# **Public Notices**

PAGE 17 \*\*Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com\*\*

MAY 26 - JUNE 1, 2023

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Business Jbserver

## HILLSBOROUGH COUNTY LEGAL NOTICES

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of NOBLE LEAF TEA : Located at 13702 Westshire Dr : Hillsborough County in the City of Tampa : Florida, 33618-2530 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida

Dated at Tampa Florida, this May day OF 17, 2023

NOBLE LEAF	IEA, LLC.	
May 26, 2023		23-01542H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of YES CAR SALE : Located at 7114 Hollowell Dr : Hillsborough County in the City of Tampa : Florida, 33634-1091 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa Florida, this May day of 17, 2023 LORENTE JOEL A

May 26, 2023 23-01543H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of BLACK CAT RESTORATION : Located at 1804 Lakeview Dr : Hillsborough County in the City of Brandon : Florida, 33511-6224 intends to register the said name with the Division of Corporations of the Florida Department of State, Tal-Florida

lanassee, 1 loi laa.
Dated at Brandon Florida, this May day
of 17, 2023
KEMP DIANE H

May 26, 2023	23-01544H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of BRANCHES PROPERTY MAINTENANCE : Located at 9705 Sage Creek Dr : Hillsborough County in the City of Ruskin : Florida, 33573-6684 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Ruskin Florida, this May day of 17, 2023 MY BRANCHES LLC

May 26, 2023 23-01545H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA

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 HUBERT ALLEN HOLDINGS located at P.O. BOX 1116 in the City of LITHIA. Hillsborough County, FL 33527 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. BJR LAND, INC. JOEY L ALLEN May 26, 2023 23-01548H

FICTITIOUS NAME NOTICE ..... **l**.

Notice is hereby given that IN	INO-
VATION SENIOR LIVING,	LLC,
OWNER, desiring to engage in	busi-
ness under the fictitious name of	THE
CLUB AT BRANDON located at	941
W MORSE BLVD, WINTER PA	ARK,
FLORIDA 32789 intends to res	gister
the said name in HILLSBORO	UGH
county with the Division of Corp	pora-
tions, Florida Department of State,	pur-
suant to section 865.09 of the Flo	orida
Statutes.	
May 26, 2023 23-015	49H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA

STATUTES NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of PALMS AT ASHLEY OAKS located at 11100 SANTA MONICA BLVD. STE 240, in the County of LOS ANGELES in the City of LOS ANGELES. CA 90025 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida

Dated at HILLSBOROU	GH, Florida,
this 18TH day of MAY, 20	23.
MIRAMAR - EAST 131S	Γ AVENUE 1,
LLC	
May 26, 2023	23-01564H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of THE PALMS AT ASHLEY OAKS located at 11100 SANTA MONICA BLVD. STE 240, in the County of LOS ANGE-LES in the City of LOS ANGELES, CA 90025 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at HILLSBOROUGH, Florida,

this 18TH day of MAY, 2023. MIRAMAR - EAST 131ST AVENUE 1, LLC May 26, 2023 23-01565H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Divinity Health Solutions Insurance Agency located at 14009 Citrus Crest Cir, in the County of Hillsborough, in the City of Tampa, Florida 33625 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa, Florida, this 18th day of May, 2023. DIVINITY HEALTH SOLUTIONS

LLC May 26, 2023 23-01568H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA

STATUTES NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of LIV Pools located at 100 S Ashley Dr, Suite 600, in the County of Hillsborough, in the City of Tampa, Florida 33602 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa, Florida, this 19th day

of May, 2023. YR DEVELOPMENT GROUP, LLC

May 26, 2023 23-01569H

#### FIRST INSERTION

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on June 13 2023 at 11:00am online at: www.storagetreasures.com for the safeguard self-storage facility located

SAFEGUARD SELF STORAGE 1115 E Hillsborough Ave Tampa, FL 33604 Tel: 813-708-7438 Unit #A1216 SHANIKA LATRICIA ROBINSON FUR-

NITURE, BOXES, BAGS Unit #A1303 JASHALA JANEIGH COFFEE Household

Goods, Furniture, Appliances Purchases must be paid at the facil-ity with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and veri-fied by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. May 26; June 2, 2023 23-01581H

#### 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 BlackBag Golf located at 3702 W Spruce St #1589 in the City of Tampa, Hillsborough County, FL 33607 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida Dated this 20th day of May, 2023. Colby Enlow May 26, 2023

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on June 13 2023 at 10:00am online at: www.storagetreasures.com for the safeguard self-storage facility located

FIRST INSERTION

#### SAFEGUARD SELF STORAGE 1615 S. Kingsway Rd. Seffner FL 33584

Tel: 813-736-1720 Unit #1002 A PERSONAL TOUCH DELIVERY SERVISES LLC boxes, tools, furniture Unit #1303 KRISTEN DEANNA

HIRSCH furniture, appliances, tools Unit #1605 MICHAEL JAMES

MURRAY make up, boxes, tables, shipping supplies- customer is a makeup maker. Unit #1606 JOHNATHON XAVIER SCOTT FURNITURE, BOXES, APPLIANCES, RAN-DOM HOUSEHOLD STUFF Unit #2116 MICHAEL JOE BECK WHEELCHAIR, CLOTHING, WASHER AND DRYER Unit #2714 TRACI LYNN OTIS

BOXES, TOTES, TOOLS, SUIT-CASES Unit #3507 KAYLA MAE

FORBES furniture, boxes, clothes, holiday items Unit #3518 MISCHA LANITA CHILDS FURNITURE, BOX-ES, HOUSEHOLD GOODS AND APPLIANCES

Unit #3802 JAMIE SARAH BURGOS bags, boxes, clothing Purchases must be paid at the facility with Credit Card or Cash. All Pur-

chases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to

refuse any online bids. May 26; June 2, 2023 23-01582H

#### 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 Dare to Dream located at 2703 Pemberton Creek Dr in the City of Seffner. Hillsborough County, FL 33584 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 22nd day of May, 2023. Planet Pedalers, LLC Virginia Pasek May 26, 2023 23-01585H

FICTITIOUS NAME NOTICE Notice is hereby given that LEE FAMILY PRINTING LLC, OWNER, desiring to engage in business under the fictitious name of BIG FROG BRANDON located at 935 E OF BRANDON BLVD, BRANDON, FLORIDA 33511 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

#### INVITATION TO BID

The TAMPA SPORTS AUTHORITY, located at 4201 N. Dale Mabry Highway, Tampa, Florida 33607, hereby issues Public Notice of its intention to receive bids for a landscaping project at the Hillsborough County Tournament SportsPlex.

> BID #22-08 Landscaping Project Hillsborough County Tournament SportsPlex <u>BID DUE DATE:</u> Wednesday, June 28, 2023 Not Later Than 10am

Bid packages will be available for distribution on Friday, May 26, 2023 after 10am. Documents are also available for download on our website https://www. tampasportsauthority.com/procurement-services or via DemandStar https://www. demandstar.com. Further details can be obtained by calling (813) 350-6511.

The TAMPA SPORTS AUTHORITY reserves the right to reject any and all bids, to waive irregularities, if any, and accept the bid, which in the judgment of the Au-thority, is determined to be in its best interest.

Dated at Tampa, Florida this 22nd Day of May 2023.

