLAT THEREOF, RE-CORDED IN PLAT BOOK 69, PAGES 21 THROUGH 26, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 3467 Jade Court, Mulberry, FL 33860

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711 Dated: April 3, 2023

/s/ Audrey J. Dixon Audrey J. Dixon, Esq. Florida Bar No. 39288 MCMICHAEL TAYLOR GRAY, LLC 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: (404) 474-7149 Email: adixon@mtglaw.com

E-Service: servicefl@mtglaw.com

23-00508K

April 14, 21, 2023

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 23CP-931 **Division Probate** IN RE: ESTATE OF GENE L. DECROES Deceased.

SECOND INSERTION

The administration of the estate of Gene L. DeCroes, deceased, whose date of death was January 29, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Drawer 9000, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH 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: /s/Mary K. DeCroes Mary K. DeCroes 4187 Aberdeen Lane Lake Wales, Florida 33859

Attorney for Personal Representative: /s/ Charlotte C. Stone Charlotte C. Stone, Esq. Florida Bar Number: 21297 Stone Law Group, P.L. 3200 US Hwy 27 S., Suite 201 Sebring, Florida 33870 Telephone: (863) 402-5424 Fax: (863) 402-5425 E-Mail:

charlotte@stonelawgroupfl.comSecondary E-Mail: tami@stonelawgroupfl.com

April 14, 21, 2023 23-00535K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA Case No.: 53-2022-CP-003989-0000-XX

Division: 14 IN RE: THE ESTATE OF DENNIS PATTERSON Deceased.

The administration of the estate of Dennis Patterson, deceased, whose date of death was May 16, 2022, is pending in the Tenth Circuit Court for Polk County, Florida, Probate Division, the address of which is Drawer CC-4, PO Box 9000, Bartow, FL 33831.

The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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. Cathy Kolthoff,

Personal Representative 38847 Daughtery Road Zephyrhills, FL 33540

Stacy R. Preston, Esq. Attorney for Cathy Kolthoff Florida Bar Number: 117902 Orange Blossom Law 8013 S Orange Avenue Orlando, FL 32809 Telephone: (407) 748-4887 E-Mail: stacy@orangeblossomlaw.com Secondary: info@orangeblossomlaw.com April 14, 21, 2023 23-00512K

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DÍVISION File No. 23CP-852 **Division Probate** IN RE: ESTATE OF

PATRICIA A. KOWNACKI

Deceased. The administration of the estate of Patricia A. Kownacki, deceased, whose date of death was December 22, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Drawer 9000, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: /s/Walter Maffei Walter Maffei 23766 Meredith Court

Hollywood, Maryland 20636 Attorney for Personal Representative: /s/ Charlotte C. Stone Charlotte C. Stone, Esq. Florida Bar Number: 21297 Stone Law Group, P.L. 3200 US Hwy 27 S., Suite 201 Sebring, Florida 33870 Telephone: (863) 402-5424 Fax: (863) 402-5425 charlotte@stonelawgroupfl.com Secondary E-Mail: tami@stonelawgroupfl.com

SECOND INSERTION

23-00536K

April 14, 21, 2023

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

File No.: 23CP-0976 IN RE: ESTATE OF JAMES NELSON HOUGH, Deceased

SSN: XXX-XX-5096

The administration of the estate of JAMES NELSON HOUGH, deceased, whose date of death was December 16, 2022, and whose Social Security Number is XXX-XX-5096, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against 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 SO FILED

WILL BE FOREVER BARRED.

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

this notice is the 14th day of April, 2023.

Signed on this 15th day of March, 2023. Personal Representative:

/s/ Gena Gilliam Hough Gena Gilliam Hough 15 Dobson Hill Lane

Edgefield, SC 29824 Attorney for Personal Representative: /s/ Michael A. Johnson Michael A. Johnson Florida Bar #: 0474258 P.O. Box 1397 Lakeland, FL 33802-1397 Telephone: (863) 688-0741 Fax#: (863) 688-0472 Primary email: majlaw@tampabay.rr.com April 14, 21 2023 23-00511K

Legal Description: Lot No.234 of Cheyenne Whitfield, DRAYTON-PRESTON WOODS AT PROVIDENCE, according to 10150 Highland Manor Drive, the plat thereof, as recorded in Plat Book 138, Pages 29 through 36 inclusive, Public Records of

