PUBLIC NOTICES



ORANGE COUNTY LEGAL NOTICES

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

FIRST INSERTION

Notice is hereby given that GOOD CHOICE MOM, INC, OWNER, desiring to engage in business under the fictitious name of ONCE UPON A CHILD located at 3225 MCLEOD DRIVE, SUITE 100, LAS VEGAS, NEVADA 89121 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes

May 25, 2023 23-01850W

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 Silverleaf at Hamlin located at 14422 Shoreside Way, Suite 130 in the City of Winter Garden, Orange County, FL 34787 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of May, 2023. Hamlin Partners at Silverleaf, LLC May 25, 2023 23-01840W

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 Pavilion at Lake Eve located at 12515 Lake Square Circle Suite 100 in the City of Orlando, Orange County, FL 32821 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 23rd day of May, 2028. GRE JV Orlando LLC May 25, 2023

23-01871W

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 Clever Creative Chicks located at 5216 Segari Way in the City of Windermere, Orange County, FL 34786 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of May, 2023.

FIRST INSERTION

NOTICE OF PUBLIC SALE

TOW PROS OF ORLANDO gives no-

tice that on 06/09/2023 at 09:00 AM

the following vehicles(s) may be sold by

public sale at 11424 SPACE BLVD OR-

LANDO, FL 32837 to satisfy the lien for

the amount owed on each vehicle for

any recovery, towing, or storage services

charges and administrative fees allowed pursuant to Florida statute 713.78. 3FA6P0H77GR262959 2016 FORD

FIRST INSERTION

NOTICE OF PUBLIC SALE:

THE CAR STORE OF WEST OR-

ANGE gives notice that on 06/09/2023

at 07:00 AM the following vehicles(s)

may be sold by public sale at 12811 W COLONIAL DR WINTER GARDEN,

FL 34787 to satisfy the lien for the

amount owed on each vehicle for any

recovery, towing, or storage services charges and administrative fees allowed

pursuant to Florida statute 713.78.

TRAILER SILVER

CASEWPD23003072 0000 JET SKI

2MEFM75W4XX724305 1999 MERC 1J4GX48S32C130213 2002 JEP

2G4WS52J631142140 2003 BUIC

5TDZA23C94S172181 2004 TOYT

1NXBR32E66Z721042 2006 TOYT

1LNHM81V07Y613095 2007 LINC

2G1WT57K991235142 2009 CHEV 2CTFLXE5XB6464135 2011 GMC

JTKKU4B46B1008419 2011 TOYT

1GKKRNED8CJ245252 2012 GMC

JA4AD3A32EZ013414 2014 MITS

3N1CN7AP5KL852310 2019 NISS

May 25, 2023

2C4RDGBGXGR145092 2016 DODG

KMHD84LF8HU151928 2017 HYUN 1C4NJPBA7HD140469 2017 JEEP

1FMCU03Z78KA09947 2008 FORD

KMHEC4A44BA003224 2011 HYUN

LOCATION:

May 25, 2023

11424 SPACE BLVD.

ORLANDO, FL 32837

Phone: 321-287-1094

23-01842W

23-01867W

Alison George May 25, 2023

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute

Number 865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Orlando IT Support located at 940 West Oakland Ave, Ste A8 in the City of Oakland, Orange County, FL 34787 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 17th day of May, 2023. Computer Business Consultants May 25, 2023 23-0

23-01841W

Tenant: Theodis Ward and Maria Alma

T. Lasam. Sale to be held at: Gulfstream

Harbor, 4505 Old Goldenrod Road, Or-

FIRST INSERTION

Pursuant to Florida Statute 713.585

F.S. United American Lien & Recovery

as agent w/ power of attorney will sell the following vehicle(s) to the highest

bidder; net proceeds deposited with

the clerk of court; owner/lienholder has

right to hearing and post bond; owner

may redeem vehicle for cash sum of

lien; all auctions held in reserve
Inspect 1 week prior @ lienor facil-

ity; cash or cashier check; any person

interested ph (954) 563-1999 Sale date June 9, 2023 @ 10:00 am

3411 NW 9th Ave Ft Lauderdale FL

WP1AC29P14LA93265 Lienor: Porsche

of Orlando 4895 Vineland Rd Orlando

B4H3XHL004789 Lienor: 3 Brothers Auto Clinic 1060 Tucker Ave Orlando

Auto Repair & Svc 5515 S OBT Orlando

37869 2017 Chevrolet VIN#: 3GCP-

CREC1HG288244 Lienor: Carl Black

of Orlando 11500 E Colonial Dr Orlando 407-426-3000 Lien Amt \$14937.97

321-239-0489 Lien Amt \$8222.06

Licensed Auctioneers

407-341-5055 Lien Amt \$19800.00 37868 2017 Dodge VIN#: 2C3CDZAG0HH638200 Lienor: Gary

37867 2017 Acura VIN#: 5J8T-

407-853-2100 Lien Amt \$5299.21

Porsche VIN#:

FLAB422

23-01847W

2004

lando, Florida 32822, 407-965-2836.

May 25; June 1, 2023

Notice of Sale

33309

37508

FIRST INSERTION NOTICE OF PUBLIC SALE Notice is hereby given that on 06/09/2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1983 BARR mobile home bearing vehicle identification numbers FLFL2AC39334913 and FLFL-FLFL2AC39334913 and FLFL-2BC39334913 and all personal items located inside the mobile home. Last

3N1AB7AP4DL705561 2018 AUDI WA1BNAFY7J2208051 2005 MERCURY 4M2DU66W65ZJ24176 2003 FORD 1FTRX17W43NB72123 2009 MITSUBISHI 4A3AB36F39E025953 2005 FORD 1FAFP23105G160020 2014 FORD 1FADP3K22EL335947 2004 CHEVROLET 1GBHG31V341173039 1984 GMC 2GDHG31M2E4518943 2001 CHEVROLET 1GNEL19W51B142304 2015 MITSUBISHI JA32U2FU2FU11035 2011 FORD 1FDXE4FS8BDB22807

SALE DATE 06/08/2023, 8:00 AM

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 Sun Permits located at 2218 Flagler Promenade Way in the City of Maitland, Orange County, FL 32751 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 18th day of May, 2026. Christina Cantrell May 25, 2023

23-01843W

FIRST INSERTION

23-01870W

NOTICE OF PUBLIC SALE Pursuant to F.S. 713.78, Airport Towing Service will sell the following vehicles and/or vessels. Seller reserves the right to bid. Sold as is, no warranty. Seller guarantees no title, terms cash. Seller reserves the right to refuse any or all

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

O'Leary Rocks Masonry located at 1601

Prairie Lake Blvd. in the City of Ocoee, Orange County, FL 34761 intends to

register the said name with the Division

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

Dated this 23rd day of May, 2023.

Juston O'Leary

May 25, 2023

2013 NISSAN

SALE DATE 06/05/2023, 8:00 AM

Located at 6690 E. Colonial Drive.

Located at 6690 E. Colonial Drive, Orlando FL 32807

1975 GLASTRON GLA324650774-1975 1974 EZLO 41840G 2003 FORD 2FAFP74W73X164676 2005 ACURA 2HNYD18265H526228 2004 MITSUBISHI 4A3AE55HX4E058088 2012 KIA 5XYKW4A25CG304101 2005 DODGE WD2PD744355760215 2005 LEXUS JTHBA30G255115289

> Located at: 4507 E. Wetherbee Rd. Orlando, FL 32824

2002 BUICK 1G4HR54K02U265705

SALE DATE 06/09/2023, 8:00 AM

Located at 6690 E. Colonial Drive, Orlando FL 32807

1999 HONDA 1HGCG5646XA141886 1996 TOYOTA 1NXBA02E8TZ385170 2006 TOYOTA JTLKT324264113312 2007 TOYOTA JTNBE46K273016621

May 25, 2023 23-01845W

FIRST INSERTION

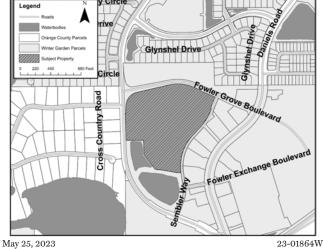
NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA

Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on June 5, 2023 at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request to Winter Garden Ordinance 12-54, Exhibit D, Section 8(A)(2), for the property located at 2200 Fowler Grove Blvd. If approved, this variance will allow a wall sign area to be 152 square feet, in lieu of the 100 square foot maximum, and will be 33 feet in height, in lieu of the 20 foot high maximum.

Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street,

Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Shane Friedman at (407) 656-4111 ext. 2026.

Location Map



What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices.

FIRST INSERTION

NOTICE OF PUBLIC SALE H&A TOWING AND RECOVERY LLC gives notice that on 06/11/2023at 9:00 AM the following vehicles(s) may be sold by public sale at 6548 E CO-LONIAL DR to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78. 2C3CDXHG3LH199755

2020 DODG Charger May 25, 2023

23-01846W

FIRST INSERTION

CITY OF OCOEE NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN, pursuant to Chapter 143-8.A, of the Code of the City of Ocoee, that on TUESDAY, JUNE 6, 2023, at 6:15 p.m., or as soon thereafter as practical, the OCOEE CITY COMMISSION will hold a PUBLIC HEARING at the Ocoee City Commission Chambers, 1 North Bluford Avenue, Ocoee, Florida, to consider the following Ordinance:

AN ORDINANCE OF THE CITY OF OCOEE, FLORIDA, RATIFY-ING CITY OF OCOEE RESOLUTION 2023-06; RESCINDING THE CITY'S CALL FOR A SPECIAL ELECTION FOR THE DISTRICT 4 COMMISSION SEAT SCHEDULED FOR JUNE 13, 2023; CALLING INSTEAD FOR A GENERAL CITY ELECTION AND SCHED-ULING SUCH ELECTION ON MARCH 19, 2024, TO COINCIDE WITH ORANGE COUNTY MUNICIPAL ELECTION DAY AND THE PRESIDENTIAL PREFERENCE PRIMARY, FOR THE ELECTION FOR THE DISTRICT 4 COMMISSION SEAT, PROPOSED AMEND-MENTS TO THE CITY CHARTER, AND ANY OTHER MATTERS RE-QUIRING A MUNICIPAL ELECTION; PROVIDING FOR A QUALI-FYING PERIOD AND SCHEDULE FOR RUN-OFF ELECTION TO BE APPLIED IN CONJUNCTION WITH SAID ELECTION; DESIG-NATING THE ORANGE COUNTY CANVASSING BOARD AS THE CITY CANVASSING BOARD FOR THE GENERAL CITY ELECTION; PROVIDING FOR SEVERABILITY AND A SAVINGS CLAUSE; AND PROVIDING FOR CONFLICTS AND AN EFFECTIVE DATE.

The City Commission may continue the public hearing to other dates and times as desires. Any interested party shall be advised that the dates, times, and places of any continuation of this or continued public hearings shall be announced during the hearing and that no further notices regarding these matters will be published.

A copy of the proposed Ordinance may be inspected at the Ocoee City Clerk Department, 1 North Bluford Avenue, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday, except legal holidays. Interested parties may appear at the meeting and be heard with respect to the proposed Ordinance. Any person who desires to appeal any decision made during the public hearing will need a record of the proceeding and for this purpose may need to ensure that a verbatim record of the proceeding is made which includes the testimony and evidence upon which the appeal is based. Persons with disabilities needing assistance to participate in any of the proceedings should contact the City Clerk's Office 48 hours in advance of the meeting at (407) 905-3105. May 25, 2023

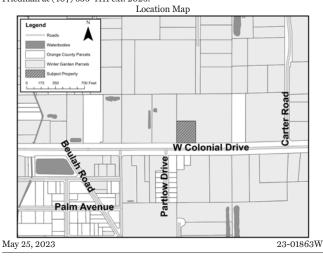
FIRST INSERTION

NOTICE OF PUBLIC HEARING

CITY OF WINTER GARDEN, FLORIDA Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on June 5, 2023 at 6:30 p.m. or as soon after as possible, hold a public hearing bers located at 300 West Plant Street, Winter Garden, in the City Commission Cham Florida in order to review a Special Exception Permit request for the property located at 12623 W Colonial Drive. If approved, this Special Exception Permit will allow the sale and display of motorized vehicles, specifically golf-carts, in a C-2 (Arterial

Commercial) zoning district. Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Shane Friedman at (407) 656-4111 ext. 2026.



FLAU 765 & 1911 May 25, 2023

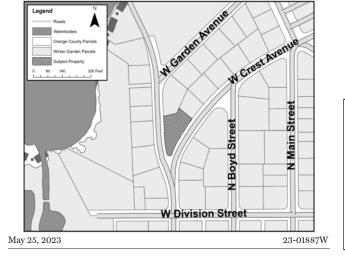
FIRST INSERTION NOTICE OF PUBLIC HEARING CITY OF WINTER GARDEN, FLORIDA

Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on June 5, 2023 at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review the variance request(s) to the Winter Garden Code of Ordinances Section 118-308(1)(c) and Section 118-1310(c)(2)(b) for the property located at 61 W Crest Ave. If approved, these variance(s) will allow a rear yard setback of 10 feet in lieu of the required 40 feet, in order to build a covered porch, and allow a zero foot separation between a primary structure and accessory building, in lieu of the required 10 foot minimum, in order to build a covered walkway respectively.

Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.

Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Shane Friedman at (407) 656-4111 ext. 2026.

Location Map





Email your Legal Notice legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

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 Complete Coverage Tarping Services, located at 1150 Nw 72nd Ave Tower I Ste 455 #10638, in the City of Miami, County of Orange, State of FL, 33126, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida Dated this 18 of May, 2023. RUHNKE CONSULTING LLC

1150 Nw 72nd Ave Tower I Ste 455 #10638 Miami, FL 33126 May 25, 2023 23-01837W

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 Trusted Roofing Services, located at 1150 Nw 72nd Ave Tower I Ste 455 #10638, in the City of Miami, County of Orange, State of FL, 33126, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 18 of May, 2023.. RUHNKE CONSULTING LLC 1150 Nw 72nd Ave Tower I Ste 455 #10638 Miami, FL 33126 May 25, 2023

23-01838W

FIRST INSERTION

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited clerk of the court for disposition upon court order. "No Title Guaranteed, A Buyer Fee May Apply" at 10:00 AM

JUNE 19, 2023, JUST FIX IT LLC, 333 27TH ST, 2019 HUUNDAI 3H3V532C7KT583031 \$38,251.54 JUNE 26, 2023, LE CHATEAU BODY SHOP INC, 6066 HOFFNER AVE, 2013 KIA KNADM4A34D6308164 \$4,251.60

JUNE 26, 2023, LE CHATEAU BODY SHOP INC, 6066 HOFFNER AVE, 2018 SUBA JF1ZCAC19J9603072

JUNE 26, 2023, LE CHATEAU BODY SHOP INC, 6066 HOFFNER AVE, 2020 CHRY 2C4RC1EG6LR253862 \$1,149,98

JUNE 26, 2023, DB Orlando Collision Inc., 2591 N Forsyth Rd, 2015 CHEV 2G1WD5E34F1155056 \$ 6,346.81 JUNE 26, 2023, DB Orlando Collision Inc., 2591 N Forsyth Rd, 2017 KIA KN-ADM4A30H6099446 \$15,055,95 JUNE 26, 2023, DB Orlando Collision Inc., 2591 N Forsyth Rd, 2017 TOYT 2T1BURHE4HC894460 \$4,579.62

FIRST INSERTION

May 25, 2023

23-01834W

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY. FLORIDA

PROBATE DIVISION File Number: 2023-CP-1425 **Division: Probate** IN RE: THE ESTATE OF WAKENSON JEAN, Deceased.

The administration of the estate of Wakenson Jean, deceased, whose date of death was January 11, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 25, 2023.

Personal Representative Esterline Jean 59 North Cervidae Dr. Apopka, FL 32703

The Hinson Law Firm, P.A. Matthew H. Hinson, Esq. Florida Bar No. 94017 Kathryn E. Stanfill, Esq Florida Bar No. 1002636 300 West Adams St., Suite 500 Jacksonville, FL 32202 Phone: 904-527-1700 Fax: 904-355-8088 Matt@HinsonLawPA.com Kathryn@HinsonLawPA.com Attorney for Personal Representative May 25; June 1, 2023 23-01883W

FIRST INSERTION

Notice is hereby given that ANGELET BREDY, OWNER, desiring to engage in business under the fictitious name of ANGELS TOUCH CLEANING SER-VICES located at 10032 VISTA LAGU-NA DRIVE, APT #203, ORLANDO, FLORIDA 32825 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section partment of State, pursuant 865.09 of the Florida Statutes.

May 25, 2023 23-01848W

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 6/21/2023 at 10:30 am, the following vehicle will be sold for towing & storage charges pursuant to F.S. 713.78: 2021 KIA #3KPA25AD9ME375928 Sale will be held at ABLE TOWING AND ROADSIDE LLC, 250 THORPE ROAD, ORLANDO, FL 32824. 407-866-3464. Lienor reserves the right to

May 25, 2023

bid.