/ss/ Deltecia Jones Procurement Manager TAMPA SPORTS AUTHORITY

May 26, 2023

#### FICTITIOUS NAME NOTICE

Notice is hereby given that SPORTSMAN'S WAREHOUSE, SPORTSMAN'S WAREHOUSE, INC., OWNER, desiring to engage in business under the fictitious name of SPORTSMAN'S WAREHOUSE #282 located at 18071 HIGHWOODS PRESERVE PARKWAY, TAMPA, FLORIDA 33647 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 26, 2023 23-01591H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Oldshire Cottage located at 10219 Quails Landing Ave, in the County of Hillsborough, in the City of Tampa, Florida 33647 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa, Florida, this 22nd day of May, 2023. Find It Direct LLC May 26, 2023 23-01592H

FIRST INSERTION

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

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

Sale date June 9, 2023 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309 37865 2013 Cadillac VIN#:

1G6AA5RA8D0164101 Lienor: Ed Morse Cadillac 11020 Causeway Blvd Brandon 813-661-0887 Lien Amt \$4481.04

Auctioneers FLAB422 Licensed

23-01593H

NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

23-01583H

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of THE ARCHER GROUP located at 701 GRAND CT in the City of TEMPLE TERRACE, Hillsborough County, FL 33617 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. LAUREN MARIE CAMPBELL LLC LAUREN M. CAMPBELL

May 26, 2023 23-01605H

#### FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 06/09/2023, at 10:30 a.m., the follow $ing \, property \, will \, be \, sold \, at \, public \, auction$ pursuant to F.S. 715.109: A 1998 THEF mobile home bearing vehicle identification numbers PH2610GA3914A and PH2610GA3914B and all personal items located inside the mobile home. Last Tenant: Sarah Ireland. Sale to be held at: Terrace Crossings, 9901 East Fowler Avenue, Thonotosassa, Florida 33592, (813) 980-6007. May 26; June 2, 2023 23-01617H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Madolo Home Safety Solutions located at 11424 Chilly Water Court, in the County of Hillsborough, in the City of Riverview, Florida 33569 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Riverview, Florida, this 23rd day of May, 2023. KFJ INVESTMENTS, LLC

May 26, 2023 23-01608H

#### STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of DSD CREATIONS : Located at 3702 Magnolia Green Street : Hillsborough County in the City of Plant City : Florida, 33567-2113 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Plant City Florida, this May day of 17, 2023 SANTIAGO-DELABASTIDEDIANNA May 26, 2023 23-01546H

#### NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of LAUREL CHASE APARTMENTS located at 11100 SANTA MONICA BLVD. STE 240, in the County of LOS ANGELES in the City of LOS ANGE-LES, CA 90025 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at HILLSBOROUGH, Florida, this 18TH day of MAY, 2023. MIRAMAR - MARATHON KEY DRIVE 1, LLC May 26, 2023 23-01567H

STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of 22 NORTH APARTMENTS located at 11100 SANTA MONICA BLVD. STE 240, in the County of LOS ANGELES in the City of LOS ANGELES, CA 90025 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at HILLSBOROUGH, Florida, this 18TH day of MAY, 2023. MIRAMAR - CEDAR TRACE CIRCLE 1. LLC 23-01566HMay 26, 2023

#### NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Vreeland Real Estate located at 450 Knights Run Ave, Unit 1 in the City of Tampa, Hillsborough County, FL 33602 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 18th day of May, 2023. Vreeland Real Estate LLC 23-01547HMay 26, 2023

23-01584H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that BRAZILIAN BUILDERS LLC, OWNER, desiring to engage in business under the fictitious name of BUILDERS located at 105 RAVENWAY DR. SEFFNER. FLORIDA 33584 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 26, 2023 23-01588H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that LEG SERVICES BY MASTERCARS LLC, OWNER, desiring to engage in business under the fictitious name of LEGZ located at 9701 N NEWPORT AVE, TAMPA, FLORIDA 33612 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 26, 2023 23-01586H

May 26, 2023 23-01587H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that BALLARD ELLISON CAPITAL LLC, OWNER, desiring to engage in business under the fictitious name of PLEASE ENJOY MY ART located at 3918 W. OBISPO STREET, TAMPA, FLORIDA 33629 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 26, 2023 23-01589H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that TINA MICHELLE CARTER, OWNER, desiring to engage in business under the fictitious name of CARTERS LAWN SERVICE located at 6427 BLACK DAIRY RD 3, SEFFNER, FLORIDA 33584 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 26, 2023 23-01590H FLAU 765 & 1911 May 26, 2023

FICTITIOUS NAME NOTICE

Notice is hereby given that MELISSA COLEMAN, OWNER, desiring to engage in business under the fictitious name of PARADISE GOLDEN RETRIEVERS located at 1602 BERRY FARM RD, LITHIA, FLORIDA 33547 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 23-01603H May 26, 2023

NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Sign Away located at 11902 Nicklaus Circle in the City of Tampa, Hillsborough County, FL 33624 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. Jennifer McCarley May 26, 2023 23-01604H

#### 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 Air By Charles, located at 14546 Fall Circle, in the City of Tampa, County of Hills-borough, State of FL, 33613, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 24 of May, 2023. Charles Washington 14546 Fall Circle

Tampa, FL 33613 May 26, 2023



23-01620H



Friday Publication



NOTICE OF PUBLIC SALE The following vehicles will be sold on indicated dates at public auction pursuant to 713.585 F.S. Labor & Storage at 10:00 AM.

As is. Where is. Title is not guaranteed. GUILLERMO HERRERA LIC #: AU0001502

SALE DATE: JUNE 15.2023 CASE: 41660 2013 FORD VIN: 1FTFW1CT9DKD94810 Auction located at: TECHNOCAR SERVICES LLC 9248 LAZY LN.TAMPA, FL 33614 Ph:813-644-1737 Total Lien \$ 8149.18 SALE DATE:JUNE 22,2023 CASE: 41702 2000 FRHT VIN: 1FUPDSZB0YLF59783 Total Lien \$ 14414.76 CASE: 41703 2007 INTL VIN: 1HTMMAAL27H486443 Total Lien \$ 15487.09 CASE: 41705 2007 INTL VIN: 1HTMMAAM97H524985 Total Lien \$ 15494.09 Cases 41702, 41703, &41705 Auction located at: NO WAY INC. 6000 HARTFORD ST TAMPA, FL 33619.Ph:786-427-0689 Owner/Lienholder has a right to a hear-

ing prior to date of sale by filing with the clerk of the courts. Owner/Lienholder may recover vehicle

without instituting judicial proceedings by posting bond as per 559.917 F.S.Net proceeds in excess of lien amount will be deposited with clerk of courts pursuant to 713.585 F.S.All interested person(s) should contact Professional Lien & Title Service Corp.10544 NW 26th St #E102.Doral, FL 33172 Ph:305-592-6090. Lic #:AB000106. GUILLERMO HERRERA LIC #: AU0001502

May 26, 2023 23-01607H

## The meeting is open to the public and will be conducted in accordance with the

be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requir-

ing special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 742. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

any matter considered at the meeting, is advised that a record of the proceedings is needed and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based. District Manager

23-01606H

#### NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 06/15/2023 at 10:00 AM the following vehicles(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for