As Clerk of the Court (Seal) By: /s/ Asuncion Nieves As Deputy Clerk

April 7, 14, 21, 28, 2023 23-00476K

SECOND INSERTION

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

CASE NO. 53-2021-CA-003291 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. KRISTAL BERMUDEZ A/K/A KRISTAL LYNN BERMUDEZ AND ANTONIO BERMUDEZ, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 26, 2022, and entered in 53-2021-CA-003291 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein FREE-DOM MORTGAGE CORPORATION is the Plaintiff and KRISTAL BERMU-DEZ A/K/A KRISTAL LYNN BERMU-DEZ; ANTONIO BERMUDEZ are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on May 18, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 14 IN BLOCK N OF RICH-LAND MANOR UNIT NUM-BER THREE, AS SHOWN BY MAP OR PLAT THEREOF RE-CORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 42, PAGE 47 640 Address: PINECREST DR, BARTOW, FL

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT

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

Dated this 12 day of April, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: _\S\Danielle Salem_ Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 21-112026 - ViT

April 14, 21, 2023

SECOND INSERTION

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

CIRCUIT CIVIL DIVISION CASE NO.: 2021-CA-001478 U.S. BANK TRUST NATIONAL ASSOCIATION AS TRUSTEE OF CABANA SERIES IV TRUST, Plaintiff, v. ERIBERTO GUZMAN, et al.,

Defendants.
NOTICE OF SALE PURSUANT TO

CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure dated March 31, 2023, issued in and for Polk, Florida, in Case No. 2021-CA-001478, wherein U.S. BANK TRUST NATIONAL ASSO-CIATION AS TRUSTEE OF CABANA SERIES IV TRUST is the Plaintiff, and ANDOVER HOMEOWNERS ASSO-CIATION OF POLK COUNTY, INC., ELENA SANTANA, ERIBERTO GUZ-MAN, ROBERTO SERRANO, UN-KNOWN TENANT #1, UNKNOWN TENANT #2, UNKNOWN SPOUSE OF ELENA SANTANA, UNKNOWN SPOUSE OF ERIBERTO GUZMAN N/K/A ADELINA MARTINEZ and UNKNOWN SPOUSE OF ROBERTO SERRANO are the Defendants.

The Clerk of the Court, POLK CLERK OF COURT, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on May 5, 2023, at electronic sale beginning at 10:00 am, at www. polk.realforeclose.com the followingdescribed real property as set forth in said Final Judgment of Mortgage Fore-

closure, to wit: LOT 99, ANDOVER, ACCORD-

ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 143, PAGE 25, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 1257 Merrimack Dr., Davenport, FL 33837 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 accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days: if you are hearing or voice impaired, call 711.

Dated: This 7 day of April, 2023. Respectfully submitted, HOWARD LAW GROUP 4755 Technology Way, Suite 104 Boca Raton, FL 33431 Telephone: (954) 893-7874 Facsimile: (888) 235-0017 Designated Service E-Mail: Pleadings@HowardLaw.com By: /s/ Matthew Klein Matthew B. Klein, Esq. Florida Bar No.: 73529 E-Mail: Matthew@HowardLaw.com

April 14, 21, 2023

THIRD INSERTION

POLK COUNTY

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2022 CA 003487-0000-00

PEAK PROPERTY AND CASUALTY INSURANCE CORPORATION, Plaintiff, v. TRACY CARLO, EMILY ANN

CARLO, MARKEL SNYDER, Individually and as the parent and guardian of Morgan Snyder, a minor, Aiden Snyder, a minor, Alaya Snyder, a minor, JERRON OVERTON, HAROLD QUINONES VEGA, RACHEL MELIN CARTAGENA, Individually and as parent and guardian of Jeylani Diaz, STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, LAKELAND REGIONAL MEDICAL CENTER. INC., AND POLK COUNTY BOARD

OF COUNTY COMMISSIONERS, **Defendants.**To: MARK SNYDER, whose present address is unknown.

YOU ARE NOTIFIED that an action for Declaratory Judgment has been filed against you, individually and as the parent and guardian of Morgan Snyder, a minor, Aiden Snyder, a minor, Alaya Snyder, a minor, to have the Peak Property and Casualty Insurance Corporation policy of insurance #11407639717 that was issued to Tracy Carlo with an effective date of March 8, 2022 declared null and void for misrepresentations. omissions, concealment and incorrect statements that were material to the acceptance of the risk and the hazards

assumed. You are further notified that you are required to serve a copy of your written defenses, if any, to Robert E. O'Connell, Esq., Plaintiff's attorney, whose address is P. O. Box #5084, Deerfield Beach, FL 33442, telephone number (561) 999-3250, on or before May 10, 2023 and file the original with the Clerk of the Court.

If you fail to do so, a default will be entered against you individually and as the parent and guardian of Morgan Snyder, a minor, Aiden Snyder, a minor, Alaya Snyder, a minor, for the relief demanded in the Complaint.