FIRST INSERTION

23-01835W

NOTICE OF PUBLIC SALE: Universal Towing & Recovery gives Notice of Lien and intent to sell these vehicles at 8:00 a.m. at 206 6th Street, Orlando, FL. 32824 pursuant to subsection 713.78 of Florida Statutes. Universal Towing & Recovery reserves the right to accept or reject any and/or all bids. 2007 BMW

VIN# 4USFE835X7LY65739 SALE DATE 6/10/2023 2011 DODG VIN# 1D4PT4GK2BW604933 SALE DATE 6/9/20232012 HOND VIN# 19XFB2F84CE347579 SALE DATE 6/9/2023

2014 JEEP VIN# 1C4RJEAGXEC282263 SALE DATE 6/10/20231997 LEXUS VIN# JT8BF22G3V0030855 SALE DATE 6/10/2023

2001 MERZ VIN# WDBPJ75J11A014781 SALE DATE 6/18/2023 2003 TOYT VIN# 1NXBR32E93Z027179 SALE DATE 6/17/2023

2010 MERZ

VIN# WDDGF5EB4AR127874 SALE DATE 6/17/2023 2003 LINC VIN# 5LMEU68H43ZJ50256

SALE DATE 6/17/2023 2011 TOYT VIN# 5TDKK3DC4BS081836 SALE DATE 6/17/2023

2015 FORD VIN# 3FADP4BJ3FM160640 SALE DATE 6/23/20232004 GMC VIN # 1GKFK66U44J141921

SALE DATE 6/23/20232004 MITS VIN# JA3AJ26E94U067824 SALE DATE 6/23/2023 2014 INFI

VIN# JN1BV7AP8EM673832 SALE DATE 6/23/2023 2006 HYUN VIN# KMHDN46D46U258023 SALE DATE 6/23/2023

2007 FORD VIN# 3FAHP08177R107090 SALE DATE 6/24/2023 May 25, 2023 23-01868W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

PROBATE DIVISION FILE NO.: 2023-CP-001609-O DIVISION: 2 IN RE: ESTATE OF CHRISTINA MAY HENTZ-JOACHIN,

Deceased. The administration of the Estate of Christina May Hentz-Joachin, deceased, whose date of death was February 18, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 355, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are

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

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

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

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

The date of first publication of this notice is May 25, 2023.

Personal Representative: Watson Joachin PR encl c/o: Bennett Jacobs & Adams, P.A.

Post Office Box 3300 Tampa, Florida 33601 Attorney for Personal Representative: Linda Muralt, Esquire Florida Bar No.: 0031129 Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Telephone: (813) 272-1400 Facsimile: (866) 844-4703 E-mail: LMuralt@bja-law.com

May 25; June 1, 2023

23-01882W

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 Arabella's Angels by Ivy located at 17042 Harbor Oak Parkway in the City of Winter Garden, Orange County, FL 34787 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 23rd day of May, 2023. Ivelisse M Sugranes May 25, 2023 23-01869W

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that ROLEX HENRY the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was ssed are as follows:

CERTIFICATE NUMBER: 2016-1874

YEAR OF ISSUANCE: 2016

DESCRIPTION OF PROPERTY 8335/4221 RECORDED WITHOUT EN COURTE GREEN FIRST ADDITION 10/91 LOT 20 & (LESS EN COURTE GREEN FIRST ADDITION 10/91 PART OF LOT 20 DESC AS FROM W1/4 COR OF SEC32-20-28 RUN S89-21-4E ALONG N LINE OF SW1/4 OF SEC 32 2454.62 FT TO A PT ON E LINE OF LOT 1 BLK F ERROL ESTATE PB 3/81 TH S02-20-34W ALONG SAID E LINE AND A SLY EXT OF SAID E LINE 171.60 FT TO SLY R/W LINE OF GOLF COURSE DR TH S67-31-26E 593.72 FT TH N73-38-34E 425 FT TH S31-10-08E 105.50 FT TH S54-22-52E 40.7 FT TH S4-20W 30 FT TH S41-39-38E 16.02 FT TO POB TH CONT \$41-39-38E 28.7 FT TH S4-20W 24 FT TH S49-20W 40 FT TH S83-18-00W 40.17 FT TH N48-00-50W 4 FT TO A POC OF A CURVE CONCV NELY HAVING A RAD 58.91 FT TH RUN NWLY ALONG THE ARC OF SAID CURVE 23.7 FT THRU CNTRL ANGL 23-02-52 TH N69-15-47E 47.05 FT TH N4-20E 15.03 FT TH N85-40W 2 FT TH N4-20E 11.59 FT TH N49-20E 0.13 FT TH S85-40E 12.36 FT TH N48-20-22E 18.33 FT TO POB)

PARCEL ID # 32-20-28-2496-00-201

Name in which assessed: JOHN R SCHOU, JOANN SCHOU

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange.realtaxdeed.com uled to begin at 10:00 a.m. ET, Jun 15, 2023.

THIS LEGAL ADVERTISEMENT IS FOR ONE PUBLICATION ONLY, per

Dated: May 19, 2023 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller May 25, 2023

23-01844W

FIRST INSERTION

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

File No. 2023-CP-001121-O IN RE: ESTATE OF EVA MARGARITA FAJARDO,

The administration of the estate of Eva Margarita Fajardo, deceased, whose date of death was March 13, 2022, is pending in the Circuit Court for OR-ANGE County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Room 340, Orlando, Florida 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREV-ER BARRED.

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

The date of first publication of this notice is May 25, 2023.

Personal Representative: Carmen T. Doheny 915 Alava Ave.

Coral Gables, Florida 33146 Attorney for Personal Representative: Michael C. Cesarano Florida Bar Number: 297,216 915 Alava Ave. Coral Gables, FL 33146 Telephone: (305) 778-5155 E-Mail: mccesarano@yahoo.com 23-01860W May 25; June 1, 2023

FIRST INSERTION NOTICE OF ADMINISTRATIVE

COMPLAINT To: Douglas S. Anderson Case No.: CD202300097/ D 3227796/3300059

An Administrative Complaint to imose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law

May 25; June 1, 8, 15, 2023 23-01833W

FIRST INSERTION

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

DIVISION CASE NO. 2023-CA-000776-O Land Home Financial Services, Inc. Plaintiff, vs.

The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Jimmie Mitchell, Sr. a/k/a Jimmie Mitchell a/k/a Jimmie Lee Mitchell. Deceased; et al. Defendants.

TO: Barbara Ann Holmes f/k/a Barbara Ann Mitchell

Last Known Address: 2544 Scancourt St. Orlando, FL 32837 and

Jimmie Junior Mitchell a/k/a Jimmie J. Mitchell, Jr. a/k/a Jimmie Mitchell, Jr. Last Known Address: 1435 Center St. Leesburg, FL 34748

Regina Lakisha Mitchell Last Known Address:

2282 Okada Ct. Orlando, FL 32818 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Orange County,

LOT 6, BLOCK A, SEE-GAR-SUB-DIVISION, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK L, PAGE(S) 122, OF THE PUBLIC RECORDS OF OR-

ANGE COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before XXXXXXXX, 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.

DATED on 05/23/2023 Tiffany Moore Russell As Clerk of the Court By /s/ yamina azizi Civil Court Seal As Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801

File # 22-F00329 23-01874W May 25; June 1, 2023

FIRST INSERTION

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

Case No.:2022-CP-4198-O IN RE: ESTATE OF KAROLYN JUNE PHELPS,

Deceased.

The administration of the estate of KAROLYN JUNE PHELPS, deceased, whose date of death was June 15, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division. the address of which is 425 Orange Ave. Ste 355, Orlando, Fl 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 May 25, 2023. April Green, Petitioner

1351 Crown Isle CR Apopka, Florida 32712 /s/ Richard D. Green Richard D Green, Esquire FLA BAR 205877 Attorney for Personal Representative 1010 Drew Street Clearwater, Florida 33755 (727) 441-8813 Email: richglaw@aol.com Email: kdileone@greenlawoffices.net May 25; June 1, 2023 23-01831W

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on June 12, 2023 at 8:00 am the following vehicles will be sold at public auction for monies owed on vehicle repairs and for storage costs pursuant to Florida Statutes, Sec-

Locations of vehicles and The lienor's name, address and telephone number are: Alpha Omega Car Services LLC, 1335 W. Washington St. C1, Orlando, Fla, 32805. Phone 407-401-4586.

Please note, parties claiming interest have a right to a hearing prior to the date of sale with the Clerk of the Court as reflected in the notice. Terms of bids are cash only.

The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute Section 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the Clerk of the Court for disposition upon court order. 2015 HONDA VIN# VIN# 19XFB2F52FE235583

SALE DAY 06/12/2023

23-01865W May 25, 2023

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2021-CP-002784-O IN RE: ESTATE OF

Deceased. The administration of the estate of Rodriguez L. Rivera a/k/a Leandro Rivera Rodriguez, deceased, whose date of death was May 25, 2021, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave # 340, Orlando, FL 32801. The names and addresses of the personal representatives

RODRIGUEZ L. RIVERA A/K/A

LEANDRO RIVERA RODRIGUEZ

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 May 25, 2023. Personal Representatives: /s/ Tania Rivera Tania Rivera 17105 Hallandale Loop Apt 2 Land O' Lakes, Florida 34638 /s/ Catheline Rivera-Acevedo Catheline Rivera-Acevedo 17105 Hallandale Loop Apt 2 Land O' Lakes, Florida 34638 Attorney for Personal Representatives:

/s/ Jeffrey P. Coleman Jeffrey P. Coleman Attorney Florida Bar Number: 503614 581 South Duncan Avenue Clearwater, FL 33756 Telephone: 727-461-7474 Fax: (727) 461-7476 E-Mail: ieff@colemanlaw.com Secondary E-Mail: emilv@colemanlaw.com

FIRST INSERTION NOTICE OF JUDICIAL SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY,

FLORIDA

23-01859W

CASE NO.: 2022-CA-002071-O JOSEPH HYLTON AND DAISY HYLTON, PLAINTIFFS, V. TJS HOMES, LLC, DEFENDANT.

May 25; June 1, 2023

PLEASE TAKE NOTICE that, pursuant to that certain Default Final Judgment of Foreclosure of Equitable Lien rendered by the above-referenced Court, dated May 12, 2023, a judicial sale of the following described real property shall take place at 11:00a.m., Tuesday, June 27, 2023, online at www.myorangeclerk.realforeclose. com, in accordance with Section 45.031, Florida Statutes:

LOT 10, BLOCK 10, CAPE ORLANDO ESTATES 12A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGES 66 THROUGH 70, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLOR-IDA

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS OF THE SALE. DATED on May 18, 2023.

TIFFANY MOORE RUSSELL CLERK OF THE CIRCUIT/ COUNTY COURT By: /s/ Peter R. McGrath Peter R. McGrath, Esq. Plaintiff's Counsel

Peter R. McGrath, P.A. 801 N. Magnolia Avenue, Ste. 317 Orlando, Florida 32803 (By Appointment Only) Phone: (407) 872-7010 Email: Erin@PRMLawOffice.com Website: www.PeterRMcGrath.com May 25; June 1, 2023 23-01878W

FIRST INSERTION

Notice Is Hereby Given that Newbury Partners-Bridge LLC, 111 E. Sego Lily Dr, Ste 400, Sandy, UT 84070, desiring to engage in business under the fictitious name of Newbury Partners, a Bridge Investment Group Company, with its principal place of business in the State of Florida in the County of Orange will file an Application for Registration of Fictitious Name with the Florida Department of State.

23-01839W May 25, 2023

FIRST INSERTION

Notice is hereby given that ROSE MIREILLE OJO, OWNER, desiring to engage in business under the fictitious name of MIREILLE FINE ART located at 400 NW 7TH AVE, #14310, FT. LAUDERDALE, FLORIDA 33311 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 25, 2023 23-01849W

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO: 2019-CA-003279-O THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-85CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES

Plaintiff, vs. JAIRO HERNANDEZ, ET AL.,

Defendants. NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale entered on March 30, 2023 in the above-styled cause, Tiffany Moore Russell, Orange county clerk of court shall sell to the highest and best bidder for cash on June 20, 2023 at 11:00 A.M., at www.myorangeclerk.realforeclose.com,

the following described property: LOT 193, SIGNATURE LAKES PARCEL 1A, ACCORDING TO THE PLAT THEREOF RECORD-ED IN PLAT BOOK 59, PAGES 37 THROUGH 43, OF THE PUBLIC RECORDS OF ORANGE COUN-TY, FLORIDA

Property Address: 6831 Pasturelands Place, Winter Garden, FL

34787

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.

AMERICANS WITH

DISABILITIES ACT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call

1-800-955-8771 Dated: May 19, 2023 /s/ Kelley L. Church Kelley L. Church, Esquire

Florida Bar No.: 100194 Quintairos, Prieto, Wood & Boyer, P.A. 255 S. Orange Ave., Ste. 900 Orlando, FL 32801-3454 (855) 287-0240 (407) 872-6012 Facsimile E-mail: servicecopies@qpwblaw.com kchurch@qpwblaw.com E-mail: Attorney for Plaintiff Matter No.: 12676

May 25; June 1, 2023

FIRST INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,

23-01857W

FLORIDA CASE NO.: 2019-CA-011203-O U.S. BANK TRUST, N.A. AS TRUSTEE FOR LSF11 MASTER PARTICIPATION TRUST, PLAINTIFF, VS. THE ESTATE OF CAROL A. RHODES A/K/A CAROL ANN RHODES, DECEASED; ET AL.,

Defendant(s). TO: The Estate of Carol A. Rhodes A/K/A Carol Ann Rhodes, Deceased Last Known Residence: Unknown TO: Erica Rhodes

Last Known Residence: 317 Casa Grande CT Winter Springs FL 32708 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following

property in ORANGE County, Florida: ${\tt LOT\,3,ORANGE\,ACRES\,FIRST}$ ADDITION, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 3, PAGE 69, PUBLIC RECORDS OF ORANGE COUNTY, FLOR-IDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated on 5/18/2023 Tiffany Moore Russell As Clerk of the Court By: /s/ Karina Taveras As Deputy Clerk Civil Division 425 N. Orange Avenue

1338-115B May 25; June 1, 2023

Room 350 Orlando, Florida 32801

23-01852W

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND

FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2022-CA-004887-O MORTGAGE ASSETS

MANAGEMENT, LLC, Plaintiff, vs. JERDAN JACKSON, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 26, 2023, and entered in 2022-CA-004887-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein MORTGAGE AS-SETS MANAGEMENT, LLC is the Plaintiff and JERDAN JACKSON; THE UNITED STATES OF AMER-ICA ON BEHALF OF THE SECRE-TARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose. com, at 11:00 AM, on June 26, 2023,

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

LOT 7 IN BLOCK 10 OF WASH-INGTON PARK ORANGE COUNTY FLORIDA SECTION NO. 1, PER PLAT IN PLAT BOOK "O," PAGE 151, PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 4412 CON-

LEY STREET, ORLANDO, FL 32811 Any person claiming an interest in the

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

IMPORTANT AMERICANS WITH DISABILITIES

ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando,

Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 23 day of May, 2023. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, Attorney for Plaintiff

6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 21-012733 - MaC May 25; June 1, 2023 23-01881W

FIRST INSERTION

NOTICE OF ACTION/ CONSTRUCTIVE SERVICE NOTICE BY PUBLICATION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT

IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2023-CA-001979-O WILMINGTON SAVINGS FUND

SOCIETY FSB, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VIII-A. Plaintiff,

KETLYN FERNANDES NEVES SEGURA; et al.,

Defendants.TO: KETLYN FERNANDES NEVES SEGURA

Last Known Address: 8769 Lookout Pointe Dr., Windermere, FL 34786 Current Address: unknown TO: LUCIANO NEVES SEGURA JU-

NIOR Last Known Address: 8769 Lookout Pointe Dr., Windermere, FL 34786Current Address: unknown TO: UNKNOWN TENANT IN POS-SESSION #1

Last Known Address: 8769 Lookout Pointe Dr., Windermere, FL 34786 Current Address: 8769 Lookout Pointe Dr., Windermere, FL 34786 TO: UNKNOWN TENANT IN POS-

Current Address: 8769 Lookout Pointe Dr., Windermere, FL 34786 YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the following property in Orange County,

LOT 358, OF WINDERMERE TRAILS PHASE 3A, ACCORD-ING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 83, PAGE(S) 1-5, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Street address: 8769 Lookout Pointe Dr., Windermere, FL 34786

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Melisa Manganelli, Esq., Law Offices of Mandel, Manganelli & Leider, P.A., Plaintiff's attorney, whose address is 1900 NW Cor-

FL 33431 and whose email address is: service@mml-pa.com, within thirty (30) days of the first date of publication on or before 30 days from 1st publication and file the original with the Clerk of this Court either before service on

manded in the complaint or petition. NOTE: PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY IN-FORMATION OBTAINED WILL BE

This notice shall be published once each week for two consecutive weeks in the Business Observer.

Court this 18 day of MAY, 2023. Tiffany Moore Russell

Orlando, Florida 32801

the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

USED FOR THAT PURPOSE.