May 26, 2023

#### NOTICE OF PU WYNNMERE EAST COMMUNI

The Board of Supervisors of the Wynnmere East Community Development District ("Board") will hold its regular Board Meeting on Wednesday, June 7, 2023, at 7:00 p.m. at the Southshore Regional Library, 15816 Beth Shields Way, Ruskin, Florida 33573. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC, located at 3501 Quadrangle Blvd., Suite 270, Orlando 32817, (407) 723-5900, during normal business hours, or from the District's website <u>http://wynnmereeastcdd.com/</u>. Pursuant to provisions of the Americans with Disabilities Act, any person requir-

ing special accommodations at the meetings should contact the District Office at (407) 723-5900 at least forty-eight hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Any person who decides to appeal any action taken at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. Jane Gaarlandt

District Manager May 26, 2023

the amount owed on o any recovery, towing, or charges and administra	storage services	unpaid pu Sec. 713.7 2309 N 5
pursuant to Florida stat	ute 713.78.	06/09/20
2G1WA5EK0A126224 JA3AY26A4WU0244	38 1998 MITS	3E
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May 26, 2023	23-01616H	Public No tional Aut at PUBLI
		liens the f
BLIC MEETING ITY DEVELOPMENT	DISTRICT	unpaid pu Sec. 713.7
		FOTO N II

#### MAGNOLIA PARK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Magnolia Park Community Development District (the "District") will be held on Tuesday, June 13, 2023, at 5:30 p.m. at HCC at the Regent - 6437 Watson Rd, Rm 103, Riverview, FL 33578. The purpose of the meeting is to conduct any and all business coming before the Board of Supervisors.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 742.

provisions of Florida law for community development districts. The meeting may

A person who decides to appeal any decision made at the meeting, with respect to

#### NOTICE OF PUBLIC SALE Public Notice is hereby given that Na-

tional Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges oursuant to Florida Statutes, 78 to the highest bidder at 55th St. Tampa, FL 33619 on 023 at 9:00 A.M.

> FAHPOHGXBR133163 2011 FORD FIESTA VPDH4AE7DH287213 3 HYUNDAI ELANTRA

otice is hereby given that Nato Service Centers Inc. will sell C AUCTION free of all prior follow vehicle(s) that remain d in storage with charges oursuant to Florida Statutes, 78 to the highest bidder at 5019 N Hale Ave. Tampa, FL 33614 on 06/09/2023 at 09:00 A.M.

> 2T3W1RFV9MW135025 2021 TOYOTA RAV4 3D7TT2CT4AG155384 2010 DODGE RAM 4T1BF1FK4GU246988 2016 TOYOTA CAMRY 5YFBU4EE5CP008761 2012 TOYOTA COROLLA JNKCV51F14M704980 2004 INFINITI G35

Terms of the sale are CASH. NO RE-FUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any and/or all bids. IONAL AUTO SERVICE CEN

NATIONAL AUTO	SERVICE CEN-	
TERS		
May 26, 2023	23-01609H	

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001359 **Division B** 

IN RE: ESTATE OF JOHN ALEXANDER MCFARLANE, JR. Deceased.

The administration of the estate of John Alexander McFarlane, Jr., deceased, whose date of death was October 12. 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 26, 2023. Personal Representative: Jennifer Ruiz 16402 Swan View Cir. Odessa, Florida 33556 Attorney for Personal Representative: John A. Williams, Esq. Florida Bar No. 0486728 The Law Offices of John A. Williams, PLLC 7408 Van Dyke Road Odessa, Florida 33556 (813) 402-0442 - Office (813) 210-8514 - Fax E-Mail: jaw@johnawilliamslaw.com Secondary E-Mail: service@johnawilliamslaw.com May 26; June 2, 2023 23-01550H

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-004017 **Division PROBATE** IN RE: ESTATE OF MARGARITA LUGO Deceased.

The administration of the estate of MARGARITA LUGO deceased, whose date of death was August 22, 2022, is pending in the Circuit Court for HILL-SBOROUGH COUNTY, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602. 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 26, 2023. Personal Representative:

## /s/ William Lugo WILLIAM LUGO

Personal Representative

Attorney for Personal Representative: /s/ Mariel Lanza Attorney for Petitioner Florida Bar Number: 97992 1453 W. Busch Boulevard Tampa, FL 33612 Telephone: (813) 813-7180 Fax: (813) 933-8014 E-Mail: mxlanza4046@yahoo.com May 26; June 2, 2023 23-01551H

FIRST INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP- 000550 IN RE: ESTATE OF NEVIS H. BRADICICH

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of NEVIS H. BRADICICH, deceased, File Number 23-CP-000550, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602; that the decedent's date of death was December 5, 2022; that the total value of the estate is \$25,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name MARK A. BRADICICH, Trustee of the Revocable Trust Agreement of Nevis H. Bradicich, dated December 15, 2010, f/b/o John J. Bradicich, decedent's brother

708 Choo Choo Lane Robert Barry Grant

**MAY 26 – JUNE 1, 2023** 

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 292023CP001635 Division Probate IN RE: ESTATE OF JACQUELINE KYROS, Deceased.

The administration of the estate of JAC-QUELINE KYROS, deceased, whose date of death was February 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs Street, Tampa, Florida. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-

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

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

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

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

The date of first publication of this notice is: May 26, 2023. Signed on this 8th day of May, 2023.

ANGELA P. HOWETT Personal Representative

42 Woodland Dr., Apt. 204 Vero Beach, Florida 32962

Patricia A. Baldwin Attorney for Personal Representative Florida Bar No. 0072494 Patricia A. Baldwin, P.A., Attorney at Law 8000 S. Federal Highway, Suite 300 Port St. Lucie, FL 34952

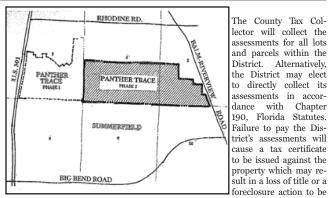
Telephone: 772-336-1661 Email: pabaldwin@pabaldwinlaw.com May 26; June 2, 2023 23-01552H

FIRST INSERTION NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-004554 Division B IN RE: ESTATE OF SHIRLEY A. GRANT Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Shirley A. Grant, deceased, File Number 22-CP-004554, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602; that the decedent's date of death was October 27, 2022; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS Jill Dion Morris Valrico, Florida 33594 14043 Lem n Vallev Pl



filed against the property. All affected property owners have the right to appear at the public hearing and to file written objections with the District within 20 days of publication of this notice The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone. The public may attend the meeting at the Clubhouse or by conference line. Please check the District's website at https:// www.panthertracecdd2.net/ prior to the public hearing/meeting date for the call in number in order to attend via the conference line. In accordance with the provisions of the Americans with Disabilities Act. any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. Kyle Darin District Manager 23-01610H May 26, 2023

Business

oserve

NOTICE OF PUBLIC HEARING AND BOARD OF SUPERVISORS MEETING OF

THE PANTHER TRACE II COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors (the "Board") of the Panther Trace II Community Development District (the "District") will hold a public hearing and a meeting on June 26, 2023, at 6:30 p.m. at the Panther Trace II Clubhouse, 11518 Newgate Crest Drive, Riverview, Florida 33569.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2023-2024 proposed budget and the proposed levy of its annually recurring non-ad valorem special assessments for operation and maintenance to fund the items described in the proposed budget (the "O&M Assessments").