This notice shall be published once a week for four consecutive weeks in the Business Observer or other newspaper which has circulation in Polk County

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

DATED April 3, 2023. STACY M. BUTTERFIELD, As Clerk of the Court

As Deputy Clerk Robert E. O'Connell, Esq., Plaintiff's attorney, P.O. Box #5084,

Deerfield Beach, FL 33442 telephone number $(561)\,999\text{-}3250$

(SEAL) By: /s/ April Cummins

April 7, 14, 21, 28, 2023 23-00496K

THIRD INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE 10th HIDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2022 CA 003487-0000-00 PEAK PROPERTY AND CASUALTY INSURANCE CORPORATION, Plaintiff, v.

TRACY CARLO, EMILY ANN CARLO, MARKEL SNYDER, Individually and as the parent and guardian of Morgan Snyder, a minor, Aiden Snyder, a minor, Alaya Snyder, a minor, JERRON OVERTON, HAROLD QUINONES VEGA, RACHEL MELIN CARTAGENA, Individually and as parent and guardian of Jevlani Diaz, STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, LAKELAND REGIONAL MEDICAL CENTER, INC., AND POLK COUNTY BOARD OF COUNTY COMMISSIONERS,

Defendants. To: TRACY CARLO, whose present address is unknown.

YOU ARE NOTIFIED that an action for Declaratory Judgment has been filed against you to have the Peak Property and Casualty Insurance Corporation policy of insurance #11407639717 that was issued to Tracy Carlo with an effective date of March 8, 2022, declared null and void for misrepresentations, omissions, concealment and incorrect statements that were material to the acceptance of the risk and the hazards assumed. You are further notified that you are required to serve a copy of your written defenses, if any, to Robert E. O'Connell, Esq., Plaintiff's attorney, whose address is P. O. Box #5084, Deerfield Beach, FL 33442, telephone number (561) 999-3250, on or before May 10, 2023 and file the original with the Clerk of the Court.

If you fail to do so, a default will be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for four consecutive weeks in the Business Observer or other newspaper which has circulation in Polk County

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

DATED April 3, 2023 STACY M. BUTTERFIELD, As Clerk of the Court (SEAL) BY: /s/ April Cummins As Deputy Clerk

Robert E. O'Connell, Esq., Plaintiff's attorney, P. O. Box #5084, Deerfield Beach, FL 33442 telephone number (561) 999-3250 April 7, 14, 21, 28, 2023 23-00495K

SECOND INSERTION

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

CASE NO. 2018CA-004190-0000-00 FBC MORTGAGE, LLC, Plaintiff, vs.

XIOMARA GAVILAN, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant

to a Summary Final Judgment of Foreclosure entered December 20, 2021 in Civil Case No. 2018CA-004190-0000-00 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein FBC MORT-GAGE, LLC is Plaintiff and XIOMARA GAVILAN, et al., are Defendants, the Clerk of Court, STACY BUTTER-FIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 2nd day of May, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 18, PATTERSON GROVES, ACCORDING TO THE PLAT AS

RECORDED IN PLAT BOOK 138, PAGES 4 THROUGH 10, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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

/s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 7015028

18-02129-2 April 14, 21, 2023

23-00509K

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION CASE NO. 2018CA004006000000 AMERIHOME MORTGAGE COMPANY, LLC,

Plaintiff, vs. DON LAMASTER, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 19, 2019 in Civil Case No. 2018CA004006000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein AMERI-HOME MORTGAGE COMPANY, LLC is Plaintiff and DON LAMASTER. et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4th day of May, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment,

Lot 11. Block F. Crooked Lake Park Tract Number 2, according to the map or plat thereof, as recorded in Plat Book 39, Page 42, Public Records of Polk County, Florida.

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

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

/s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street. Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MR Service@mccalla.comFla. Bar No.: 0146803 20-01163-1

April 14, 21, 2023

23-00510K

SECOND INSERTION

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

Case No. 2020CA002569000000 HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D, Plaintiff, vs.

The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Rose Marie Robinson a/k/a Rose M. Robinson a/k/a Rose Robinson a/k/a Rose S. Robinson f/k/a Rose Marie Donton f/k/a Rose Marie Simon, Deceased, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2020CA002569000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein HSBC Bank USA, National Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Rose Marie Robinson a/k/a Rose M. Robinson a/k/a Rose Robinson a/k/a Rose S. Robinson f/k/a Rose Marie Donton f/k/a Rose Marie Simon, Deceased: Kristia Aikens: Clerk of the Court, Polk County,