WITNESS my hand and seal of the

Clerk of the Court By: /s/ Yamina Azizi Deputy Clerk 425 N. Orange Avenue Room 350

May 25; June 1, 2023 23-01828W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY FLORIDA PROBATE DIVISION

Case No.: 2023-CP-001135-O In Re: The Estate of TIA L. WILLIAMS, Deceased.

The ancillary administration of the Estate of Tia L. Williams, deceased, whose date of death was November 13, 2021, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, #340, Orlando, Florida 32801. The name and address of the Ancillary Personal Representative and the Ancillary 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 the Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF-TER 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 STATUTE 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 May 25, 2023. Ancillary Personal Representative

PHYLLIS M. WILLIAMS MARY BETH KELLY, ESQUIRE Florida Bar No.: 84487 The Law Office of Mary Beth Kelly 1515 International Parkway, Suite 1013 Lake Marv, FL 32746 (407) 536-5358 (800) 839-1513 facsimile Attorney for Ancillary Personal Representative

P: mb@trustmbkelly.com S: tsizemore@trustmbkellv.com S: rpackard@trustmbkelly.com May 25; June 1, 2023 23-01832W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-000242-O IN RE: ESTATE OF

DIALYNN SALTERS MILLER Deceased. The administration of the estate of Dialynn Salters Miller, deceased, whose date of death was November 14, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division,

the address of which is 425 N. Orange

Ave., Room 355, Orlando, FL 32801.

The names and addresses of the per-

sonal 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

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

THE DATE OF SERVICE OF A COPY

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 May 25, 2023.

Personal Representative: Lajuana Salters Farrington 3080 Saint Rose Pkwy. #1159 Henderson, Nevada 89052 Attorney for Personal Representative: Kristen M. Jackson, Attorney Florida Bar Number: 394114 JACKSON LAW PA 5401 S KIRKMAN RD, Ste 310 ORLANDO, FL 32819 Telephone: (407) 363-9020 Fax: (407) 363-9558 E-Mail: kjackson@jacksonlawpa.com Secondary E-Mail: tengberg@jacksonlawpa.com

May 25; June 1, 2023

1395-488B May 26; June 1, 2023

SESSION #2

Last Known Address: 8769 Lookout Pointe Dr., Windermere, FL 34786

porate Blvd., Ste. 305W, Boca Raton,

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE 9th JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2022-CA-9953-O DAMALEX, LLC, a Florida limited liability company,

8 WOODLAND, LLC, a foreign limited liability company; KASO RAMPERSAD, an individual; WOODLANDS VILLAGE HOMEOWNERS ASSOCIATION, INC., a Florida non-profit corporation; JOHN DOE and JANE

DOE, as unknown tenants; and any unknown heirs, devisees, grantees, creditors, and other unknown persons, unknown entities, unknown parties or unknown spouses claiming by, through or under any of the above-named Defendants.

Notice is hereby given that pursuant to the Summary Final Judgment of Foreclosure entered in this cause, in the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein Damalex, LLC, Plaintiff, and 8 Woodland, LLC, et al., are Defendants, the Clerk of the Court will sell to the highest bidder for cash at the online auction www.myorangeclerk. realforeclose.com at 11:00 am on the 5th day of July 2023, the following descripted property as set forth in the Summary Final Judgment, to wit:

Lot 32, WOODLANDS VILLAGE, according to the plat thereof as recorded in Plat Book 13, Page 141, of the Public Records of Orange County, Florida. The address is 4661 Woodlands

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least cheduled court pearance, 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 19th day of May 2023.

kopelowitz@kolawyers.com KOPELOWITZ OSTROW Attorneys for Plaintiff Telephone: (954) 525-4100

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO .:

FIRST INSERTION

2022-CA-003472-O BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST. Plaintiff, VS.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF DAVID JOHNSON, DECEASED; et al., Defendant(s).

TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By, Through, Under, Or Against The Estate Of David Johnson, Deceased Last Known Residence: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in ORANGE County, Florida: LOT 21, BLOCK A, LAKE MANN ESTATES, UNIT NUM-BER THREE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK Y. PAGE 114, PUBLIC RECORDS OF ORANGE COUNTY, FLOR-

IDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before , 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. Dated on MAY 17, 2023.

Tiffany Moore Russell As Clerk of the Court By: Sharon Bennette As Deputy Clerk Civil Division 425 N. Orange Avenue Orlando, Florida 32801

23-01816W

FIRST INSERTION dance with Florida Statutes, Section

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

DIVISION

CASE NO. 2019-CA-012255-O

U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. SHAWN FRAZIER, et al.

Defendant(s).NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 11, 2022, and entered in 2019-CA-012255-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and SHAWN FRAZIER: FLORIDA HOUSING FINANCE CORPORA-TION are the Defendant(s). Tiffany as the Cla Circuit Court will sell to the highest and best bidder for cash at www. myorangeclerk.realforeclose.com, at 11:00 AM, on June 26, 2023, the fol-

in said Final Judgment, to wit: LOT 5, BLOCK N, ROB-INSWOOD SECTION EIGHT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK X, PAGE(S) 88, PUBLIC RECORDS OF OR-ANGE COUNTY, FLORIDA. Property Address: 6219 STEACH DR, ORLANDO, FL

lowing described property as set forth

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-

32808

IMPORTANT

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you a or voice impaired, call 711 to reach the

Telecommunications Relay Service. Dated this 23 day of May, 2023. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email:

dsalem@raslg.com ROBERTSON ANSCHUTZ SCHNEID, CRANE & PARTNERS, Attorney for Plaintiff 6409 Congress Ave.,

Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 19-369694 - MiM May 25; June 1, 2023 23-01880W

Village Drive, Orlando, Florida Parcel ID: 11-23-28-8260-00-320 IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING

By: /s/Brian R. Kopelowitz BRIAN R. KOPELOWITZ Fla. Bar No.: 097225

Ferguson Weiselberg Gilbert One West Las Olas Blvd., Suite 500 Fort Lauderdale, FL 33301 Facsimile: (954) 525-4300 000016/01454260 1 May 25; June 1, 2023 23-01877W

FIRST INSERTION

23-01858W

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO.: 2022-CA-011431-O NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING. PLAINTIFF, V. PATRICIA LYNN KEMP; UNKNOWN SPOUSE OF PATRICIA LYNN KEMP; THE ROSEMONT GREEN CONDOMINIUM ASSOCIATION. INC.; RG CONDOMINIUM ASSOCIATION, INC.; 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

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated May 19, 2023 entered in Civil Case No. 2022-CA-011431-O in the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORT-GAGE SERVICING, Plaintiff and PATRICIA LYNN KEMP; ROSEMONT GREEN CONDOMINIUM ASSOCI-ATION, INC.: RG CONDOMINIUM ASSOCIATION, INC., are defendants, Tiffany Moore Russell, Clerk of Court, will sell the property at public sale at www.myorangeclerk.realforeclose.com beginning at 11:00 AM on June 29,

TENANT #1; UNKNOWN TENANT

2023 the following described property as set forth in said Final Judgment, to-

UNIT NO. 124, BUILDING 19 OF TOWNHOUSES OF ROSEMONT GREEN, A CONDOMINIUM, ACCORDING TO THE DECLA-RATION OF CONDOMINIUM RECORDED IN O.R. BOOK 278S, PAGE 40, AND ALL EX-HIBITS AND AMENDMENTS THEREOF, AND RECORDED IN CONDOMINIUM PLAT BOOK 4, PAGES 29 THROUGH 33, PUB-LIC RECORDS OF ORANGE

COUNTY, FLORIDA. Property Address: 4246 Player Cir, Unit 124, Orlando, Florida

32808 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF DATE OF THE LIG P MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS

IINCLAIMED 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.

/s/ Jason M. Vanslette Jason M. Vanslette, Esq. FBN: 92121

23-01856W

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlreal prop@kelleykronenberg.comFile No: M22308-JMV

May 25; June 1, 2023

FIRST INSERTION

NOTICE OF SALE UNDER FILA. STAT. CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,

FLORIDA CASE NO: 2022-CA-004978-O CHUCKS SAMUELS, Plaintiff v. HOLIDAY INN VACATION CLUB;

Defendant(s). NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure and Order Canceling May 10, 2023 Hearing dated May 3, 2023, in the above-styled cause, the Clerk of Circuit Court, Tiffany Moore Russell, shall sell the subject property at public sale on the 27th day of June, 2023, at 11:00 am to the highest and best bidder for cash, at www.myorangeclerk.realforeclose. com on the following described prop-

A TIMESHARE ESTATE AS DEFINED BY SECTION 721.05, FLORIDA STATUTES (2016), MORE FULLY DESCRIBED AS: STANDARD INTEREST(S) IN THE ORANGE LAKE LAND TRUST ("TRUST") EV-IDENCED FOR ADMINIS-TRATIVE, ASSESSMENT AND OWNERSHIP PURPOSES BY 150,000 POINTS, WHICH TRUST WAS CREATED PUR-SUANT TO AND FURTHER DESCRIBED IN THAT CER-TAIN TRUST AGREEMENT FOR ORANGE LAKE LAND TRUST DATED THE 15TH DAY OF DECEMBER, 2017. EXECUTED BY AND AMONG CHICAGO TITLE TIME-SHARE LAND TRUST, INC. A FLORIDA CORPORATION, AS THE TRUSTEE OF THE TRUST, HOLIDAY INN CLUB

VACATIONS INCORPORAT-ED, A DELAWARE CORPO-RATION, F/K/A ORANGE LAKE COUNTRY CLUB, INC., A FLORIDA CORPORATION AND ORANGE LAKE TRUST OWNERS' ASSOCIATION, INC., A FLORIDA NOT-FOR-PROFIT CORPORATION (THE "TRUST ASSOCIATION"), AS SUCH AGREEMENT MAY BE AMENDED AND SUP-PLEMENTED FROM TIME TO TIME ("TRUST AGREE-MENT"), A MEMORANDUM OF WHICH IS RECORDED IN OFFICIAL RECORDS DOC# 201800061276, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA ("MEMORANDUM OF TRUST"). CAPITALIZED TERMS USED HEREIN BUT NOT OTHERWISE DEFINED SHALL HAVE THE SAME MEANINGS AS SET FORTH IN THE TRUST AGREEMENT. Property Address: 8505 W. Irlo Bronson Memorial Hwy., Kis-

simmee, FL 34747 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale. Dated: May 13, 2023. /s/ Samantha Darrigo, Esquire

Florida Bar No.: 0092331 sdarrigo@bitman-law.com kimy@bitman-law.com BITMAN, O'BRIEN & MORAT, PLLC 615 Crescent Executive Ct.,

Samantha Darrigo, Esquire

Suite 212 Lake Mary, Florida 32746 Telephone: (407) 815-3110 Facsimile: (407) 815-3116 Attorneys for Plaintiff May 25; June 1, 2023 23-01873W

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND

FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 2018-CA-003185-O US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST,

Defendant(s). NOTICE IS HEREBY GIVEN pursu-

KELTY M. ORI, et al.

ant to a Final Judgment of Foreclosure dated September 27, 2022, and entered in 2018-CA-003185-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUST-EE FOR VRMTG ASSET TRUST is the Plaintiff KELTY M. ORI; UN-KNOWN SPOUSE OF KELTY M. ORI N/K/A KEITH ORI; CHELSEA PARC HOMEOWNER'S ASSOCI-ATION, INC. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. myorangeclerk.realforeclose.com, at 11:00 AM, on June 28, 2023, the following described property as set forth

in said Final Judgment, to wit: LOT 45, OF CHELSEA PARC, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGE 92, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA Property Address: 1660 CHA-THAM CIR, APOPKA, FL

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

dance with Florida Statutes, Section

45.031. IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 23 day of May, 2023. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS,

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 17-104964 - NaC May 25; June 1, 2023 23-01884W

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2022-CA-002425-O MORTGAGE ASSETS MANAGEMENT, LLC, PLAINTIFF, VS. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, VIRGINIA PHIPPS AKA VIRGINIA FILIPPIS PHIPPS AKA VIRGINIA R. PHIPPS, ET AL, Defendant(s). NOTICE IS HEREBY GIVEN Pursu-

ant to a Final Judgment of Foreclosure dated May 8, 2023, and entered in Case No. 2022-CA-002425-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which Mortgage Assets Management, LLC, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Virginia Phipps aka Virginia Filippis Phipps aka Virginia R. Phipps, Liberty Square Condominium Association, Inc., United States of America Acting through Secretary of Housing and Urban Development, Sheree Lee Bryant, Robert Bryant, Jr, Orange County, Florida, Clerk of the Circuit Court, are defendants, the Orange County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.myorangeclerk.realforeclose.com, Orange County, Florida at 11:00am on the June 16, 2023 the following described property as set forth in said Final Judgment of Foreclosure:

FIRST INSERTION UNIT 1711, BUILDING 7, LIBER-TY SQUARE, A CONDOMINI-UM TOGETHER WITH AN UN-DIVIDED INTEREST IN AND TO THE COMMON ELEMENTS THERETO IN ACCORDANCE WITH THE DECLARATION OF CONDOMINIUM FILED APRIL 28, 1978, IN OFFICIAL RE-CORDS BOOK 2885, PAGE 193, AND EXHIBIT BOOK 4, PAGES 61 - 65, ALL OF THE PUBLIC RECORDS OF ORANGE COUN-

TY, FLORIDA. A/K/A 1711 CORNWALLIS CT UNIT 1711 ORLANDO FL 32807 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 23 day of May, 2023. By: /s/ Justin Ritchie Florida Bar #106621 Justin Ritchie, Esq.

ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com CT - 22-000220

May 25; June 1, 2023 23-01872W

FIRST INSERTION of America, NA, Aqua Finance, Inc.,

the Orange County Clerk of the Circuit Court will sell to the highest and best

bidder for cash in/on online at www.

myorangeclerk.realforeclose.com, Or-

ange County, Florida at 11:00am on the

June 13, 2023 the following described

property as set forth in said Final Judg-

CONDOMINIUM UNIT NO. B-7,

OF HIBISCUS WOODS, A CON-

DOMINIUM, ACCORDING TO

THE DECLARATION THERE-

OF, AS RECORDED IN OFFI-

CIAL RECORDS BOOK 2691, AT

PAGE 1525, OF THE PUBLIC RE

CORDS OF ORANGE COUNTY

FLORIDA. TOGETHER WITH

AN UNDIVIDED INTEREST

OR SHARE IN THE COMMON

A/K/A 536 HIBISCUS WAY

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

UNIT 7-B ORLANDO FL 32807

APPURTENANT

ment of Foreclosure:

FLEMENTS

THERETO

NOTICE OF SALE PURSUANT TO CHAPTER 45IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CIVIL ACTION CASE NO.: 48-2022-CA-010183-O BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST

PLAINTIFF, VS. GLORIA B. WILKES A/K/A GLORIA WILKES, ET AL, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated April 10, 2023, and entered in Case No. 48-2022-CA-010183-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, is the Plaintiff and Gloria B. Wilkes a/k/a Gloria Wilkes, United States of America Acting through Secretary of Housing and Urban Development, Bank

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,

CASE NO.: 2023-CA-011364-O BANK OF AMERICA, N.A., UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS. CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF ROSEMARY P. WOOD-LANGELLA A/K/A ROSEMARY PIZZULO WOOD, DECEASED; et al., Defendant (s).

TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By, Through, Under, Or Against The Estate Of Rosemary P. Wood-Langella A/K/A Rosemary Pizzulo Wood,

Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in ORANGE County, Florida:

UNIT 2608, THE COACH HOMES AT MARINERS VIL-LAGE, BLDG 26, A CONDO-MINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF. AS RECORDED IN OFFICIAL RECORDS / CONDOMINIUM PLAT BOOK 3777, PAGE(S) 1210- 1310, ET SEQ., OF THE PUBLIC RECORDS OF OR-

ANGE COUNTY, FLORIDA; AND ANY AMENDMENTS THERETO; TOGETHER WITH AN UNDIVIDED INTEREST IN AND TO THOSE COMMON ELEMENTS APPURTENANT TO SAID UNIT IN ACCOR-DANCE WITH AND SUBJECT TO THE COVENANTS, CON-DITIONS, RESTRICTIONS, TERMS AND OTHER PROVI-SIONS OF THAT DECLARA-

TION OF CONDOMINIUM has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before _____, 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. Dated on MAY 16, 2023.

Tiffany Moore Russell As Clerk of the Court By: Sharon Bennette As Deputy Clerk Civil Division 425 N. Orange Avenue

1092-12369B

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

BATSHEBA ETIENNE Last Known Address: 6667 Blanton court Orlando, FL 32809 Current Address: Unknown DIANA ETIENNE Last Known Address: 2734 Star Grass Circle. Kissimmee, FL 34746 Current Address: Unknown GERADINE ETIENNE Last Known Address: 6667 Blanton court Orlando, FL 32809 Current Address: Unknown JEAN D. ETIENNE, DECEASED Last Known Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida: LOT 1506, SKY LAKE, UNIT

CORDED IN PLAT BOOK 3,

Orlando, FL 32801

Albertelli Law P.O. Box 23028 Tampa, FL 33623

Room 350 Orlando, Florida 32801 NL - 19-001626 May 25; June 1, 2023 23-01815W

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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 19 day of May, 2023. By: /s/ Justin Ritchie Florida Bar #106621 Justin Ritchie, Esq.

ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 servealaw@albertellilaw.com

CT - 22-009538 May 25; June 1, 2023 23-01862W

FIRST INSERTION

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

Case No. 2022-CA-002738-O UMB Bank, National Association, not in its individual capacity, but solely as legal title trustee for LVS Title Trust XIII,

Plaintiff, vs. Diana Rene a/k/a Diana Encarnacion a/k/a Diana R. Encarnacion, et al.,

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2022-CA-002738-O of the Circuit Court of the NINTH Judicial Circuit, in and for Orange County, Florida, wherein UMB Bank, National Association, not in its individual capacity, but solely as legal title trustee for LVS Title Trust XIII is the Plaintiff and Diana Rene a/k/a Diana Encarnacion a/k/a Diana R. Encarnacion; Unknown Spouse of Diana Rene a/k/a Diana Encarnacion a/k/a Diana R. Encarnacion; Wells Fargo Bank, N.A. are the Defendants, that Tiffany Russell, Orange County Clerk of Court will sell to the highest and best bidder for cash at, www.myorangeclerk.realforeclose.com, beginning at 11:00 AM on the 26th day of June, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 68, WALNUT CREEK ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE 40, OF THE PUBLIC RECORDS OF ORANGE 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon rece ing 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 19th day of May, 2023. By /s/ Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 BROCK & SCOTT, PLLC

Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com File # 20-F00168 May 25; June 1, 2023 23-01855W

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2022-CA-002004-O WILMINGTON TRUST COMPANY AS SUCCESSOR TRUSTEE TO THE BANK OF NEW YORK AS SUCCESSOR TRUSTEE FOR JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF POPULAR ABS, INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-6,

Plaintiff, vs UNKNOWN HEIRS OF RAFAEL $ROMERO, SR.\,A/K/A\,RAFAEL$ ROMERO: RAFAEL ROMERO, JR. A/K/A RAFAEL ROMERO, ET AL. **Defendants**

To the following Defendant(s): UNKNOWN HEIRS OF RAFAEL ROMERO, SR. A/K/A RAFAEL ROMERO (CURRENT RESIDENCE UNKNOWN) Last Known Address: UNKNOWN

> FIRST INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT

OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.

2023-CA-000184-O LIMA ONE CAPITAL, LLC PLAINTIFF, V. JBET FINANCIAL SOLUTIONS. LLC, A FLORIDA LIMITED LIABILITY COMPANY, ET AL. **Defendants.**TO: JBET FINANCIAL SOLUTIONS,

LLC, A FLORIDA LIMITED LIABIL-ITY COMPANY

Current residence unknown, but whose last known address was: C/O JAVIER SAUL BENGOA, R.A., 2423 S ORANGE AVE, #334, ORLANDO, FL

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

LOT 10, BLOCK A, CAREY HAND'S REPLAT OF CON-CORD HEIGHTS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK E, PAGE 75, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

as been filed against you and you are required to serve a copy of your written defenses, if any, to it on EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 425 N Orange Ave, Orlando, FL 32801, 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 petition.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

WITNESS my hand and seal of the Court on this 22 day of May, 2023.

Tiffany Moore Russell Clerk of the Circuit Court By: /s/ Karina Taveras Civil Court Seal Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801

1000008435 23-01876W May 25; June 1, 2023

NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2022-CA-001922-O

UNKNOWN TENANT 2: THE LEMON TREE - I CONDOMINIUM ASSOCIATION, INC. A/K/A LEMON TREE - I CONDOMINIUM ASSOCIATION, INC.; SUSAN M. SPIVEY; STEVE BRUGGEAN; FLORIDA HOUSING FINANCE CORPORATION; ORANGE COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA: UNITED STATES OF AMERICA DEPARTMENT OF HOUSING AND URBAN

Florida, described as:
THAT CERTAIN CONDOMINI-UM PARCEL DESCRIBED AS BUILDING 4, UNIT F, TO-GETHER WITH AN UNDI-VIDED INTEREST IN THE LAND, COMMON ELEMENTS AND THE COMMON EXPENS-ES APPURTENANT TO SAID UNIT, ALL IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF THE DECLARATION OF CONDO-MINIUM OF THE LEMON TREE SECTION I, A CONDO-MINIUM, AS RECORDED IN

2685, PAGES 1427 THROUGH 1487, AND EXHIBITS THERE-TO, AND THE CONDOMINIUM BOOK 3, PAGES 141 THROUGH 148, ALL IN THE PUBLIC RE-CORDS OF ORANGE COUNTY,

FLORIDA. a/k/a 2524 LEMON TREE LN UNIT 4-F, ORLANDO, FL 32839-1061

at public sale, to the highest and best bidder, for cash, online at www. myorangeclerk.realforeclose.com, on June 12, 2023 beginning at 11:00 AM. Any person claiming an interest in

the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as

unclaimed. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated at St. Petersburg, Florida this 17th. day of May, 2023. Isabel López Rivera

FL Bar: 1015906 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 1000007395 May 25; June 1, 2023 23-01827W

FIRST INSERTION

YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 646, EAST ORLANDO,

SECTION SEVEN, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 73-74 OF THE PUBLIC RECORDS OF OR-ANGE COUNTY, FLORIDA A/K/A 8004 CRANDAL COURT, ORLANDO FL 32822

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 CEN-TER DRIVE, SUITE #110, DEER-FIELD BEACH, FL 33442 on or before which is within thirty (30) days after

the first publication of this Notice in THE BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Ad-

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

9TH JUDICIAL CIRCUIT IN AND

FOR ORANGE COUNTY, FLORIDA

PROBATE DIVISION

File No. 2023-CP-001341-O

IN RE: ESTATE OF

HELEN MILLER,

Deceased.

The administration of the estate of

HELEN MILLER, Deceased, whose

date of death was January 13, 2023, is

pending in the Circuit Court for OR-

ANGE County, Florida, Probate Divi-

sion, the address of which is 425 N Or-

ange Ave #340, Orlando, Fl. 32801. The

names and addresses of the personal

representative and the personal repre-

sentative's attorney are set forth below.

other persons having claims or de-mands against decedent's estate on

whom a copy of this notice is required to be served must file their claims with

this court WITHIN THE LATER OF

3 MONTHS AFTER THE TIME OF

THE FIRST PUBLICATION OF THIS

NOTICE OR 30 DAYS AFTER THE

DATE OF SERVICE OF A COPY OF

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

SECTION 733.702 OF THE FLORIDA

PROBATE CODE WILL BE FOREV-

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

QUINTESSA MILLER,

Personal Representative

Attorney for Personal Representative:

The date of first publication of this

DATE OF DEATH IS BARRED.

notice is May 25, 2023

Scott R. Bugay, Esquire

Florida Bar No. 5207

Citicentre, Suite P600

290 NW 165th Street

Fax: (305) 945-2905

Telephone: (305) 956-9040

angelica@srblawyers.com

May 25; June 1, 2023

Miami FL 33169

Primary Email:

Scott@srblawye

Secondary Email:

NOTWITHSTANDING THE TIME

ER BARRED.

THIS NOTICE ON THEM.

All creditors of the decedent and

If you are a person with a disability who needs any accommodation in or-

ministrative Order No. 2065.

der to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain Please contact Orange assistance. County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

TIFFANY M. RUSSELL ORANGE COUNTY, FLORIDA CLERK OF COURT

As Deputy Clerk VAN NESS LAW FIRM, PLC 1239 E. NEWPORT CENTER DRIVE, SUITE #110. DEERFIELD BEACH, FL 33442 May 25; June 1, 2023 23-01885W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001564-O

Division: 9 IN RE: ESTATE OF VICTOR HUGO BEDOYA Deceased.

The administration of the estate of VICTOR HUGO BEDOYA, deceased, whose date of death was December 2, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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 May 25, 2023. Personal Representative

LETICIA BEDOYA

3430 Lake Street Lot 10 Orlando, FL 32806 Attorney for Personal Representative: THOMAS R. WALSER, ESQ. E-mail Addresses: trwalser@floridaprobatefirm.com Florida Bar No. 116596 Florida Probate Law Firm, PLLC 4800 N. Federal Highway Boca Raton, Florida 33431 Telephone: (561) 210-5500

May 25; June 1, 2023

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT. IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 22-CA-006361-O #34

HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff.

23-01829W

ALSUDAIRI ET AL., Defendant(s). COUNT

WEEK /UNIT DEFENDANTS FAHED ALSUDAIRI 26/004044 II FAHED ALSUDAIRI 27/004044 DAVID W. ANDERSON, HELEN 27/004254 B ANDERSON LORRAINE E. BARBER VI 3/004307 FRED A. BOOTH, JR., SHARON W. BOOTH AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SHARON W. BOOTH 25/003047 SHANNON LOUISE BRADY IX 41/004257 SHANNON LOUISE BRADY 40/004257 XI JONATHAN KEITH CASSIDY 35/000114

Notice is hereby given that on 6/29/23 at 11:00 a.m. Eastern time at www. myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas I, a Condominium, together with an undi-

vided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate: TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium. TOGETHER with all of the tenements, hereditaments and appurtenances

thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as

to the above listed counts, respectively, in Civil Action No. 22-CA-006361-O #34. 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023.

Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023 23-01818W

TRACT N31B LOT 142, WA-6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 22-036899 - NaC May 25; June 1, 2023

FIRST INSERTION FIRST INSERTION NOTICE OF ACTION FLORIDA CIVIL ACTION CASE NO.: 48-2019-CA-003416 U.S. BANK NATIONAL

ASSOCIATION, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS,

CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JEAN D. ETIENNE, DECEASED, et al, Defendant(s).

THE UNKNOWN HEIRS, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTH-ER CLAIMANTS CLAIMING BY. THROUGH, UNDER, OR AGAINST,

Current Address: Unknown

ELEVEN "B", ACCORDING TO THE PLAT THEREOF AS RE-PAGE 91, PUBLIC RECORDS OF ORANGE COUNTY, FLOR-

A/K/A 6667 BLANTON COURT, ORLANDO, FL 32809 has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

WITNESS my hand and the seal of this court on this 15th day of May, 2023. Tiffany Moore Russell Clerk of the Circuit Court By Sharon Bennette Deputy Clerk Civil Division 425 N. Orange Ave. Room 350

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2022-CA-007389-O WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE

NINTH JUDICIAL CIRCUIT IN AND

ACQUISITION TRUST, Plaintiff, vs. KABIENA MUSUBE AKA KABIENA MUSUBE ONEMA, et al.

FOR PRETIUM MORTGAGE

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 14, 2022, and entered in 2022-CA-007389-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE AC-QUISITION TRUST is the Plaintiff and KABIENA MUSUBE AKA KA-BIENA MUSUBE ONEMA; JOEL PENDE ONEMA; WATERFORD LAKES TRACT N-31B NEIGHBOR-HOOD ASSOCIATION, INC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk. realforeclose.com, at 11:00 AM, on June 22, 2023, the following described property as set forth in said Final Judgment, to wit:

TERFORD LAKES, ACCORD-ING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 33, PAGES 129-131, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 13964 BLUE-

23-01861W

WATER CIR, ORLANDO, FL 32828 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 DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County:: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 22 day of May, 2023. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email:

 ${\bf dsalem@raslg.com} \\ {\bf ROBERTSON, ANSCHUTZ,} \\$ SCHNEID, CRANE & PARTNERS, Attorney for Plaintiff

23-01879W

FIRST INSERTION

MIDFIRST BANK Plaintiff, v. UNKNOWN TENANT 1;

DEVELOPMENT Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on September 15, 2022, and Order Rescheduling Foreclosure Sale entered on May 16, 2023 in this cause, in the Circuit Court of Orange County, Florida, the office of Tiffany Moore Russell, Clerk of the Circuit Court, shall sell the property situated in Orange County,

OFFICIAL RECORDS BOOK

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 22-CA-008347-O #34

HOLIDAY INN CLUB VACATIONS INCORPORATED

PETER ET AL. Defenda

ant(s).		
COUNT	DEFENDANTS	INTEREST/POINTS
I	SEBASTIAN AUGUSTINE PETER	STANDARD/500000
III	WILLIAM ROBERTS, LORNA ANN MCKENZIE	STANDARD/70000
IV	MARCELA ANDREA RODRIGUEZ ARROYO, GIOVANNA LUISA	
	ARROYO AMAYA, CLAUDIA CAMILA RODRIGUEZ ARROYO	STANDARD/225000
V	ALVIN G. SCOTT, KATHERINE M. SCOTT	STANDARD/100000
VI	OMOLOLA KIKELOLA ABIGAIL SEGILOLA A/K/A	
	LOLA SEGILOA	STANDARD/100000
VII	JESSICA RENEE SISK, DUSTIN W. LANHART AND ANY AND ALL	
	UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF	
	DUSTIN W. LANHART	STANDARD/100000
VIII	CRYSTAL JUNE SWAN, MICAH ALEXANDER SMITH	STANDARD/100000
IX	MICHELLE L. TURNER, DANIEL S. FRANCIS	STANDARD/45000
X	PATRICIA DIANA WILLIAMS, RUTHERFORD ROME WILLIAMS	
	A/K/A RUDY WILLIAMS	STANDARD/75000

Notice is hereby given that on 6/29/23 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described points/types of interest of the following described property: Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by number of points as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 22-CA-008347-O #34

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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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.

Jerry E. Aron, Esq. DATED this 18th day of May, 2023. Attorney for Plaintiff Florida Bar No. 0236101

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023 23-01819W

> FIRST INSERTION NOTICE OF SALE AS TO:

IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 22-CA-002143-O #34

HOLIDAY INN CLUB VACATIONS INCORPORATED

JAMESON ET AL., Defendant(s)

COUNT	DEFENDANTS	WEEK /UNIT
I	DAVID J. JAMESON, HELEN JAMESON	51/086511
	DAVID J. JAMESON, HELEN JAMESON	51/086511
III	EUGENE DIN LIMSUI, CAROLINE YU LIMSUI	48/088135
IV	DEREK J. LINDLEY, COLLEEN LINDLEY	1/086812
VI	NORMA I. LOBBAN, SCEAN S. LOBBAN	33/003511
IX	JOSE LUIS MIRANDA GUERRA, NELLY YURINA	
	BERMUDEZ DE MIRANDA, YURINEITH C	
	MIRANDA BERMUDEZ	37/003911
X	JOSE LUIS MIRANDA GUERRA, YURINEITH C	
	MIRANDA BERMUDEZ, NELLY YURINA	
	BERMUDEZ DE MIRANDA	38/003911
XI	JIMENA MISLE RODRIGUEZ, RODRIGO MISLE	
	RODRIGUEZ	38/003643
XIII	HUGH HERBERT MOORE,	6/003902
hereby given that	on 6/20/23 at 11:00 a m. Fastern time at www.myorangeclerk.re	alforeclose com Clerk

Notice is hereby given that on 6/29/23 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 28, page 84-92, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil

Action No. 22-CA-002143-O #34.

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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023.

Jerry E. Aron, Esq.

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023 23-01821W

Attorney for Plaintiff Florida Bar No. 0236101

FIRST INSERTION
NOTICE OF SALE AS TO:
IN THE CIRCUIT COURT
OF THE 9TH JUDICIAL CIRCUIT,
IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 99 CA 009949 0 #94

HOLIDAY INN CLUB VACATIONS INCORPORATED

HILTON ET AL.

Defend

dant(s).		
COUNT	DEFENDANTS	WEEK /UNIT
I	AUDREY V. HILTON	29/087855
IV	PABLO ALFREDO LEYTON AVILES, CLAUDIA	
	TENA PROCEL	50 ODD/086314
V	LORETTA M. MARSHALL, RAYFORD MARSHALL	
	AND ANY AND ALL UNKNOWN HEIRS, DEVISEES	
	AND OTHER CLAIMANTS OF RAYFORD MARSHALL	29 ODD/086733
VII	DAVID P. MILLER, JENNIFER A. MILLER	13/003506
IX	COVENA BARBARA MURPHY	51/086425
X	ISAN OLIVEIRA DE REZENDE A/K/A I.S. REZENDE,	
	DENISE SILVA DE REZENDE	49 ODD/086825
XI	DIANE LYNN PRICE, DAVID WILLIAM	
	CULVERWELL AND ANY AND ALL UNKNOWN	
	HEIRS, DEVISEES AND OTHER CLAIMANTS OF	
	DAVID WILLIAM CULVERWELL	14/003553
is hereby given that a	on 6/29/23 at 11:00 a.m. Eastern time at www.myorangeclerk.realf	oreclose.com. Clerk of Co

Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appur-

tenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 28, page 84-92, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 22-CA-002848-O #34

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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023.

Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023 23-01824W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2022-CA-005112-O PENNYMAC LOAN SERVICES,

LLC, Plaintiff, vs. ARLENIS A. PAULINO; NEXT GENERATION SERVICES AND CONTRACTING, LLC: ORANGE COUNTY, FLORIDA; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF ARLENIS A. PAULINO; DAVID RAMOS; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants.
NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 10th day of May 2023, and entered in Case No. 2022-CA-005112-O, of the Circuit Court of the 9TH Judicial Circuit in and for ORANGE County, Florida, wherein PENNYMAC LOAN SERVICES, LLC is the Plaintiff and ARLENIS A. PAULINO NEXT GENERATION SERVICES AND CONTRACTING, LLC ORANGE COUNTY, FLORI-DA UNITED STATES OF AMER-ICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT UNKNOWN SPOUSE OF ARLE- NIS A. PAULINO DAVID RAMOS; and UNKNOWN TENANT N/K/A KEVIN PAULINO IN POSSESSION OF THE SUBJECT PROPERTY are defendants. The foreclosure sale is hereby scheduled to take place on-line on the 26th day of June 2023 at 11:00 AM at www.myorangeclerk.realforeclose.com. TIFFANY MOORE RUSSELL as the Orange County Clerk of the Circuit Court shall sell the property described to the highest bidder for cash after giving notice as required by section 45.031, Florida statutes, as set forth in said Final Judgment, to wit:

LOT 1 AND THE EAST 30 FEET OF LOT 2, BLOCK I, WHISPERING HILLS, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK R, PAGE(S) 120, OF THE PUBLIC RE-CORDS OF ORANGE COUN-TY, FLORIDA.

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

If you are a person with a disabil-

ity who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications

Relay Service. Dated this 26th day of May 2023. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156

Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 22-00893 May 25; June 1, 2023 23-01875W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 22-CA-005472-O #34 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. BISHOP ET AL. Defendar

nt(s).		
COUNT	DEFENDANTS	WEEK /UNIT
I	CATHERINE ANNE BISHOP, RICKY EVAN BISHOP	43/005432
III	CARLOS LLORET RAMOS	31/005416
IV	DIANE WALKER MCMILLEN, DENNIS ROGER	
	MCMILLEN AND ANY AND ALL UNKNOWN HEIRS,	
	DEVISEES AND OTHER CLAIMANTS OF DENNIS	
	ROGER MCMILLEN	41/004337
V	MICHAEL ROSS OFFERDAHL, SUZANNE CLAUDIA	
	OFFERDAHL AND ANY AND ALL UNKNOWN HEIRS,	
	DEVISEES AND OTHER CLAIMANTS OF SUZANNE	
	CLAUDIA OFFERDAHL	4/002519
VI	MARLON DAVID RUIZ, JENNIFER ARELLANO	
	A/K/A JENNIFER ARELLANO J	19/004283
VII	MELISSA LYNN SAALE AND ANY AND ALL	
	UNKNOWN HEIRS, DEVISEES AND OTHER	
	CLAIMANTS OF MELISSA LYNN SAALE	41/005446

Notice is hereby given that on 6/29/23 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas II, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 4846, Page 1619 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 22, page 132-146, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER

with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above $described\ Condominium\ in\ the\ percentage\ interest\ established\ in\ the\ Declaration\ of\ Condominium.$ TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil

Action No. 22-CA-005472-O #34. 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023.

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com

mevans@aronlaw.com May 25; June 1, 2023 23-01820W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 22-CA-003583-O #34

HOLIDAY INN CLUB VACATIONS INCORPORATED

vs. BRESSANIN ET AL Def

ESSANIN ET AL.,		
fendant(s).		
COUNT	DEFENDANTS	WEEK /UNIT
I	CARLOS EDUARDO BRESSANIN, ERIKA SFAIR	
	SOUZA BRESSANIN	43/003002
IV	ANDREW J. HOMENIUK	34/003132
V	KATHERINE FLORENCE HULBERT, THOMAS A.	
	DRISCOLL AND ANY AND ALL UNKNOWN HEIRS,	
	DEVISEES AND OTHER CLAIMANTS OF THOMAS	
	A. DRISCOLL	29/003015
VI	KIM LAYLAND, WAYNE RAY VAN PELT AND ANY	
	AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER	
	CLAIMANTS OF WAYNE RAY VAN PELT	36/000264
VII	ILMA LEONOR MAGARAO PAIVA KEYSSELT,	
	SIEGFRID FRAZAO KYSSELT AND ANY AND ALL	
	UNKNOWN HEIRS, DEVISEES AND OTHER	
	CLAIMANTS OF SIEGFRID FRAZAO KYSSELT	38/003119
VIII	TERRI RHONDA TYLER A/K/A RHONDA TYLER	
	AND ANY AND ALL UNKNOWN HEIRS, DEVISEES	
	AND OTHER CLAIMANTS OF TERRI RHONDA	
	TYLER A/K/A RHONDA TYLER	36/000507
IX	KATHY MAE YOUNG AND ANY AND ALL	
	UNKNOWN HEIRS, DEVISEES AND OTHER	
	CLAIMANTS OF KATHY MAE YOUNG	20/000084
X	PERCY TWAIN BARBER, MARIA I. BARBER	
	A/K/A MARIA ISABEL BARBER	52/53/005115
	0/00/00 1 44 00 10 11 16	

Notice is hereby given that on 6/29/23 at 11:00 a.m. Eastern time at www.myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas I, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 3300, Page 2702 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 7, page 59, until 12:00 noon on the first Saturday 2061, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 22-CA-003583-O #34.

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 ADA Coordinator, Human Resources, Orange County $Courthouse, 425\ N.\ Orange\ Avenue, Suite\ 510, Orlando, FL, (407)\ 836-2303, at least\ 7\ days\ before\ your\ scheduled\ court\ appearance of the court of th$ ance, 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 May, 2023.

Jerry E. Aron, Esq. Attorney for Plaintiff

Florida Bar No. 0236101

Jerry E. Aron, Esq.

Attorney for Plaintiff

Florida Bar No. 0236101

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023 23-01823W

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2019-CA-012429-O VILLAGE CAPITAL & INVESTMENT, LLC, Plaintiff, vs. FERNANDO RAMOS A/K/A FERNANDO JAVIER RAMOS VAZQUEZ A/K/A FERNANDO J. RAMOS; THE ISLANDS OF VALENCIA HOMEOWNERS ASSOCIATION, INC.; AWILDA COLON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Reset Foreclosure Sale dated the 17th day of May 2023, and entered in Case No. 2019-CA-012429-O, of the Circuit Court of the 9TH Judicial Circuit in and for ORANGE County, Florida, wherein

GRADVOHL BEZERRA ET AL.,

Defendant(s).

COUNT

V

VI

VILLAGE CAPITAL & INVESTMENT, LLC is the Plaintiff and FERNANDO RAMOS A/K/A FERNANDO JAVIER RAMOS VAZQUEZ A/K/A FERNAN-DO J. RAMOS THE ISLANDS OF VALENCIA HOMEOWNERS ASSOCIATION, INC. AWILDA COLON; and UNKNOWN TENANT IN POS-SESSION OF THE SUBJECT PROP-ERTY are defendants. The foreclosure sale is hereby scheduled to take place on-line on the 13th day of June 2023 at 11:00 AM at www.myorangeclerk. realforeclose.com. TIFFANY MOORE RUSSELL as the Orange County Clerk of the Circuit Court shall sell the property described to the highest bidder for cash after giving notice as required by section 45.031, Florida statutes, as set forth in said Final Judgment, to wit:

LOT 20A, THE ISLANDS PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 32. PAGE 3 AND 4, OF THE PUBLIC RECORDS OF ORANGE COUN-TY, FLORIDA

WEEK /UNIT

42 ODD/005350

52/53/081526

10/081809AB

Jerry E. Aron, Esq. Attorney for Plaintiff

Florida Bar No. 0236101

FIRST INSERTION

NOTICE OF SALE AS TO:

IN THE CIRCUIT COURT

OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 22-CA-009588-O #33

ROBERT FRANK JONES, SR. AND ANY AND ALL UNKNOWN

HEIRS, DEVISEES AND OTHER

CLAIMANTS OF ROBERT FRANK JONES, SR., HELEN ARLENE

JONES AND ANY AND ALL

HELEN ARLENE JONES

CYRILLO

CARLOS LLORET RAMOS, VERA LUCIA MONTORO

UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF

KAREN D. YOUNG, HILARY MICHELLE YOUNG WEAVER

Notice is hereby given that on 6/21/23 at 11:00 a.m. Eastern time at www.

myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

Orange Lake Country Club Villas IV, a Condominium, together with an undi-

vided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040,

Page 662 in the Public Records of Orange County, Florida, and all amendments

thereto, the plat of which is recorded in Condominium Book 43, page 39, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in

common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Con-

TOGETHER with all of the tenements, hereditaments and appurtenances

thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as

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

If you are a person with a disability who needs any accommodation in order to

participate in this proceeding, you are entitled, at no cost to you, to the provision of

certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-

2303, 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

the property owner as of the date of the lis pendens must file a claim within 1 year

to the above listed counts, respectively, in Civil Action No. 22-CA-009588-O $\sharp 33.$

HOLIDAY INN CLUB VACATIONS INCORPORATED

DEFENDANTS

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

MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 17th day of May 2023.

By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156

Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. **ADMIN 2.516** eservice@decubaslewis.com 19-03120 May 25; June 1, 2023 23-01826W

WEEK /UNIT

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 22-CA-006972-O #48

OLLAF 2020-1, LLC Plaintiff, vs.
DUNCALFE ET AL.,

Defendant(s). COUNT DEFENDANTS STEPHANIE MICKIE LEE DUNCALFE, TYLER JAMES FREDERICK MOORES II III

STANDARD/100000 JEANETTE H. LEINWEBER CAROLYN ELAINE WRIGHT SHUMAN, STANDARD/180000 KENNETH CHARLES AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF KENNETH CHARLES SHUMAN STANDARD/150000

NICOLE JEANETTE ROSE, SHANE ALAN HANKINS, SR IV STANDARD/175000 BROCK WAYNE SPENCER, RYLEE CATHERINE CARROLL STANDARD/100000 VICTOR A. VALCOFF, LOUISE VALCOFF SIGNATURE/45000

Notice is hereby given that on 6/14/23 at 11:00 a.m. Eastern time at www. myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by number of

points as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida ("Memorandum of Trust").

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 22-CA-006972-O #48. 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023

Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101

JERRY E. ARON, P.A. 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 iaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023

23-01854W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 22-CA-006331-O #48

HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs

days; if you are hearing or voice impaired, call 711.

DATED this 18th day of May, 2023.

801 Northpoint Parkway, Suite 64

May 25; June 1, 2023 23-01817W

West Palm Beach, FL 33407

Telephone (561) 478-0511

JERRY E. ARON, P.A

iaron@aronlaw.com

mevans@aronlaw.com

Plaintiπ,	vs.	
BUTSCH	LER ET AL.,	
Defendar	nt(s).	
COUNT	DEFENDANTS	WEEK /UNIT
I	ROBERT M BUTSCHLER	51/081725
II	GLORIA J. BROWN AND ANY AND ALL	
	UNKNOWN HEIRS, DEVISEES AND OTHER	L
	CLAIMANTS OF GLORIA J. BROWN, ELAIN	E
	TUCKER AND ANY AND ALL UNKNOWN	
	HEIRS, DEVISEES AND OTHER CLAIMANT	S
	OF ELAINE TUCKER	47/081227
IV	ROBERT E FOWLE, ESTELLE B FOWLE	22 ODD/005323
VII	ROY MEDINA JR, RAMONA JACQUELINE	
	FERNANDEZ MEDINA AND ANY AND ALL	
	UNKNOWN HEIRS, DEVISEES AND OTHER	L
	CLAIMANTS OF RAMONA JACQUELINE	
	FERNANDEZ MEDINA	46/081728
VIII	SANDRA MARCIA ROWE,	
	TIMOTHY ESKIN	30 EVEN/081223
IX	RAQUEL VIRGINIA SAUNDERS AND ANY	
	AND ALL UNKNOWN HEIRS, DEVISEES	
	AND OTHER CLAIMANTS OF RAQUEL	
	VIRGINIA SAUNDERS	1 ODD/005350
	hereby given that on $6/14/23$ at 11:00 a.m. I	
mvorange	clerk.realforeclose.com, Clerk of Court, Orange Co	unty, Florida, will of

offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas IV, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9040, Page 662 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 43, page 39, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Con-

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as

to the above listed counts, respectively, in Civil Action No. 22-CA-006331-O $\pm 48.$ 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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023

Jerry E. Aron, Esq. Attorney for Plaintiff

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023

Florida Bar No. 0236101

23-01853W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 22-CA-009573-O #35

HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. BOOMGARDEN ET AL.,

efendani	t(s).	
OUNT	DEFENDANTS	WEEK /UNIT
III	BRANDON DERYL BUSH,	
	KAREN RENEE BUSH	45 ODD/003576
IV	ROBERTO BENIQUAS CLARE, DOROTHEA	•
	FELICE NIKITA CLARE	28/087857
V	JOSEPH EUGENE CUSHMAN, HONEY	
	LAMA CUSHMAN	41 ODD/086657
VI	MARCO ANTONIO DELGADO BARRIOS,	
	NORMA EDITH VICENCIO TORRES	4 ODD/087827
VII	SHARON HENSON	33/086715
VIII	GONZALO JAVIER IRIGOYEN NORIEGA,	
	CECILIA ROXANI VILLARRUEL BENDEZU	4 ODD/003418
IX	WILLIE L. KEITT, MARTHA T KEITT AND	
	ANY AND ALL UNKNOWN HEIRS, DEVISEE	S
	AND OTHER CLAIMANTS OF	
	MARTHA T. KEITT	45 EVEN/003752
XI	ASHTON HUMBERTO MARTEL,	
	ULRICA RACHEL BALBORDA MARTEL	40 EVEN/086412
XII	GUILLERMO ENRIQUE RIVERA	
	CONTRERAS, ZEIKA DUARTE DE OSORIO	23/087614
XIII	MARGARITA DE JESUS RODRIGUEZ LOZA	
	JOSE LUIS OLIMPO RODRIGUEZ LOZA	39 EVEN/003552
XIV	NOEL H. TORRES VELEZ, PAGAN	
	GONZALEZ	50 ODD/087935

Notice is hereby given that on 6/21/23 at 11:00 a.m. Eastern time at www. myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas III, a Condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 5914, Page 1965 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 28, page 84-92, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as

tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium. TOGETHER with all of the tenements, hereditaments and appurtenances

thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 22-CA-009573-O \sharp 35. 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 $\frac{1}{2}$ certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836- $2303,\,\mathrm{at}$ 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 23rd day of May, 2023.

Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101

23-01886W

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT. IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 22-CA-004261-O #34 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff,

FULLERTON ET AL., Defendant(s).

DEFENDANTS WILFRED NATHANIEL PHILIP COUNT WEEK /UNIT FULLERTON, WENDY ALLYSON FULLERTON
MA DEL SOCORRO MALAGON 34/082826 III MEDINA, CARLOS NAVARRO VELARDE AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CARLOS NAVARRO VELARDE, 44/082805 IV SELENA TERESA ANN WILSON 37/082608

Notice is hereby given that on 6/29/23 at 11:00 a.m. Eastern time at www. myorangeclerk.realforeclose.com, Clerk of Court, Orange County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property: Orange Lake Country Club Villas V, a Condominium, together with an undi-

vided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 9984, Page 71 in the Public Records of Orange County, Florida, and all amendments thereto, the plat of which is recorded in Condominium Book 48, page 35, until 12:00 noon on the first Saturday 2071, at which date said estate shall terminate; TOGETHER with a remainder over in fee simple absolute as tenant in common with the other owners of all the unit weeks in the above described Condominium in the percentage interest established in the Declaration of Condominium.

TOGETHER with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

The aforesaid sales will be made pursuant to the final judgments of foreclosure as

to the above listed counts, respectively, in Civil Action No. 22-CA-004261-O $\sharp 34$. 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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 May, 2023.

Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101

JERRY E. ARON, P.A 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 iaron@aronlaw.com mevans@aronlaw.com May 25; June 1, 2023 23-01822W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIRCUIT CIVIL DIVISION

CASE NO.: 2021-CA-003267-O TRINITY FINANCIAL SERVICES, Plaintiff.