At the conclusion of the public hearing, the Board will, by resolution, adopt a final budget, provide for the levy, collection, and enforcement of the O&M Assessments, and certify an assessment roll. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it.

A copy of the proposed budget, preliminary assessment roll, and the agenda may be viewed on the District's website at least 2 days before the meeting https://www. panthertracecdd2.net/, or may be obtained by contacting the District Manager's office via email at kdarin@vestapropertyservices.com or via phone at (321) 263-0132, extension 742.

The table below presents the proposed schedule of the O&M Assessments. Amounts are preliminary and subject to change at the meeting and in any future

## 23-01618H

Lot Type	Lot Count	ER U	O&M Assessment
Villas 33.5'	110	0.75	\$556.67
Single Family 40'	318	1.00	\$742.22
Single Family 50'	199	1.25	\$927.78
Single Family 60'	173	1.50	\$1,113.33
Single Family 70'	129	1.75	\$1,298.89
Single Family 85'	190	2.13	\$1,580.93

The O&M Assessments (in addition to debt assessments, if any) will appear on the November 2023 property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

Address 3440 Ranch Trails #1306

#### Cedar Park, TX 78613 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is May 26, 2023.

**Person Giving Notice:** MARK A. BRADICICH 3440 Ranch Trails #1306 Cedar Park, Texas 78613 Attorney for Person Giving Notice DAVID R. CORNISH, Attorney Florida Bar Number: 0225924 355 W. Venice Ave. VENICE, FL 34285 Telephone: (941) 483-4246 Fax: (941) 485-8163 E-Mail: davidr.cornish@verizon.net Secondary E-Mail: none

23-01554H

May 26; June 2, 2023

Tampa, Florida 33625 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is May 26, 2023.

**Person Giving Notice:** /s/ Robert Barry Grant Robert Barry Grant 14043 Lemon Valley Place Tampa, Florida 33625 Attorney for Person Giving Notice: /s/ Charles M. Tillman Jr. Charles M. Tillman, Jr., Esq. E-mail Addresses: ctillman@everist-tillman.com, email@everist-tillman.com Florida Bar No. 485837 Everist Tillman, PLLC 915 1st Avenue North Suite B St Petersburg, Florida 33705 May 26; June 2, 2023 23-01578H

## **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

or email legal@businessobserverfl.com

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY PROBATE DIVISION Case No. 23-CP-001754 IN RE: ESTATE OF ROBIN J. COHEN. Deceased.

The administration of the estate of ROBIN J. COHEN, deceased, whose date of death was January 27, 2023, is pending in the Circuit Court for HILL-SBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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 26, 2023. /s/ Randel Q. Cohen

(May 15, 2023 14:15 MDT) **RANDEL Q. COHEN** Personal Representative PO Box 2211 Eagle, Colorado 81631 /s/ Caitlin M. Powell

Caitlin M. Powell, Esq./FBN 118385 JOHNSON, POPE, BOKOR, RUPPEL & BURNS, LLP 311 Park Place Blvd., Ste. 300 Clearwater, Florida 33759 Telephone: (727) 461-1818 Primary E-mail: caitlinp@jpfirm.com Secondary E-mail: KARENL@JPFIRM.COM Secondary E-mail: LGerkenjpfirm.com Attorneys for Personal Representative May 26; June 2, 2023 23-01579H

#### FIRST INSERTION

NOTICE TO CREDITORS (Formal) IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-003626 Division A IN RE: ESTATE OF ERNESTO AUGUSTINE LINARES. A/K/A ERNIE A. LINARES. Deceased.

Administration of the Estate of ER-NESTO AUGUSTINE LINARES, a/k/a ERNIE A. LINARES deceased is pending in the above-referenced court, the address of which is the Hillsborough County Courthouse PO Box 3360. Tampa, FL 33601. The names and addresses of the personal representative(s) and their 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 LAT-ER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICA TION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE.

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001444 IN RE: ESTATE OF **BETTY L. HUGHES** Deceased.

The administration of the estate of BETTY L. HUGHES, deceased, whose date of death was April 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or de-mands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOR-EVER 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 26, 2023. Linda Morelock P.O. Box 5635 Kingsport, TN 37663 GUNSTER, YOAKLEY & STEWART,

P.A. DEBRA L. BOJE, Esq. Attorney for Linda Morelock Florida Bar No. 949604 Gunster, Yoakley & Stewart, P.A. 401 E. Jackson St., Ste. 1500 Tampa, FL 33602 Telephone: (813) 222-6614 Facsimile: (813) 314-6914 Attorney for Petitioner Primary E-Mail: dboje@gunster.com Secondary E-Mail: daho@gunster.com

May 26; June 2, 2023 23-01596H

Secondary E-Mail:

eservice@gunster.com

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001718 **Division B** IN RE: ESTATE OF JOHN KENNETH NILES a/k/a JOHN K. NILES,

Deceased. The administration of the estate of JOHN KENNETH NILES a/k/a JOHN K. NILES, deceased, whose date of death was April 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000519 **Division A Probate** IN RE: ESTATE OF CHRISTOPHER JONATHAN CRAMER, Deceased. The administration of the estate of CHRISTOPHER JONATHAN CRA-

MER, deceased, whose date of death was August 21, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa. FL 33612. 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 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 26, 2023. CRYSTAL EVANS

**Personal Representative** 17752 Swordfish Drive, Apt D

Lutz, FL 33558 Robert D. Hines, Esquire Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: hballinger@hnh-law.com May 26; June 2, 2023 23-01598H

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 22-CP-004117 DIVISION: B IN RE: ESTATE OF CHARLEY ALFRED REEVES, Deceased. The administration of the Estate of

Charley Alfred Reeves, deceased, whose date of death was August 14, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION A CASE NO. 23-CP-000025

IN RE ESTATE OF VARVARA KOLESNYCHENKO, Deceased. TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE ABOVE ESTATE:

The administration of the Estate of Varvara Kolesnychenko, deceased, whose date of death was July 20, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, Florida 33602. 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 THREE 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 persons having claims or demands against the decedent's estate must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE

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

NOTWITHSTANDING THE TIME 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 26, 2023. Personal Representative BRYAN BEELER 6005 100TH Way N. St. Petersburg, FL 33708 DIANA MANGSEN, ESQUIRE Attorney for Personal Representative Florida Bar No. 22444 1695 E. Bay Dr. Largo, FL 33771 Phone: (727) 888-6282 Fax: (208) 723-9717 Primary e-mail: diana@mangsenlaw.com 23-01571H May 26; June 2, 2023

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY PROBATE DIVISION CASE NO .: 23-CP-001634 DIVISION: A IN RE: ESTATE OF EZEKIEL BAIN. DECEASED. The administration of the estate

of EZEKIEL BAIN, deceased, File Number 23-CP-001634, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The name and address of the personal Representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001267

IN RE: ESTATE OF MARIE L. GAY Deceased.

The administration of the Estate of Marie L. Gay, deceased, whose date of death was November 7, 2022 is pending in the Circuit Court for Hillsborough County, Florida Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. 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 26, 2023.