Florida; Antonio Darden; Freddie Dontone; Anthony Keepler; Patsv Donton a/k/a Patsy A. Donton; Dorecus Aikens a/k/a Dorecus Clarencea Aikens; Josh James Donton a/k/a Josh James Donton, Jr. a/k/a Josh J. Donton a/k/a Josh Donton; Sammie A. Donton a/k/a Sammie Andre Donton a/k/a Sammie Donton are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk. realforeclose.com, beginning at 10:00 AM on the 5th day of May, 2023, the following described property as set forth in said Final Judgment, to wit: BEGIN AT THE NW CORNER OF THE NW 1/4 OF THE NE 1/4 OF SECTION 3, TOWN-SHIP 30 SOUTH, RANGE 23 EAST, THEN SOUTH 490 FEET, THEN EAST 560 FEET TO THE POINT OF BEGIN-NING, THEN EAST 120 FEET, THENCE NORTH 150 FEET. THEN WEST 120 FEET, THEN SOUTH 150 FEET TO THE POINT OF BEGINNING. THE ABOVE DESCRIPTION COV-ERS LOT 70 AS SHOWN ON IMCC DRAWING "2327, FILE 80B-2" THE BEARINGS GIV-EN IN THIS DESCRIPTION ARE BASED ON THE AS-SUMPTION THAT THE BEAR-ING OF THE NORTH LINE OF SECTION 3, TOWNSHIP 30 SOUTH, RANGE 23 EAST IS A DUE EAST AND WEST LINE. LESS: THAT PART CON-VEYED TO ACL RAILROAD AS RECORDED IN OFFICIAL, RECORDS BOOK 7, PAGE 532 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 11th day of April, 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 By /s/ Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106

FLCourtDocs@brockandscott.com Case No. 2020CA002569000000 File # 20-F00032 April 14, 21, 2023 23-00534K

SECOND INSERTION

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

CASE NO .: 2022CA-003312-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. RODNEY FRATICELLI OCASIO; FLORIDA HOUSING FINANCE CORPORATION: WILLIAM'S PRESERVE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants.
NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Cancel and Reschedule Foreclosure Sale dated the 31st day of March 2023, and entered in Case No. 2022CA-003312-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and RODNEY FRATICELLI OCASIO FLORIDA HOUSING FI-NANCE CORPORATION WILLIAM'S PRESERVE HOMEOWNERS AS-SOCIATION, INC.; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on the 5th day of May 2023, the following described property as set forth in said Final Judgment, to wit

LOT 167, WILLIAM'S PRESERVE PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 160, PAGES 10 THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY. FLORIDA.

23-00515K

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

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

By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516eservice@decubaslewis.com 22-01705

23-00517K

April 14, 21, 2023

Dated this 7th day of April 2023.

SECOND INSERTION

NOTICE OF JUDICIAL SALE PURSUANT TO SECTION 45.031(1) OF THE FLORIDA STATUTES IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

BLOOMFIELD HILLS HOMEOWNER'S ASSOCIATION, INC., a Florida not-for-profit corporation,

Plaintiff, vs. MICHAEL MISIAKOWSKI and MICHELLE HENDERSON n/k/a MICHELLE MISIAKOWSKI,

Defendants.TO WHOM IT MAY CONCERN: Notice is hereby given that pursuant to the Final Judgment of Lien Foreclosure after Default by the Court entered on March 3, 2023, in Case Number 2022-CA-000188 in the Circuit Court of the Tenth Judicial Circuit in and for Polk, Florida, wherein BLOOMFIELD HILLS HOMEOWNER'S ASSOCIA-TION, INC. is Plaintiff, and MICHAEL MISIAKOWSKI and MICHELLE HENDERSON n/k/a MICHELLE MISIAKOWSKI, are Defendants, Stacey M. Butterfield, Clerk of the Court, will offer for public sale, the following-

described real property: LOT 103 AND THE NORTH 40 FEET OF LOT 104, BLOOM-FIELD HILLS, PHASE FOUR, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 105, PAGES 38 AND 39 PUBLIC RECORDS OF POLK COUNTY, FLORIDA Address: 2257 Longleaf Circle, Lakeland, FL 33810.

accordance with Section 45.031 of the Florida Statutes. ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM

sale at www.polk.realforeclose.com in

THE SALE, IF ANY, OTHER THAN THE DATE OF THE LIS PENDENS MUST FILE A CLAIM FOR SUCH SURPLUS WITHIN 60 DAYS AFTER THE SALE.

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

BENJAMIN W. HARDIN, JR., ESQUIRE Florida Bar No.: 0500763 JULIE LANDRIGAN BALL, ESQUIRE Florida Bar No.: 0768731 MATTIE HARDIN TONDREAULT, ESQUIRE Florida Bar No.: 118242 BENJAMIN W. HARDIN III, ESQUIRE

Florida Bar No. : 1018041 Post Office Box 3604 Lakeland, Florida 33802-3604 Telephone: 863-688-5200 Facsimile: 863-686-0777 Primary Email: service@hardinpalaw.com

The sale will be held on May 17, 2023, to the highest bidder for cash, with bidding beginning at 10:00 a.m. (Eastern April 14, 21, 2023 23-00530K Standard Time) through an electronic

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2 OUT OF 3

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2



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