EARL CARTER A/K/A EARL W. CARTER A/K/A EARL W. CARTER, SR. A/K/A EARL WILLIAM CAR-TER A/K/A EARL WILLIAM CAR-TER, SR.; UNKNOWN SPOUSE OF EARL CARTER A/K/A EARL W. CARTER A/K/A EARL W. CAR-TER, SR. A/K/A EARL WILLIAM CARTER A/K/A EARL WILLIAM CARTER, SR.: BEVERLY CARTER A/K/A BEVERLY A. CARTER A/K/A BEVERLY ANN CARTER; UNKNOWN SPOUSE OF BEVERLY CARTER A/K/A BEVER-LY A. CARTER A/K/A BEVERLY ANN CARTER: HAWKSNEST AT METROWEST HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER AND INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, HEIRS OF THE NAMED DEFENDANTS, DEVISEES, GRANTEES, BENEFICIARIES OR OTHER CLAIMANTS; UNKNOWN TENANT #1: UNKNOWN TENANT #2, the names being fictitious to account for parties in possession,

Defendants. NOTICE IS HEREBY GIVEN that, pursuant to the In Rem Final Judgment of Mortgage Foreclosure signed on March 2, 2023 and the Order Granting Plaintiff's Motion for an Order Rescheduling Foreclosure Sale After Bankruptcy Dismissal signed on May 18, 2023 in Civil Case Number 2021-CA-003267-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida wherein trinity financial services, llc. is the Plaintiff and EARL CARTER A/K/A EARL W. CARTER A/K/A EARL W. CARTER, SR. A/K/A EARL WILLIAM CARTER A/K/A EARL WILLIAM CARTER, SR.; BEVERLY CARTER A/K/A BEV-ERLY A. CARTER A/K/A BEVERLY ANN CARTER; HAWKSNEST AT METROWEST HOMEOWNERS' ASSOCIATION, INC. are the Defendants, Tiffany Moore Russell, the Orange County Clerk of Courts, will sell to the highest and best bidder for cash beginning at 11:00 a.m. EST on June 27, 2023 by online auction at www.myorangeclerk.realforeclose. com after having first given notice as required by Section 45.031, Florida Statutes in accordance with Chapter 45, Florida Statutes, the following described property in Orange County, Florida, as set forth in the In Rem Final Judgment of Mortgage Foreclosure, to wit:

LOT 86, HAWKSNEST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGES 138 AND 139, PUBLIC RECORDS OF OR-ANGE COUNTY, FLORIDA SUBJECT PROPERTY DRESS:

7225 HAWKSNEST BOULE-VARD, ORLANDO, FLORIDA 32835 PARCEL IDENTIFICATION

NUMBER: 02-23-28-3454-00-860.

THE SALE WILL BE MADE PURSU-ANT TO THE FINAL JUDGMENT. IF THIS PROPERTY IS SOLD AT

PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THE FINAL JUDG-MENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE UNCLAIMED. IF YOU FAIL TO FILE A TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

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.

Under the Americans with Disabilities Act, persons with disabilities who require special accommodations are entitled to certain assistance. If you are a party to a court proceeding and have a visual disability that requires court documents be made available in a specific format, email the Clerk of Courts' ADA Coordinator, ADACoordinator@ myorangeclerk.com, or call (407) 836-2215. If you are required to participate in a court proceeding and need special assistance, please contact the Ninth Circuit Court Administration ADA Coordinator at the address or phone number below at least 7 days before your scheduled court appearance or immediately upon receiving an official notification if the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711. Dated this 18 day of February, 2021.

/s/ Ashland R. Medley, Esquire FBN: 89578 Ninth Circuit Court Administration ADA Coordinator Orange County Courthouse 425 N. Orange Avenue, Suite 510, Orlando, Florida, 32801 (407) 836-2303 ASHLAND MEDLEY LAW, PLLC 3111 North University Drive, Suite 718 Coral Springs, FL 33065 Telephone: (954) 947-1524/ Fax: (954) 358-4837 Designated E-Service Address: FLEservice@AshlandMedleyLaw.com Attorney for the Plaintiff
May 25; June 1, 2023 23-01825W



Who benefits from legal notices?

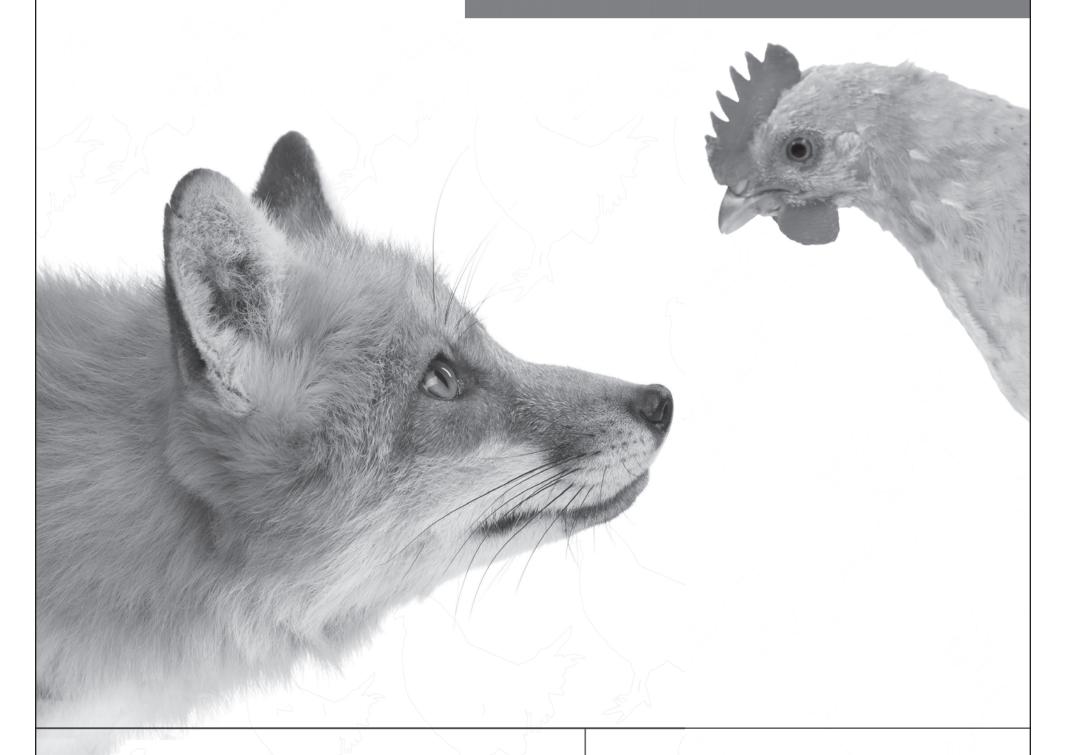
You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.

When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

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

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



Keep Public Notices in Newspapers



SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2020-CP-001381-O

PROBATE DIVISION THE HARTAGE FOUNDATION. INC. d/b/a AGED CARE, as guardian of the person and Property of ANDREW J. LEASTER and HOMER HARTAGE, as the Special Fiduciary THE ANDREW LEASTER, JR. SPECIAL NEEDS TRUST, Plaintiff, v.

APRIL LEASTER, individually and as Trustee of THE ANDREW LEASTER, JR. SPECIAL NEEDS TRUST: The Estate of ANDREW LEE LEASTER; TIERRA BARNES, an individual; PAULA LEASTER, an individual: ADRIENNE LEASTER, an individual; and LINVAL CLARKE, JR., an individual,

Defendants. TO: LINVAL CLARKE, JR. 3047 Westyn Cove Lane Ocoee, FL 34761 LINVAL CLARKE, JR. 4708 Barley Street Orlando, FL 32811

YOU ARE NOTIFIED that the Hartage Foundation Inc., and Homer Hartage as Special Fiduciary of the Andrew J. Leaster Special Needs Trust, have filed an action against you, and such action seeks a declaration that imposes a constructive for the benefit of the Andrew J. Leaster Special Needs Trust, over your interest in the property described below and located in Orange County, Florida, and declares that title to such property is vested in the Andrew J. Leaster Special Needs Trust:

Property Address: 4438 W. Gore Avenue, Orlando, FL 32811 Parcel ID No.: 32-22-29-9004-08-110

Lot 11, Block 8, WASHINGTON PARK, SECTION NO. 1, according to the map or plat thereof as recorded in Plat Book 0, Page 151, Public Records of Orange County, Florida.

You are required to serve a copy of your written defenses, if any, to the Second Amended Complaint on Stephanie L. Cook, Esq., the Plaintiffs' attorney, whose address is SHUFFIELD, LOW-MAN & WILSON, P.A., Gateway Center, 1000 Legion Place, Suite 1700, Orlando, Florida 32801, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 10 day of May, 2023. TIFFANY MOORE RUSSELL CLERK OF COURTS By: /s/ Mayra I Cruz Civil Court Seal As Deputy Clerk Probate Division 425 N. Orange Avenue Room 355 Orlando, Florida 32801 May 18, 25; June 1, 8, 2023

23-01808W

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2020-CP-001381-O

PROBATE DIVISION THE HARTAGE FOUNDATION, INC. d/b/a AGED CARE, as guardian of the person and Property of ANDREW J. LEASTER and HOMER HARTAGE, as the Special Fiduciary THE ANDREW LEASTER, JR. SPECIAL NEEDS

Plaintiff, v. APRIL LEASTER, individually and as Trustee of THE ANDREW LEASTER, JR. SPECIAL NEEDS TRUST: The Estate of ANDREW LEE LEASTER; TIERRA BARNES, an individual; PAULA LEASTER, an individual; ADRIENNE LEASTER, an individual; and LINVAL CLARKE, JR., an

individual. **Defendants**. TO: TIERRA BARNES 3047 Westyn Cove Lane Ocoee, FL 34761 TIERRA BARNES

4708 Barley Street Orlando, FL 32811 YOU ARE NOTIFIED that the Hartage Foundation Inc., and Homer Hartage as Special Fiduciary of the Andrew J. Leaster Special Needs Trust, have filed an action against you, and such action seeks a declaration that imposes a constructive for the benefit of the Andrew J. Leaster Special Needs Trust, over your interest in the property described below and located in Orange County, Florida, and declares that title to such property is vested in the Andrew J. Leaster Special Needs Trust:

Property Address: 4438 W. Gore Avenue, Orlando, FL 32811 Parcel ID No.: 32-22-29-9004-08-110

Lot 11, Block 8, WASHINGTON PARK, SECTION NO. 1, according to the map or plat thereof as recorded in Plat Book 0, Page 151, Public Records of Orange County, Florida.

You are required to serve a copy of your written defenses, if any, to the Second Amended Complaint on Stephanie L. Cook, Esq., the Plaintiffs' attorney, whose address is SHUFFIELD, LOW-MAN & WILSON, P.A., Gateway Center, 1000 Legion Place, Suite 1700, Orlando, Florida 32801, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 10 day of May, 2023. TIFFANY MOORE RUSSELL CLERK OF COURTS By: /s/ Mayra I Cruz Civil Court Seal As Deputy Clerk Probate Division 425 N. Orange Avenue

Room 355 Orlando, Florida 32801 May 18, 25; June 1, 8, 2023

23-01807W

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2020-CP-001381-O

PROBATE DIVISION THE HARTAGE FOUNDATION, INC. d/b/a AGED CARE, as guardian of the person and Property of ANDREW J. LEASTER and HOMER HARTAGE, as the Special Fiduciary THE ANDREW LEASTER, JR. SPECIAL NEEDS

Plaintiff, v APRIL LEASTER, individually and as Trustee of THE ANDREW LEASTER, JR. SPECIAL NEEDS TRUST; The Estate of ANDREW LEE LEASTER; TIERRA BARNES, an individual; PAULA LEASTER, an individual; ADRIENNE LEASTER, an individual; and LINVAL CLARKE, JR., an individual. Defendants.

TO: PAULA LEASTER 3047 Westyn Cove Lane Ocoee, FL 34761 PAULA LEASTER 4708 Barley Street Orlando, FL 32811

YOU ARE NOTIFIED that the Hartage Foundation Inc., and Homer Hartage as Special Fiduciary of the Andrew J. Leaster Special Needs Trust, have filed an action against you, and such action seeks a declaration that imposes a constructive for the benefit of the Andrew J. Leaster Special Needs Trust, over your interest in the property described below and located in Orange County, Florida, and declares that title to such property is vested in the Andrew J. Leaster Special Needs Trust:

Property Address: 4438 W. Gore Avenue, Orlando, FL 32811 Parcel ID No.: 32-22-29-9004-08-110

Lot 11, Block 8, WASHINGTON PARK, SECTION NO. 1, according to the map or plat thereof as recorded in Plat Book 0, Page 151, Public Records of Orange County, Florida.

You are required to serve a copy of your written defenses, if any, to the Second Amended Complaint on Stephanie L. Cook, Esq., the Plaintiffs' attorney, whose address is SHUFFIELD, LOW-MAN & WILSON, P.A., Gateway Center, 1000 Legion Place, Suite 1700, Orlando, Florida 32801, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 10 day of May, 2023. TIFFANY MOORE RUSSELL CLERK OF COURTS By: /s/ Mayra I Cruz Civil Court Seal As Deputy Clerk Probate Division

425 N. Orange Avenue Room 355 Orlando, Florida 32801 Oriando, . . . May 18, 25; June 1, 8, 2023 23-01806W

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO.: 2017-CA-003182-O NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs.

CAPITAL FIRST MANAGEMENT, LLC AS TRUSTEE UNDER 4357 CASSIUS STREET LAND TRUST DATED JULY 26, 2007; JASON CROSS; PNC BANK, NATIONAL ASSOCIATION SUCCESSOR IN INTEREST TO RBC BANK(USA) F/K/A RBC CENTURA BANK; CITY OF ORLANDO, FLORIDA; UNKNOWN TENANT #1; **UNKNOWN TENANT #2,** Defendant(s).

NOTICE OF SALE IS HEREBY GIV-EN pursuant to the order of Consent Final Judgment of Foreclosure dated December 13, 2021, and entered in Case No. 2017-CA-003182-O of the Circuit Court of the 9TH Judicial Circuit in and for Orange County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, is Plaintiff and CAPITAL FIRST MANAGEMENT, LLC AS TRUSTEE UNDER 4357 CAS-SIUS STREET LAND TRUST DATED JULY 26, 2007; JASON CROSS; PNC BANK, NATIONAL ASSOCIATION SUCCESSOR IN INTEREST TO RBC BANK(USA) F/K/A RBC CENTURA BANK; CITY OF ORLANDO, FLOR-IDA: UNKNOWN TENANT #1: UN-KNOWN TENANT #2, are Defendants, the Office of the Clerk, Orange County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.myorangeclerk.real foreclose.comat 11:00 a.m. on the 11th day of July. 2023, the following described property as set forth in said Consent Final Judgment, to wit:

LOT 6, BLOCK 14, RICHMOND HEIGHTS, UNIT THREE, AC-CORDING TO THE PUBLIC PLAT THEREOF AS RECORDED IN

PLAT BOOK 1, PAGE 8, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 4357 Cassius Street, Orlando, Florida 32811 and all fixtures and personal proper-

ty located therein or thereon, which are included as security in Plaintiff's mortgage. Any person claiming an interest in the surplus funds from the sale, if any, oth-

er 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 ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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: 5/10/23 By: Craig Stein, Esq. Fl Bar No. 0120464 McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, Florida, 33407 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File No: 17-401840 May 18, 25, 2023 23-01767W

SECOND INSERTION

NOTICE OF ACTION INTHE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY,

FLORIDA

CASE No. 2022-CA-010883-O WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT AS TRUSTEE OF SECURITIZED MORTGAGE ASSET LOAN TRUST 2015-1, Plaintiff, vs

CALDERON, JESUS, et al., Defendants
TO: JESUS CALDERON AKA JESUS CALDERON AGUAYO

2517 BLUEGILL STREET ORLANDO, FL 32839 4345 ROCKY RIDGE PL SANFORD, FL 32773 4136 GERANIUM LN APT 208 SANFORD, FL 32771 UNKNOWN SPOUSE OF JESUS CALDERON AKA JESUS CALDERON AGUAYO 2517 BLUEGILL STREET ORLANDO, FL 32839 4345 ROCKY RIDGE PL

SANFORD, FL 32773 4136 GERANIUM LN APT 208 SANFORD, FL 32771 YOU ARE HEREBY NOTIFIED that an action to fore close a mortgage on the $\,$ following described property located in Orange County, Florida:

LOT 284, WINTER RUN, UNIT 4B, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 14, PAGE(S) 123, OF THE PUB-

LIC RECORDS OF ORANGE

COUNTY, FLORIDA has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP. Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in HERITAGE FLORIDA JEW-ISH NEWS, on or before otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

IMPORTANT In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at 425 N ORANGE AVENUE, ORLANDO, FL 32801, 407-836-2050. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay

WITNESS MY HAND AND SEAL OF SAID COURT on this 16 day of May,

TIFFANY MOORE RUSSELL As Clerk of said Court Sandra Jackson As Deputy Clerk 425 North Orange Ave. Suite 350 Orlando, Florida 32801

(32875.2307)May 18, 25, 2023

SECOND INSERTION

NOTICE OF ACTION INTHECIRCUITCOURTOFTHE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE No. 2023-CA-001841-O BANK OF AMERICA, N.A., PLAINTIFF, VS. JESSE C. MULLER A/K/A JESSE MULLER, ET AL.

DEFENDANT(S). To: JESSE C. MULLER A/K/A JESSE MULLER RESIDENCE: UNKNOWN

LAST KNOWN ADDRESS: 1401 29th St. Orlando, FL 32805 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in

Orange County, Florida: LOT 24, BLOCK 64, OF ANGE-BILT ADDITION, AS RECORD-ED IN PLAT BOOK H, PAGE 79 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

notice, either before xxxxxxxx or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator Orange County, Human Resources at 407-836-2303, fax 407-836-2204 or at ctadmd2@ ocnjcc.org, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando. FL 32810 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.