Personal Representative: Christina M. Strell 1119 Lakemont Drive Valrico, Florida 33594 Attorney for Personal Representative: John M. Sakellarides Attorney for Personal Representative Florida Bar No. 935107 John M. Sakellarides, P.A. 29605 U.S. Hwy 19 North, Suite 110 Clearwater, FL 33761 Telephone: (727) 785-1228 E-mail: john@herdsaklaw.com May 26; June 2, 2023 23-01599H

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION CASE NO. 23-CP-001322 IN RE: THE ESTATE OF CELSO R. DELGADO DIAZ, A/K/A CELSO REYNOL DELGADO, Deceased.

The administration of the Estate of Celso R. Delgado Diaz a/k/a Celso Reynol Delgado, deceased, whose date of death was June 7, 2022, File Number 23-CP-001322, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; the address of which is Clerk of the Circuit Court, Hillsborough County, Probate Division, 800 Twiggs Street, Tampa, FL 33602. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 23CP-1667 IN RE: ESTATE OF LACI MAE GILILEO, Deceased

SSN: XXX-XX-5072 The administration of the estate of LACI MAE GILILEO, deceased, whose date of death was November 1, 2022, and whose Social Security Number is XXX-XX-5072, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is: P.O. Box 3360, Tampa, Florida 33601. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this notice is the 26th day of May, 2023. Signed on this 23rd day of May, 2023

Personal Representative: David R. Stirewalt 3042 Colonial Ridge Dr. Brandon, FL 33511 Attorney for Personal Representative: Michael A. Johnson Florida Bar #: 0474258 P.O. Box 1397 Lakeland, FL 33802-1397 Telephone: (863) 688-0741 Fax#: (863) 688-0472 Primary email: majlaw@tampabay.rr.com 23-01600H May 26; June 2, 2023

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001254 Div: U IN RE: ESTATE OF BETTIE MARIE HAYES,

FIRST INSERTION

Deceased. The administration of the estate of BETTIE MARIE HAYES, Deceased, whose date of death was January 28, 2023, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E Twiggs St. Tampa, Fl. 33602. 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

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

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

Publication of this Notice has begun on May 26, 2023.

Personal Representative: CHASE LINCOLN 529 WOODLAND TERRACE BLVD. ORLANDO, FL 32828 s/ Don Harvey Don Harvey Fla. Bar No. 8702 Harvey Law, LLC 4250 Alafaya Tr., Ste. 212-368 Oviedo, FL 32765 TEL: 407.657.1718 Email: don@harveylaw.com Attorney for Personal Representative May 26; June 2, 2023 23-01597H

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

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

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: May 26, 2023. JOANN NILES Personal Representative 8757 Huntfield St. Tampa, FL 33635 ROBERT D. HINES Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 315 S. Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com May 26; June 2, 2023 23-01580H 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 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 26, 2023.

**Personal Representative: Terance Lee Reeves** 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 26; June 2, 2023 23-01553H

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of first publication of this notice is May 26, 2023.

RASHONDRA J. LEVARITY DATE 5/17/2023 415 Sable Pointe Avenue Seffner, Florida 33584 FEHINTOLA OGUNTEBI DATE 5/17/2023 1904 West Cass Street Tampa, Florida 33606 (813) 254-8717 kemi@oguntebilaw.com FBN: 049042 Attorney for Personal Representative May 26; June 2, 2023 23-01572H TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT 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 26, 2023.

Personal Representative DAISY HORTA DELGADO, AKA DAISY HORTA Personal Representative PO Box 5305 West New York, NJ 07093 Attorney for Personal Representative Lyndy C. Jennings, Esq. Attorney for Personal Representative Florida Bar No. 908851 Law Offices of Lyndy C. Jennings, PA 330 Pauls Drive, Suite 212 Brandon, FL 33511 Telephone: (813) 315-8547 Email: ljennings@lyndylaw.com May 26; June 2, 2023 23-01611H 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 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 26, 2023.

#### MARY BRANNON, Personal Representative

Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 1613TH Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com May 26; June 2, 2023 23-01612H

FIRST INSERTION

the clerk of this court either before

service on Plaintiff's attorney or imme-

diately thereafter; otherwise a default

will be entered against you for the relief demanded in the complaint or petition.

who needs an accommodation in order to access court facilities or

participate in a court proceeding,

you are entitled, at no cost to you, to the provision of certain assistance.

To request such an accommodation,

please contact Court Administration at least 7 days before your scheduled

court appearance, or immediately upon

receiving a notification of a scheduled

court proceeding if the time before

the scheduled appearance is less than

7 days. Complete the Request for Accommodations Form and submit

to 800 E. Twiggs Street, Room 604,

Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing

Impaired Line 1-800-955-8771; Voice

Plaintiff's attorney 5300 West Atlantic Avenue, Suite 303

As Clerk of the Court

23-01558H

(SEAL) By: /s/ Mustafa Divan As Deputy Clerk

ImpairedLine1-800-955-8770.

Dated on May 12, 2023.

ALDRIDGE PITE, LLP

Delray Beach, FL 33484

May 26; June 2, 2023

1184-1758B

If you are a person with a disability

# $\mathcal{O}$ $\mathcal{O}$ $\cap$

MANATEE COUNTY manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com CHARLOTTE COUNTY

charlotteclerk.com

LEE COUNTY leeclerk.org

COLLIER COUNTY collierclerk.com

HILLSBOROUGH

COUNTY hillsclerk.com

PASCO COUNTY pascoclerk.com

PINELLAS COUNTY pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

**ORANGE COUNTY** myorangeclerk.com

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION FILE NO. 23-CP-001715 IN RE: ESTATE OF JASON TIMOTHY CHOLAKIS, Deceased.

The administration of the Estate of Jason Timothy Cholakis, deceased, whose date of death was April 22, 2023 is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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 26, 2023.

Personal Representative: Heather Cholakis

10541 Egret Haven Lane Riverview, FL 33578 Attorney for Personal Representative: Seth S. Diamond, Esquire Florida Bar Number: 0055714 Sloto & Diamond, PLLC 9100 S. Dadeland Boulevard, Suite 1607 Miami, Florida 33156 Telephone: (305) 379-1792 Fax: (305) 379-2328 E-Mail: eservice@slotolaw.com May 26; June 2, 2023 23-01622H

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000989 **Division Probate** IN RE: ESTATE OF

REINALDO VALDES.

Deceased.

The administration of the estate of Re-

inaldo Valdes, deceased, whose date of

death was February 4, 2023, is pending

in the Circuit Court for Hillsborough

County, Florida, Probate Division, the

address of which is 800 E Twiggs Street,

Tampa, Florida 33602. The names and

addresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

ney are set forth below.

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 23-CA-011550 NATIONS LENDING CORPORATION, AN OHIO CORPORATION, Plaintiff, VS. THE ESTATE OF CARL H. POOLE A/K/A CARL HENRY POOLE, DECEASED; et al., Defendant(s). TO: The Estate of Carl H. Poole a/k/a Carl Henry Poole, Deceased Last Known Residence: Unknown

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

THIRTEENTH JUDICIAL CIRCUIT

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

LOT 31. CHEVAL WEST, VIL-LAGE 9, ACCORDING TO MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 80, PAGE 73 OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA. 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 06/13/2023, and file the original with

#### FIRST INSERTION

NOTICE OF ACTION GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT. 210 N. University Drive, Suite 900, IN AND FOR HILLSBOROUGH Coral Springs, FL 33071 on or before COUNTY, FLORIDA 5/30/2023, a date at least thirty (30) CIVIL DIVISION E days after the first publication of this CASE NO.: 22-CA-004554 Notice in The Business Observer, 1970 FREEDOM MORTGAGE Main Street, 3rd Floor, Sarasota, FL CORPORATION PLAINTIFF, VS. 34236 and file the original with the Clerk of this Court either before service CHANDRA RAMKISSOON, ET AL., on Plaintiff's attorney or immediately DEFENDANT(S). thereafter; otherwise a default will be TO: Unknown Heirs, Beneficiaries. entered against you for the relief de-Devisees, Assignees, Lienors, Credimanded in the complaint tors, Trustees and All Others Who If you are a person with a disability May Claim an Interest in The Estate of who needs an accommodation in order Chandra Ramkissoon to access court facilities or participate Last Known Address: 7804 N Whittier in a court proceeding, you are entitled,

St, Tampa, FL 33617 Current Residence: UNKNOWN

TO: Daniel Robles

Last Known Address: 13 Grant Lane, Berlin, NJ 08009 Current Residence: UNKNOWN

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

LOT 47, HERCHEL HEIGHTS 3RD ADDITION, UNIT 3, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 40, PAGE 26, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER,

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH IUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 18-CA-007424 THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2004-KR1,

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CIVIL DIVISION

Case No.: 19-CA-000596 RKR FUNDING, LLC, a Florida limited liability company,

Plaintiff, vs. REGINALD CARNEGIE, an individual, JUANITRA T. BLANCO, an individual, THE STATE OF FLORIDA, and UNKNOWN TENANTS IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the "Final Judgment of Foreclosure," entered in the above-styled action on May 15, 2023, in the Thirteenth Judicial Circuit Court, in and for Hillsborough County, Florida, the Clerk of Hillsborough County, Florida will sell the real property situated in Hillsborough County, Florida, described below to the highest bidder, for cash, to be held online at www.hillsborough. realforeclose.com, in accordance with Chapter 45 Florida Statutes on June 15, 2023, at 10:00 a.m.:

Lots 11 and 12, Block 10, AL-TAMIRA HEIGHTS, according to the map or plat thereof as recorded in Plat Book 4, Page 90, Public Records of Hillsborough County, Florida; Less and Except that portion thereof conveyed to the City of Tampa by virtue of

Warranty Deed recorded in O.R. Book 2984, Page 1230, Public Records of Hillsborough 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 within 60 days after the sale.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. /s/ Frank A. Lafalce FRANK A. LAFALCE, ESQUIRE Florida Bar Number: 0980609 Anthony & Partners, LLC 100 S. Ashley Drive, Ste 1600 Tampa, Florida 33602 Telephone: 813/273-5616 Telecopier: 813/221-4113 Attorneys for the Lender

FIRST INSERTION

unclaimed.

May 26: June 2, 2023

and best bidder, for cash, on the

Hillsborough County auction website at

http://www.hillsborough.realforeclose.

the surplus from the sale, if any, other

than the property owner as of the date

of the lis pendens must file a claim

before the clerk reports the surplus as

If you are a person with a disability

who needs an accommodation in order

to access court facilities or participate in

a court proceeding, you are entitled, at

no cost to you, to the provision of cer-

tain assistance. To request such an ac-

commodation, please contact Court Ad-

ministration at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving a notification of

a scheduled court proceeding if the time

before the scheduled appearance is less

than 7 days. Complete the Request for

Accommodations Form and submit

to 800 E. Twiggs Street, Room 604,

Tampa, FL 33602. ADA Coordination

Help Line (813) 272-7040; Hearing

Impaired Line 1-800-955-8771; Voice

Dated this 24th day of May, 2023

Impaired Line 1-800-955-8770.

By: /s/ Jennifer M. Scott

Jennifer M. Scott

Kass Shuler, P.A.

Attorney for Plaintiff

1505 N. Florida Ave

Tampa, FL 33602-2613

078950/1670370/wll

May 26; June 2, 2023

ForeclosureService@kasslaw.com

Any persons claiming an interest in

com., on June 22, 2023 at 10:00 AM.

23-01559H

CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY

Case No. 29-2017-CA-000786 Division A

Section I FIFTH THIRD BANK

### Plaintiff, vs.

HERITAGE ISLES GOLF AND COUNTRY CLUB COMMUNITY ASSOCIATION, INC., SECRETARY OF HOUSING AND URBAN DEVELOPMENT, AND UNKNOWN TENANTS/OWNERS, Defendants.

Final Judgment of Foreclosure for Plaintiff entered in this cause on July 27, 2022, in the Circuit Court of Hillsborough County, Florida, Cindy Stuart, Clerk of the Circuit Court, will sell the property situated in Hillsborough County, Florida described as:

ISLES PHASE 1C, ACCORDING TO THE MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 86, PAGE 94, PUBLIC RE-CORDS OF HILLSBOROUGH

and commonly known as: 18111 EMERALD BAY ST, TAMPA, FL 33647; including the building, appurtenances, and fixtures located therein, at public sale, to the highest

> Property Address: 8606 Palm Lane, Tampa, FL 33637

Parcel Identification Number: T-24-28-19-1J9-000000-00116.0 (the "Property").

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

AMERICANS WITH DISABILITY ACT: If you are an individual with a disability who needs an accommodation in order to participate in a court proceeding or other court service, program, or activity, you are entitled, at no cost to you, to the provision of certain assistance. Requests for accommodations may be presented on this form, in another written format, or orally. Please complete the attached form and mail it to the Thirteenth Judicial Circuit, Attention: ADA Coordinator, 800 E. Twiggs Street, Room 604, Tampa, FL 33602 or e-mail it to ADA@fljud13. org as far in advance as possible, but preferably at least 7 days before your scheduled court appearance or other court activity. Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance in completing this form due to your disability, or to request this document in an alternate format, please contact the ADA Coordinator at (813) 272-7040 or 711 (Hearing or Voice Impaired Line) or ADA@fljud13.org.  $\mathrm{DATED}\ 5/23/2023$ PREMIER LAW PLLC 6706 N. Nebraska Ave. #8386 Tampa, Florida 33604 Phone: 954.866.5255 Email: Premierlaw.pllc@gmail.com /s/ Derek A. Carrillo, Esq. DEREK A. CARRILLO, ESQ. Florida Bar Number: 111919 Attorney for the Uncontested Parties May 26; June 2, 2023 23-01595H

Attorney for Plaintiff Coral Springs, FL 33071 May 26; June 2, 2023

at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs

Street, Room 604, Tampa, FL 33602. WITNESS my hand and the seal of this Court this 4/25 day of 2023.

CINDY STUART As Clerk of the Circuit Court (SEAL) By: Isha Tirado-Baker

As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC

210 N. University Drive, Suite 900 23-01574H

TION, INC. are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough. realforeclose.com on July 13, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 6, BLOCK 1, CITRUS WOOD, UNIT 1, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 87, PAGE 94, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE THIRTEENTH JUDICIAL

CIVIL DIVISION

RESIDENTIAL FORECLOSURE

HISHAM M. ABUARAM,

Notice is hereby given, pursuant to

LOT 5, BLOCK 24, HERITAGE COUNTY, FLORIDA.

## NOTICE OF JUDICIAL SALE PURSUANT TO SECTION 45.031, FLORIDA STATUTES

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO: 23-CA-012551

MEADOWOOD ASSOCIATION, LLC, Plaintiff(s), v.