Date: 06/16/2022 TIFFANY MOORE RUSSELL ORANGE COUNTY CLERK OF THE CIRCUIT COURT By: /s/ Karina Taveras Civil Court Seal Deputy Clerk of the Court Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801

Our Case #: 22-001424-HELOC-F 23-01773W May 18, 25, 2023

NOTICE OF ACTION IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2020-CP-001381-O

PROBATE DIVISION THE HARTAGE FOUNDATION, INC. d/b/a AGED CARE, as guardian of the person and Property of ANDREW J. LEASTER and HOMER HARTAGE, as the Special Fiduciary THE ANDREW LEASTER, JR. SPECIAL NEEDS TRUST. Plaintiff, v.

APRIL LEASTER, individually and as Trustee of THE ANDREW LEASTER, JR. SPECIAL NEEDS TRUST; The Estate of ANDREW LEE LEASTER: TIERRA BARNES. an individual; PAULA LEASTER, an individual; ADRIENNE LEASTER, an individual; and LINVAL CLARKE, JR., an individual,

Defendants TO: ADRIENNE LEASTER 3047 Westyn Cove Lane Ocoee, FL 34761 ADRIENNE LEASTER 4708 Barley Street Orlando, FL 32811

YOU ARE NOTIFIED that the Hartage Foundation Inc., and Homer Hartage as Special Fiduciary of the Andrew J. Leaster Special Needs Trust, have filed an action against you, and such action seeks a declaration that imposes a constructive for the benefit of the Andrew J. Leaster Special Needs Trust, over your interest in the property described below and located in Orange County, Florida, and declares that title to such property is vested in the Andrew J. Leaster Special Needs Trust:

Property Address: 4438 W. Gore Avenue, Orlando, FL 32811 Parcel ID No.: 32-22-29-9004-08-110

Lot 11. Block 8. WASHINGTON PARK, SECTION NO. 1, according to the map or plat thereof as recorded in Plat Book O. Page 151. Public Records of Orange County, Florida,

SECOND INSERTION

You are required to serve a copy of your written defenses, if any, to the Second Amended Complaint on Stephanie L. Cook, Esq., the Plaintiffs' attorney, whose address is SHUFFIELD, LOW-MAN & WILSON, P.A., Gateway Center, 1000 Legion Place, Suite 1700, Orlando, Florida 32801, on or before 30 days from the first date of publication, and file the original with the clerk of this court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 10 day of May, 2023. TIFFANY MOORE RUSSELL CLERK OF COURTS By: /s/ Mayra I Cruz Civil Court Seal As Deputy Clerk Probate Division 425 N. Orange Avenue Orlando, Florida 32801 May 18, 25; June 1, 8, 2023 23-01805W

SECOND INSERTION

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

DIVISION CASE NO. 2015-CA-005608-O U.S. BANK NA SUCCESSOR TRUSTEE TO BANK OF AMERICA NA SUCESSOR IN INTEREST TO LASALLE BANK NA AS TRUSTEE ON BEHALF OF THE HOLDERS OF THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES **SERIES 2005-AR19**, Plaintiff, vs.

ROLANDO COSME, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 29, 2017, and entered in 2015-CA-005608-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein U.S. BANK NA SUCCESSOR TRUSTEE TO BANK OF AMERICA NA SUCESSOR IN INTEREST TO LASALLE BANK NA AS TRUSTEE ON BEHALF OF THE HOLDERS OF THE WAMU MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-AR19 is the Plaintiff and ROLAN-DO COSME; UNKNOWN SPOUSE OF ROLANDO COSME: CICERA VIEIRA ALENCAR; UNKNOWN SPOUSE OF CICERA VIEIRA ALENCAR; USAA FEDERAL SAV-INGS BANK; STATE OF FLORIDA, DEPARTMENT OF REVENUE; LIZETTE COSME; CLERK OF COURTS OF ORANGE COUN-TY; DISCOVER BANK; SOUTH BAY HOMEOWNERS' ASSOCIA-TION, INC. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose. com, at 11:00 AM, on June 05, 2023, the following described property as set forth in said Final Judgment, to

LOT 85, SOUTH BAY SECTION 2, ACCORDING TO MAP OR

PLAT THEREOF AS RECORD-ED IN PLAT BOOK 11, PAGES 30 AND 31, OF THE PUB-LIC RECORDS OF ORANGE COUNTY, FLORIDA

Property Address: 9120 SOUTH BAŸ DŘ, ORLANDO, FL 32819 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated this 9 day of May, 2023. By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS,

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 15-021424 - ViT May 18, 25, 2023 23-01772W

NINTH JUDICIAL CIRCUIT, IN AND 23-01770W CASE NO. 2018-CA-012346-O THE BANK OF NEW YORK MELLON, F/K/A THE BANK

OF NEW YORK, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-BC3, Plaintiff, vs. JAMES D. WELCH A/K/A JAMES WELCH A/K/A JAMES WELCH, JR.; VERNICE WELCH; ORANGE

COUNTY, FLORIDA; , ET AL. Defendants NOTICE IS HEREBY GIVEN pursuant to a Final Judgment in Mortgage Foreclosure dated April 19, 2023, and entered in Case No. 2018-CA-012346-O, of the Circuit Court of the Ninth Judicial Circuit in and for ORANGE County, Florida. THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE-HOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SE-RIES 2007-BC3 (hereafter "Plaintiff"), is Plaintiff and JAMES D. WELCH A/K/A JAMES WELCH A/K/A JAMES WELCH, JR.; VERNICE WELCH; ORANGE COUNTY, FLORIDA, are defendants. Tiffany M. Russell, Clerk of the Circuit Court for ORANGE County, Florida will sell to the highest and best bidder for cash Via the Internet at www. myorangeclerk.realforeclose.com,

LOT 1, BLOCK "A", SUNSHINE SUBDIVISION REPLAT, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK "X", PAGE 134, PUBLIC RECORDS OF OR-ANGE 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

11:00 a.m., on the 20TH day of JUNE,

2023, the following described property as set forth in said Final Judgment, to

clerk reports the surplus as unclaimed. IMPORTANT: In accordance with the Americans with Disabilities Act, If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance.

SECOND INSERTION Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Suite 510 Orlar (407) 836-2303, fax: 407-836-2204; at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecom-

munications Relay Service. 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 Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida; teléfono número (407) 836-2303, fax: 407-836-2204, por lo menos 7 días antes de la cita fijada para su comparecen-cia 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 peve, gen pwovizvon pou jwen kèk èd. Tanpri kontakte Orange County, ADA Coordinator kòòdonatè pwogram Lwa pou ameriken ki Enfim yo nan Tribinal Konte Orange la ki nan Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida; telefòn li se (407) 836-2303, fax: 407-836-2204, 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 12TH day of May, 2023. / s / J. Anthony Van Ness J. Anthony Van Ness, Esq. Florida Bar #: 391832 $Email: \ tvanness@vanlawfl.com$ VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com CR12447-18/sap

23-01804W

May 18, 25, 2023



Email your Legal Notice legal@businessobserverfl.com Deadline Wednesday at noon

Friday Publication

SARASOTA • MANATEE • HILLSBOROUGH • PASCO PINELLAS • POLK • LEE • COLLIER • CHARLOTTE

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that GQ HOLDINGS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2017-2702

YEAR OF ISSUANCE: 2017

DESCRIPTION OF PROPERTY: BEG 440 FT E & 716 FT S OF NW COR OF NE1/4 OF SW1/4 RUN E 100 FT S 104 FT W 100 FT N 104 FT TO POB IN SEC 15-21-28

PARCEL ID # 15-21-28-0000-00-217

Name in which assessed: 5T WEALTH PARTNERS LP

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 29, 2023.

Dated: May 11, 2023 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller May 18, 25; June 1, 8, 2023

23-01763W

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that VINMAS HOLDINGS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER: 2020-10252

YEAR OF ISSUANCE: 2020

DESCRIPTION OF PROPERTY: MALIBU GROVES SEVENTH ADDI-TION 3/61 LOT 267

PARCEL ID # 31-22-29-1821-02-670

Name in which assessed: M I H GROUP LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 29, 2023.

Dated: May 11, 2023 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller May 18, 25; June 1, 8, 2023

23-01765W

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that

ROBERT L. MCINTIRE JR. the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was essed are as follows:

CERTIFICATE NUMBER:

YEAR OF ISSUANCE: 2018

DESCRIPTION OF PROPERTY: ROCKET CITY UNIT 9A Z/86 A/K/A CAPE ORLANDO ESTATES UNIT 9A 1855/292 THE S 75 FT OF N 150 FT

PARCEL ID # 14-23-32-7603-00-541

Name in which assessed: JNH SQUARED LLC

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 29, 2023.

Dated: May 11, 2023 Phil Diamond County Comptroller Orange County, Florida Bv: M Sosa Deputy Comptroller May 18, 25; June 1, 8, 2023

23-01764W

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that CMC INVESTVENTURES LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2020-17578

YEAR OF ISSUANCE: 2020

DESCRIPTION OF PROPERTY: THE LANDINGS AT LAKE CONWAY 9/125

PARCEL ID # 20-23-30-4980-00-050

Name in which assessed: JORDAN ROCKWELL MEARS

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 29, 2023.

Dated: May 11, 2023 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller May 18, 25; June 1, 8, 2023

23-01766W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE. IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY COUNTY

GENERAL JURISDICTION DIVISION

NAVY FEDERAL CREDIT UNION, Plaintiff, vs.

CASE NO. 48-2022-CA-004738-O

PAMELA D. STRACHAN, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 26, 2023 in Civil Case No. 48-2022-CA-004738-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Orlando, Florida, wherein NAVY FED-ERAL CREDIT UNION is Plaintiff and PAMELA D. STRACHAN, et al., are Defendants, the Clerk of Court, TIFFA-NY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 12th day of June, 2023 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 644, PARK MANOR ES-TATES UNIT TWELVE "C", ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGE 9, OF THE PUBLIC RECORDS OF

ORANGE 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

Robyn Katz, Esq. Fla. Bar No.: 0146803 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.com

7180915 22-00263-3 May 18, 25, 2023 SECOND INSERTION

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

> GENERAL JURISDICTION DIVISION

CASE NO. 48-2022-CA-006433-O M&T BANK,

Plaintiff, vs.
JONATHAN P FRANCUM, et al.,

Defendants. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 26, 2023 in Civil Case No. 48-2022-CA-006433-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Orlando, Florida, wherein M&T BANK is Plaintiff and JONA-THAN P FRANCUM, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash www.myorangeclerk.real foreclose.comin accordance with Chapter 45, Florida Statutes on the 12th day of June, 2023 at 11:00 AM on the following described property as set forth in said Summary

Final Judgment, to-wit: LOT 377 OF ARBOR RIDGE PHASE 3, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 68, PAGES 146 THROUGH 149, OF THE PUBLIC RECORDS OF ORANGE 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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

Robyn Katz, Esq. Fla. Bar No.: 0146803 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.com7180941 22-01021-2

May 18, 25, 2023 23-01769W

SECOND INSERTION NOTICE OF SALE

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO.: 2021-CA-010908-O LOANCARE, LLC, Plaintiff, vs.

MICHAEL P. PIWOWARSKI; et. al., Defendants.

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on May 1, 2023 in the abovestyled cause, Tiffany Moore Russell, Orange county clerk of court shall sell to the highest and best bidder for cash on June 15, 2023 at 11:00 A.M., at www. myorangeclerk.realforeclose.com, the following described property:

THE SOUTH 75 FEET OF THE NORTH 150 FEET OF TRACT 13. CAPE ORLANDO ESTATES UNIT 9A, A/K/A ROCKET CITY UNIT 9A, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK Z. PAGES 86 THROUGH 88, OF THE PUBLIC RECORDS OF ORANGE COUN-TY, FLORIDA.

Property Address: 3651 CAESAR AVENUE, ORLANDO, FL 32833 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 AMERICANS WITH DISABILITIES

ACT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

Dated: May 17, 2023 /s/ Kelley L. Church Kelley L. Church, Esquire

Florida Bar No.: 100194 Quintairos, Prieto, Wood & Boyer, P.A. 255 S. Orange Ave., Ste. 900 Orlando, FL 32801-3454 (855) 287-0240 (407) 872-6012 Facsimile E-mail: servicecopies@qpwblaw.com E-mail: kchurch@qpwblaw.com Attorney for Plaintiff Matter # 134434 May 18, 25, 2023 23-01814W

SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

482023CA001631A001OX U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST,

CASE NO.

ELISEO RIVERA-RIVERA, et. al.

Defendant(s), TO: ELISEO RIVERA-RIVERA and UNKNOWN SPOUSE OF ELISEO RI-VERA-RIVERA.

whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

following property: LOT 50, STONEWOOD ESTATES AT CYPRESS SPRINGS II, AC-CORDING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 42, PAGES 63 THROUGH $66, \mathrm{OF\,THE\,PUBLIC\,RECORDS\,OF}$ ORANGE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca

Raton, Florida 33487 on or before _/(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.

WITNESS my hand and the seal of this Court at County, Florida, this 8th day of May, 2023. Tiffany Moore Russell

CLERK OF THE CIRCUIT COURT BY: Brian Williams Deputy Clerk Civil Division 425 North Orange Ave. Room 350

Orlando, Florida 32801 ROBERTSON, ANSCHUTZ, & SCHNEID, PL 6409 Congress Ave., Suite 100

Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com May 18, 25, 2023 23-01771W

PUBLISH YOUR LEGAL NOTICE

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

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

Call **941-906-9386**

23-01768W

or email legal@businessobserverfl.com

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2022-CA-002636-O NATIONSTAR MORTGAGE LLC

D/B/A MR. COOPER, ROBERT ARNAZ RACKARD, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Fore-closure dated April 28, 2023, and entered in 2022-CA-002636-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COO-PER is the Plaintiff and ROBERT ARNAZ RACKARD; UNKNOWN SPOUSE OF ROBERT ARNAZ RACKARD; LOANPAL, LLC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bid-

realforeclose.com, at 11:00 AM, on June 13, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 1, BLOCK F, OF COR-

RINE TERRACE, UNIT NO. 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK W, PAGE 106, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA Property Address: 1401 MO-SELLE AVE, ORLANDO, FL 32807

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 DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N.

Florida, (407) 836-2303, fax: 407-836-Telecommunications Relay Service. Dated this 15 day of May, 2023.

By: \S\ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS,

Attorney for Plaintiff 6409 Congress Ave., Suite 100 20-077426 - NaC Orange Avenue, Suite 510, Orlando, May 18, 25, 2023

2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the

Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com

23-01803W

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2019-CA-005415-O FREEDOM MORTGAGE CORPORATION

Plaintiff, vs. CENTRAL HOMES, LLC; MARIA MADSEN; WINTER PARK PINES COMMUNITY ASSOCIATION, INC: UNKNOWN SPOUSE OF SUSAN E. SIMASEK; UNKOWN SPOUSE OF REGIS A. SIMASEK; UNKNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY, et al.,

Defendants.
NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Reset Foreclosure Sale Date dated the 20th day of April 2023, and entered in Case No. 2019-CA-005415-O, of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and CENTRAL HOMES, LLC; MARIA MADSEN; WINTER PARK PINES COMMUNITY ASSOCIATION, INC;

SECOND INSERTION

UNKNOWN SPOUSE OF SUSAN E. SIMASEK: UNKOWN SPOUSE OF REGIS A. SIMASEK; and UNKNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Tiffany M. Russell as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www. myorangeclerk.realforeclose.com 11:00 a.m. on the 15th day of August, 2023, the following described property as set forth in said Final Judgment, to

LOT 7. BLOCK B. WINTER PARK PINES, UNIT NO. THREE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK Z, PAGE 40, PUB-LIC RECORDS OF ORANGE

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

Dated this 7th day of November, 2022.

By: Aamir Saeed Bar No. 102826

Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 2200 W Commercial Blvd, Ste 103

Fort Lauderdale, FL 33309 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM

22FL373-0041 May 18, 25, 2023 23-01801W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,

der for cash at www.myorangeclerk.

FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2018-CA-008541-O U.S. BANK NATIONAL

IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-FF2,

ASSOCIATION, AS TRUSTEE,

Plaintiff, vs. YOUNES ELKHANDER, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 11, 2023, and entered in 2018-CA-008541-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein U.S. BANK NATIONAL ASSOCI-ATION, AS TRUSTEE, IN TRUST FOR REGISTERED HOLDERS OF FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-FF2 is the Plaintiff and YOUNES ELKHANDER; CYN-THIA ELKHANDER A/K/A CIN-DY ELKHANDER; MORTGAGE ELECTRONIC REGISTRATION

SYSTEMS, INC. AS NOMINEE FOR FIRST FRANKLIN A DIVISION OF NATIONAL CITY BANK; TILDENS GROVE COMMUNITY ASSOCIATION, INC. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk. realforeclose.com, at 11:00 AM, on $June\,15,2023, the\,following\,described$ property as set forth in said Final Judgment, to wit:

LOT 93, TILDENS GROVE PHASE 2, ACCORDING TO THE PLAT THEREOF RE-CORDED IN PLAT BOOK 56, PAGES 55 THROUGH 57, IN-CLUSIVE, PUBLIC RECORDS OF ORANGE COUNTY, FLOR-

IDA. The Property Address is: 13306 BONICA WAY, WINDER-MERE, FL 34786

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 DISABILITIES

ACT. If you are a person with a disabili-

ty who needs any accommodation in or-

der to participate in a court proceeding

or event, you are entitled, at no cost to

you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service. Dated this 15 day of May, 2023.

Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, Attorney for Plaintiff 6409 Congress Ave.,

Suite 100

Boca Raton, FL 33487

Telephone: 561-241-6901

Facsimile: 561-997-6909

16-206632 - MiM

May 18, 25, 2023

By: $\S \$ Danielle Salem

Danielle Salem, Esquire

Service Email: flmail@raslg.com 23-01802W

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

Case No: 2021-CA-007452-O

WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F. Plaintiff vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MARK STERNS A/K/A MARK E. STERNS, DECEASED; et

al., Defendants. NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Fore-closure dated April 20, 2023, and entered in Case No. 2021-CA-007452-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORT-GAGE LOAN TRUST F, is the Plaintiff and THE UNKNOWN HEIRS, DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIM-ING BY, THROUGH, UNDER OR

SECOND INSERTION

AGAINST MARK STERNS A/K/A ${\bf MARK\;E.\;STERNS,\;DECEASED;\;THE}$ UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST REBECCA P. STERNS, DECEASED; CASSANDRA STERNS; CHRISTO-PHER STERNS; AARON MOSES POWELL; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGN-EES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UN-DER OR AGAINST WENELL POW-ELL, DECEASED; SARAH WARD; KEVIN VANVOORST; CALVIN VANVOORST; MARY VANVOORST SENN; KENNETH POWELL; CHARLES POWELL; HOLLIS ED-WARD POWELL, JR.; APRIL WISE; KAREN BUSH A/K/A KAREN POW-ELL; KIMBERLY SHAFFER, are Defendant(s), Tiffany Moore Russell, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com on June 20, 2023 at 11:00 a.m. on the following described property set forth in said Final Judgment,

BEGIN AT THE NORTHWEST CORNER OF THE NE 1/4 OF THE NE 1/4 OF THE NE 1/4 OF SECTION 7, TOWNSHIP 22 SOUTH, RANGE 28 EAST,

OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, THENCE RUN WEST 210 FEET, THENCE SOUTH 210 FEET THENCE EAST 210 FEET, THENCE NORTH 210 FEET, TO THE POINT OF BE-GINNING, LESS THAN PART OF THE NORTH SIDE IN THE ROAD RIGHT OF WAY. Property Address: 2350 FULL-ERS CROSS RD, OCOEE, FL 34761

Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, 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.

DATED May 15, 2023 /s/ Alexandra Kalman Alexandra Kalman, Esq.

Florida Bar No. 109137 Lender Legal PLLC 2807 Edgewater Drive Orlando, FL 32804 Tel: (407) 730-4644 Attorney for Plaintiff Service Emails:

akalman@lenderlegal.com EService@LenderLegal.com 23-01800W May 18, 25, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001007

Division 2 IN RE: ESTATE OF MAXINE WARNER CALHOUN

Deceased. The administration of the estate of Maxine Warner Calhoun, deceased, whose date of death was November 4, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is P.O. Box 4994, Orlando, Florida 32802. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 18, 2023.

Personal Representative: Walter E. Lewis, III

4 Mink Ct. Midland, GA 31820 Attorney: R. Nadine David, Esq., FBN: 89004. Florida Probate Law Group PO Box 141135, Gainesville, FL 32614 Phone: (352) 354-2654 ndavid@florida probate law group.comwww.floridaprobatelawgroup.com 23-01776W May 18, 25, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE NINTH CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA, PROBATE DIVISION 01 CASE NO. 2023 CP 001496 O

IN RE: ESTATE OF JOYCE K. SPENCER..

Deceased. The administration of the estate of JOYCE K. SPENCER, Deceased, File No. 2023 CP 001496 O, whose date of death was January 11, 2023, is pending in the Ninth Circuit Court in and for Orange County, Florida, Probate Division 01, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE, ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733,702 WILL BE FOREV-ER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this Notice is: May 18, 2023.

Personal Representative: Jeffrey A. Klenk 15510 Montesino Dr.

Orlando, FL 32828 Attorney for Personal Representative: Jason Daniel Quick, Esquire JASON QUICK LAW, PLLC Florida Bar No. 99951 871 Venetia Bay Blvd., Ste. 201 Venice, FL 34285 Telephone: 941-541-1987

E-Mail: jason@jasonquicklaw.com 23-01778W May 18, 25, 2023

THIRD INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE FIRST JUDICIAL CIRCUIT, IN AND FOR OKALOOSA COUNTY, FLORIDA

Case No.: 2023 - DR - 000354 **Division: Domestic Relations** In the Marriage of:

Petitioner, SUSANA DELCARMEN ROBERTS,

Respondent. To: SUSANA DELCARMEN

ROBERTS

SCOTT CHARLES ROBERTS

YOU ARE NOTIFIED that an action for Petition for Dissolution of Marriage has been filed. You are required to serve a copy of your written answer, if any, to this action on Aaron B. Wentz, P.A.,

Petitioner's attorney, whose address is 814A Shadow Lane, Fort Walton Beach, Florida 32547, on or before June 26, 2023, and file the original with the clerk of this court at Okaloosa County Courthouse Annex, 1940 Lewis Turner Boulevard, Florida 32547, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Petition.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, includ-

ing dismissal or striking of pleadings. DATED this 3rd day of May 2023. TIFFANY MOORE RUSSELL

CLERK OF THE CIRCUIT COURT May 11, 18, 25; June 1, 2023

23-01693W

THIRD INSERTION

NOTICE OF ACTION BEFORE THE DIVISION WAGERING

IN RE: Violation of Section 550.0251(6)and 551.112, Florida Statutes ISRAEL DAVILA-ROGUE 2913 South Semoran, Blvd. Apt. 214

Orlando, Florida 32822 CASE NO.: 2023-005136 LICENSE NO.: N/A

The Florida Gaming Control Commission has filed an Administrative Complaint against you, a copy of which may be obtained by contacting Ebonie Lanier, Administrative Assistant III, Office of the General Counsel, Florida Gaming Control Commission, 2601 Blair Stone Road, Tallahassee, FL

32399, (850) 717-1663.

If no contact has been made by you 9, 2023, the matter of the Administrative Complaint will be presented to the Florida Gaming Control Commission at the next public meeting for final agency

In accordance with the Americans with Disabilities Act, persons needing special accommodation to participate in this proceeding should contact the individual or agency sending notice no later than seven days prior to the proceeding at the address given on notice. Telephone: (850) 257- 6097; 1-800-955-8771 (TDD) or 1-800-955-8770 (v), via Florida Relay Service. May 11, 18, 25; June 1, 2023

23-01742W

Email your Legal Notice

legal@businessobserverfl.com Deadline Wednesday at noon • Friday Publication

SARASOTA • MANATEE HILLSBOROUGH • PASCO PINELLAS • POLK • LEE COLLIER • CHARLOTTE



SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 6/2/2023at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1999 BROO HS 2G610484LA & 2G610484LB. Last Tenants: STEVEN GERARD PAPKE and all unknown parties beneficiaries heirs. Sale to be at SUN COMMUNI-TIES ORPERATING LIMITED PART-NERSHIP, DEERWOOD I PARK LLC AND DEERWOOD II PARK LLC, 1575 PEL STREET, ORLANDO, FL 32828. 813-241-8269. May 18, 25, 2023 23-01779W

HOW TO PUBLISH YOUR

IN THE BUSINESS OBSERVER

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 6/2/2023at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1982 EAST HS S56S142FK2171GA. Last Tenants: MA-RIO JOAN HIDALGO VARGAS AKA MARIO J HIDALGO AND YDIELSOY RAMOS ROMERO and all unknown parties beneficiaries heirs. Sale to be at GV MHC, LLC DBA THE GROVES MOBILE HOME COMMUNITY, 6775 STARDUST LANE, ORLANDO, FL 32818. 813-241-8269. May 18, 25, 2023

23-01799W

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 06/02/2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2014 FLEET mobile home bearing vehicle identification numbers FLE260GA1361061A and FLE260GA1361061B and all personal items located inside the mobile home. Last Tenant: Cheryl Lynn Puckett. Sale to be held at: Lakeshore Landings, 2000 33rd Street, Orlando, Florida 32839, 407-843-6827. $May\,18,\,25,\,2023$ 23-01798W

CALL 941-906-9386

and select the appropriate County name from the menu option

or e-mail legal@businessobserverfl.com

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

PROBATE DIVISION FILE NO.: 2023-CP-001453-O DIVISION: 1 IN RE: ESTATE OF FELIX RAFAEL RIVERA FUENTES,

Deceased. The administration of the Estate of Felix Rafael Rivera Fuentes, deceased, whose date of death was October 20, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 355, Orlando, FL 32801. 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 WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this Notice is May 18, 2023.

Personal Representative: Jose Roberto Rivera Diaz Post Office Box 3300

Tampa, Florida 33601 Attorney for Personal Representative: Linda Muralt, Esquire Florida Bar No.: 0031129 Bennett Jacobs & Adams, P.A Post Office Box 3300 Tampa, Florida 33601 Telephone: (813) 272-1400 Facsimile: (866) 844-4703 E-mail: LMuralt@bja-law.com May 18, 25, 2023

THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED NOTICE IS HEREBY GIVEN that GQ HOLDINGS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2016-22603

YEAR OF ISSUANCE: 2016

DESCRIPTION OF PROPERTY: ROCKET CITY UNIT 3A Z/102 A/K/A CAPE ORLANDO ESTATES UNIT 3A $1855/292\ \mathrm{THE}\to 75\ \mathrm{FT}$ OF W $225\ \mathrm{FT}$ OF TR 122

PARCEL ID # 24-23-32-9628-01-222

Name in which assessed: CHARLES VITO , JEANETTE VITO

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 22, 2023.

Dated: May 04, 2023 Phil Diamond County Comptroller Orange County, Florida By: M Sosa Deputy Comptroller May 11, 18, 25; June 1, 2023 23-01702W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-1424 IN RE: ESTATE OF ELIA ANA ARIAS,

Deceased.The administration of the estate of ELIA ANA ARIAS, deceased, whose date of death was October 9, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Avenue, Orlando, FL 32801. 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 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: May 18, 2023.

CARLOS ARIAS Personal Representative 1518 Avleigh Circle

Orlando, FL 32824 Robert D. Hines, Esq. Attorney for Personal Representatives Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: hballinger@hnh-law.com May 18, 25, 2023 23-01777W

FOURTH INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY FLORIDA

CASE NUMBER:

2023-CC-004622-01 ASMA & ASMA, P.A. Plaintiff, vs. MATTHEW KENT, ALYSSA KENT, and DEVON HAMILTON, SR. Defendants

TO: DEVON HAMILTON, SR. YOU ARE NOTIFIED that an action to disburse an escrow deposit on a purchase and sale agreement for real property in Orange County, Florida held in the Court Registry has been filed against you and you are required to serve a copy of your written defenses, if any, to it on C. NICK ASMA, ESQUIRE, ASMA & ASMA, PA, Plaintiff's attorney, whose address is 884 South Dillard Street, Winter Garden, Florida 34787 on or before 30 days from first publication and file the original with the Clerk of this Court 425 N. Orange Ave, Orlando, Florida 32801either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered

the Complaint.s DATED ON 4/27/23. Tiffany Moore Russell As Clerk of the Court BY: /s/ yamina azizi As Deputy Clerk

Civil Division

Room 350

23-01606W

against you for the relief demanded in

425 N. Orange Avenue Orlando, Florida 32801 May 4, 11, 18, 25, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File Number: 2023-CP-001612-O Division: 09 IN RE ESTATE OF

Deceased. The administration of the estate of Willie Lee Hill deceased, whose date of death was November 21, 2022, is pending in the circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attor-

WILLIE LEE HILL

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

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

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

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

The date of first publication of this notice is May 18, 2023.

Personal Representative: Talanda Swift 7201 Woodhill Park Drive #117 Orlando, Florida 32818

Attorney for Personal Representative: RODOLFO SUAREZ. 1 Attorney Florida Bar Number: 013201 9100 South Dadeland Blvd, Suite 1620 Miami, Florida 33156 Telephone: 305-448-4244 E-Mail: rudy@suarezlawyers.com Secondary E-Mail: eca@suarezlawyers.com 23-01809W May 18, 25, 2023

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY. FLORIDA.

SECOND INSERTION

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 6/6/2023

at 10:30 am, the following vehicle will be sold for towing & storage charges

2004 LEXS #2T2GA31UX4C011254

2004 LEXS #JTJBT20X240033643

2011 TOYT #4T1BF3EK0BU689063

2018 LEXS #JTJBM7FXXJ5199215

2020 RAM #1C6SRFHT5LN399941

2006 CADI #1G6KD57956U125112 2017 KIA #3KPFK4A7XHE115165

2016 FORD #1FA6P0HD7G5129398

2017 KIA #3KPFK4A7XHE115165 2012 TOYOTA MOTOR CO #5TDKK-

3DC4CS242865

May 18, 25, 2023

B8E7472839

2015 DODG #1C3CDFAAXFD116940

2014 CHEVROLET #1G1PD5S-

2007 HOND #1HFSC18047A103152

Sale will be held at ABLE TOWING

AND ROADSIDE LLC, 250 THORPE

ROAD, ORLANDO, FL 32824. 407-

866-3464. Lienor reserves the right to

23-01780W

2018 MASE #ZN661XUA8JX298453

pursuant to F.S. 713.78:

CASE No. 2022-CA-001380-O TIAA, FSB D/B/A/ EVERBANK, PLAINTIFF, VS. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF PHYLISTEEN FRANKLIN A/K/A PHYLIS R. FRANKLIN A/K/A PHYLISTEEN R. FRANKLIN A/K/A PHYLISTEEN

EVANS (DECEASED), ET AL. DEFENDANT(S).
NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated March 8, 2023 in the above action, the Orange County Clerk of Court will sell to the highest bidder for cash at Orange, Florida, on June 6, 2023, at 11:00 AM, at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes for the following described

property: LOT 5, OF BEL-AIRE WOODS SEVENTH ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, AT PAGE(S) 129, OF THE PUBLIC RE-CORDS OF ORANGE COUN-

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

as provided herein. 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 ADA Coordinator Orange County, Human Resources at 407-836-2303, fax 407-836-2204 or at ctadmd2@ ocnjcc.org, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL 32810 at least 7 days before your scheduled court appearance, or immediately upon receiving this notifiappearance is less than 7 days; if you are hearing or voice impaired, call 711.

By: Timothy J. Landers

Tromberg Law Group, P.A. Attorney for Plaintiff 1515 South Federal Highway, Suite 100 Boca Raton, FL 33432 Telephone #: 561-338-4101 Fax #: 561-338-4077 Email:

eservice@tromberglawgroup.com Our Case #: 21-000500-FHA-REV-F May 18, 25, 2023

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED NOTICE IS HEREBY GIVEN that DENNIS RYAN the holder of the fol-

lowing certificate has filed said cer-

tificate for a TAX DEED to be issued

thereon. The Certificate number and

year of issuance, the description of the

property, and the names in which it was

CERTIFICATE NUMBER: 2020-6965

WILLIS R MUNGERS LAND SUB

PARCEL ID # 25-24-28-5844-00-031

Name in which assessed: YING LUH

ALL of said property being in the County of Orange, State of Florida. Unless

such certificate shall be redeemed ac-

ssed are as follows:

YEAR OF ISSUANCE: 2020

E/23 THE SW1/4 OF LOT 3

YAO REVOCABLE TRUST

DESCRIPTION OF PROPERTY:

FOURTH INSERTION

NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that DENNIS RYAN the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2020-6921

YEAR OF ISSUANCE: 2020

DESCRIPTION OF PROPERTY: WILLIS R MUNGERS LAND SUB E/22 THE SE1/4 OF TR 1

PARCEL ID # 24-24-28-5844-00-013

Name in which assessed: SHARON E CASSATT

ALL of said property being in the County of Orange, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder online at www.orange. realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 15, 2023.

23-01602W

Dated: Apr 27, 2023 Phil Diamond County Comptroller Orange County, Florida By: DeMarco Johnson Deputy Comptroller May 4, 11, 18, 25, 2023

cording to law, the property described in such certificate will be sold to the highest bidder online at www.orange.

realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Jun 15, 2023. Dated: Apr 27, 2023 Phil Diamond County Comptroller

Orange County, Florida By: DeMarco Johnson Deputy Comptroller May 4, 11, 18, 25, 2023

23-01603W

COURTHOUS =WEBSITES



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leeclerk.org collierclerk.com hillsclerk.com

pascoclerk.com

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



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



Why try to fix something that isn't broken?

2 OUT OF 3

U.S. adults read a newspaper in print or online during the week.

?



D'an

Keep Public Notices in Newspapers.

AESS ON

Public notices don't affect me. Right?

The property next to the lot you just bought was rezoned as land fill. Maybe you should have read the public notice in your local paper.

BE INFORMED

READ PUBLIC NOTICES IN THIS NEWSPAPER OR ONLINE.