TEMPLE TERRACE 33584 TRUST, **TAMPA PORTFOLIO 2021 TRUST** and FLORIDA ASSET 202012

FIRST INSERTION

23-01621H

clerk reports the surplus as unclaimed.

Q Done floridapublicnotices.com

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

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

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

NOTWITHSTANDING THE TIME 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 26, 2023.

#### Personal Representative: **Olivia Smith Valdes**

Attorney for Personal Representative: John R. Cappa II E-Mail Addresses: jrc@cappalaw.com holly@mckytonlaw.com Florida Bar No. 56227 John R. Cappa II 1229 Central Avenue St. Petersburg, FL 33705 Telephone: 727-894-3159 May 26; June 2, 2023 23-01623H

#### Plaintiff, VS. LORANZO FEDRICK A/K/A LORANZO A. FEDRICK A/K/A LORENZO FEDRICK A/K/A LORANO FEDRICK; UNKNOWN SPOUSE OF LORANZO FEDRICK A/K/A LORANZO A. FEDRICK A/K/A LORENZO FEDRICK A/K/A LORANO FEDRICK; HILLSBOROUGH COUNTY BOARD OF COMMISSIONERS; CITRUS WOOD HOMEOWNERS

ASSOCIATION, INC.; UNKNOWN **TENANT 1; UNKNOWN TENANT 2** 

**Defendant**(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on May 11, 2023 in Civil Case No. 18-CA-007424, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL AS-SOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2004-KR1 is the Plaintiff, and LO-RANZO FEDRICK A/K/A LORANZO A. FEDRICK A/K/A LORENZO FE-DRICK A/K/A LORANO FEDRICK; HILLSBOROUGH COUNTY BOARD OF COMMISSIONERS; CITRUS WOOD HOMEOWNERS ASSOCIA-

lis pendens must file a claim before the clerk reports the surplus as unclaimed. IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 12 day of May, 2023. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2023-05-12 09:50:34 Zachary Y. Ullman Esq FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1221-1239B May 26; June 2, 2023 23-01560H

#### TRUST, Defendant(s).

NOTICE IS HEREBY GIVEN that a sale will be made pursuant to the Final Judgment for Partition entered on or about May 19, 2023 in the above case

The Clerk of Court, Cindy Stuart, shall sell the property at a pub-lic sale online at www.hillsborough. realforeclose.com to the highest bidder or bidders for cash beginning at 10:00 a.m. on JUNE 22, 2023, in accordance with Section 45.031, Florida Statutes for the following described real propertv

UNIT #116 AT MEADOWOOD CONDOMINIUM VILLAGE THREE, A CONDOMINIUM ACCORDING TO THE DECLA-RATION OF CONDOMINIUM DATED THE 21ST DAY OF JUNE, 1974, RECORDED IN OFFICIAL RECORDS BOOK 2907, AT PAGE 213, RE-RE-CORDED JULY 12, 1974, IN OFFICIAL RECORDS BOOK 2918, AT PAGE 985, THEREAF-TER RE-RECORDED JULY 26, 1974, IN OFFICIAL RECORDS BOOK 2927, AT PAGE 573, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, PLAT THEREOF RECORDED IN CONDOMINI-UM BOOK 1, AT PAGES 52, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

or interest in and to the property de-

scribed in the Amended Petition, to wit: WPIS 412531 2 STATE ROAD

93 HILLSBOROUGH COUNTY

FEE SIMPLE LIMITED AC-

A portion of Lots 10, 11 and 12,

GRAYMONT ADDITION, as

recorded in Plat Book 11, Page 3, Public Records of Hillsbor-

ough County, Florida, lying in

the Northwest 1/4 of Section

20, Township 29 South, Range

18 East, Hillsborough County,

Florida, being more particularly described as follows:

COMMENCE at a 5/8" Iron

Rod and Cap "PBSJ LB 24" marking the Northeast corner

of Lot 1, GRAYMONT ADDI-

TION, as recorded in Plat Book 11, Page 3, Public Records of

Hillsborough County, Florida;

thence S00°47'55"W, along the

East line of said Lot 1 and Lot

12, said GRAYMONT ADDI-

TION, 174.46 feet to the POINT OF BEGINNING; thence con-

tinue S00°47'55"W, along said

East line, 100.59 feet to the

Southeast corner of said Lot 12:

thence N89°34'05"W, along the

South line of Lots 10, 11 and 12, said GRAYMONT ADDITION,

151.10 feet to the Southwest

corner of said Lot 10; thence N00°49'02"E, along the West

line of said Lot 10, 51.16 feet;

thence N72°21'11"E, 159.26 feet

to the said POINT OF BEGIN-

TOGETHER WITH all rights of

ingress, egress, light, air and view between the above-described

property and the Grantor's re-

maining property. Containing 11,463 square feet,

WPIS 412531 2 STATE ROAD

93 HILLSBOROUGH COUNTY

EXCLUSIVE TEM-

NING.

more or less.

PARCEL 710

NON

DESCRIPTION

CESS RIGHT OF WAY

DESCRIPTION

PARCEL 137

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 22-CA-006740 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. JENNIFER PELAGIO, PRISCILLA MUNSAYAC, TONI PELAGIO A/K/A TONI PELAGIO A/K/A TONI JO PELAGIO A/K/A TONI F. PELAGIO A/K/A TONI M. PELAGIO ET AL., DEFENDANTS. TO: UNKNOWN SPOUSE OF PRIS-CILLA MUNSAYAC Last Known Address: 8804 TEMPLE PARK DR, TAMPA, FL 33637

Current Residence: UNKNOWN TO: TONI PELAGIO A/K/A TONI PELAGIO A/K/A TONI JO PE-LAGIO A/K/A TONI F. PELAGIO A/K/A TONI M. PELAGIO Last Known Address: 8804 TEMPLE PARK DR, TAMPA, FL 33637 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the fol-

lowing described property: LOT 27, BLOCK 8, TEMPLE PARK UNIT NO. 1, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 35, PAGE(S) 89, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA. Property addresses: 8804 Tem-

NOTICE OF SALE IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO: 22-CC-108018

DIV: M MEADOWOOD CONDOMINIUM ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. ANTONIO M. STINYARD;

UNKNOWN SPOUSE OF ANTONIO M. STINYARD; AND UNKNOWN TENANT(S), Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Hillsborough County, Florida, Cindy Stuart, Clerk of Court will sell all the property situated in Hillsborough County, Florida described as:

Unit 3-2, Building 3, of LAURE-LON VILLAGE OF MEADO-WOOD UNIT 1, a Condominium as set forth in the Declaration of Condominium and the exhibits annexed thereto and forming a part thereof, recorded in Official Records Book 4647, Page 1095, et seq., and as it may be amended of the Public Records of Hillsborough County, Florida. The above description includes, but is not limited to, all appurtenances to the condominium unit above described, including the undivided interest in the common elements of said condominium.

A/K/A 8420 Laurelon Place, Temple Terrace, FL 33637 at public sale, to the highest and best bidder, for cash, via the Internet at www.hillsborough.realforeclose.com at 10:00 A.M. on June 16, 2023 IF THIS PROPERTY IS SOLD AT

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO. 22-CA-005221 **DIVISION: E** RF -Section I MEB LOAN TRUST IV, U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE, Plaintiff, vs. WALTER J. KYLES; LINCOLN PARK HOMEOWNERS ASSOCIATION, INC.; ROOSEVELT MILLER: UNKNOWN SPOUSE OF ROOSEVELT MILLER; UNKNOWN TENANT NO. 1; **UNKNOWN TENANT NO. 2;** and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, **Defendant(s).** TO: WALTER J. KYLES Last Known Address 1323 E OHIO ST PLANT CITY, FL 33563 Current Residence is Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the follow-ing described property in Hillsborough County, Florida: LOT 1 AND NORTH 1/2 OF CLOSED ALLEY ABUTTING ON SOUTH BLOCK 10, MAP OF EAST LINCOLN PARK, AC-CORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 58, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY,

ple Park Dr, Tampa, Fl 33637. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 2200 W. Commercial Blvd, Suite 103, Ft. Lauderdale, FL 33309 on or before 05/15/2023, a date at least thirty (30) days after the first publication of this Notice in the (Please publish 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.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.

WITNESS my hand and the seal of this Court this April 12th day of 2023. As Clerk of the Circuit Court

(SEAL) By: /s/ Mustafa Divan As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC

Attorney for Plaintiff 2200 W. Commercial Blvd, Suite 103 Ft. Lauderdale, FL 33309

22FL373-1165 May 26; June 2, 2023 23-01555H

FIRST INSERTION

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 THIS FINAL JUDG-

MENT. IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING Α RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. MÂNKIN LAW GROUP BRANDON K. MULLIS, ESQ.

Email: Service@MankinLawGroup.com Attorney for Plaintiff 2535 Landmark Drive, Suite 212

Clearwater, FL 33761 (727) 725-0559 FBN: 23217 May 26; June 2, 2023 23-01594H

#### FIRST INSERTION

FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, on or before 06/12/2023, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. TO RE-QUEST SUCH AN ACCOMMODA-TION, PLEASE CONTACT THE AD-MINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE RE-QUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@ FLJUD13.ORG. DATED on May 11, 2023. (Cindy Stuart) As Clerk of the Court (SEAL) By: /s/ Mustafa Divan As Deputy Clerk Diaz Anselmo & Associates, P.A. Plaintiff's attorneys P.O. BOX 19519 Fort Lauderdale, FL 33318 (954) 564-0071 answers@dallegal.com 1396-183442 / PR2 May 26; June 2, 2023 23-01556H

NOTICE TO SHOW CAUSE AND NOTICE OF SUIT IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION NO: 2023-CA-2276 PARCELS: 137/710 STATE OF FLORIDA, DEPARTMENT OF TRANSPORTATION. Petitioner, -vs-PHYSICIAN BUSINESS SERVICES, LLC, A Florida limited liability company, WOMEN'S CARE FLORIDA, LLC, A Florida limited liability company, HILLSBOROUGH COUNTY TAX COLLECTOR, AND ALL UNKNOWN PARTIES THAT MAY HAVE AN INTEREST IN PARCEL 137/710. Defendants. STATE OF FLORIDA TO: Physician Business Services, LLC, a Florida limited liability company Serve: Prineet D. Sharma, Esq., as attornev 7009 Dr. Phillips Boulevard, Suite 130 Orlando, FL 32819 Women's Care Florida, LLC, a Florida

limited liability company Serve: Registered Agent Solutions, Inc., as registered agent 155 Office Plaza Drive, Suite A

Tallahassee, FL 32301 All unknown parties that may have an interest in Parcels 137/710

Serve: Via Publication Hillsborough County Tax Collector Serve: Nancy C. Millan or her designee

2506 N. Falkenburg Road Tampa, FL 33619 To all said defendants who are living

and all defendants who are deceased, if any, and the unknown spouse, heirs, devisees, grantees, creditors, lienors, or other parties claiming by, through, under, or against any such defendant or defendants, if alive, and, if dead, their unknown spouse, heirs, devisees, legatees grantees creditors lienors or other parties claiming by, through, under or against any such deceased defendant or defendants, and all other parties having or claiming to have any right, title,

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 10-CA-020071 WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC 2005-FR5 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-FR5, Plaintiff, vs. CHARLES J. MARTINI, JR., et al.

**Defendant(s).** NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 14, 2018, and entered in 10-CA-020071 of the Circuit Court of the THIRTEENTH Judicial Circuit and for Hillsborough County, in Florida, wherein WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC 2005-FR5 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-FR5 is the Plaintiff and CHARLES J. MARTINI, JR.; ANITA MARTINI; FISHHAWK RANCH HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash www.hillsborough.realforeclose. com, at 10:00 AM, on June 19, 2023, the following described property as set

forth in said Final Judgment, to wit: LOT 15, BLOCK 9, FISHHAWK **BANCH PHASE 1** LINIT 14

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

ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 18 day of May, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-060089 - GrS May 26; June 2, 2023 23-01575H

#### FIRST INSERTION

#### PORARY CONSTRUCTION EASEMENT

Lots 1, 2, and 3, along with a portion of Lots 10, 11 and 12, GRAY-MONT ADDITION, as recorded in Plat Book 11, Page 3, Public Records of Hillsborough County, Florida, lying in the Northwest 1/4 of Section 20, Township 29 South, Range 18 East, Hillsborough County, Florida, being more particularly described as follows:

BEGIN at a 5/8" Iron Rod and Cap "PBSJ LB 24" marking the Northeast corner of Lot 1, GRAY-MONT ADDITION, as recorded in Plat Book 11, Page 3, Public Records of Hillsborough County, Florida; thence SO0°47'55"W, along the East line of said Lot 1 and Lot 12, said GRAYMONT ADDITION, 174.46 feet; thence S72°21'11"W, 159.26 feet to a point on the West line of Lot 10, said GRAYMONT ADDI-TION: thence N00°49'02"E. along the West line of said Lot 10 and Lot 3, said GRAYMONT ADDITION, 223.89 feet to the Northwest corner of said Lot 3; thence S89°34'03"E, along the North line of said Lots 3, 2 and 1, 151.01 feet to said POINT OF BEGINNING. Containing 0.691 acres, more or

less. The purpose of this easement is for facilitating the partial demolition of the remaining building and site improvements.

This easement shall expire five (5) years from the date of Order of Taking Deposit or completion of the project, whichever occurs first.

You are each noticed that the Petitioner filed its sworn Petition and its Declaration of Taking in this Court against you as defendants, seeking to condemn by eminent domain proceedings the above-described property located in the State of Florida, County of Hillsborough. You are further notified that the Petition will apply to the Honorable He-

lene L. Daniel one of the Judges of this Court on the 21st day of August 2023, at 11:00 a.m., at Hillsborough County Courthouse, 800 E. Twiggs Street, courtroom 502, Tampa, FL 33602, for an Order of Taking in this cause - to be held in person. All respondents to this suit may request a hearing at the time and place designated and be heard. Any respondent failing to file a request for hearing shall waive any right to object to the Order of Taking. Each defendant is hereby required

to serve written defenses, if any, and request a hearing, if desired, to said Petition on:

James R. Lussier Florida Bar No.: 362735 jlussier@mateerharbert.com ylabrador@mateerharbert.com Jay W. Small Florida Bar No.: 562890 jsmall@mateerharbert.com mwilson@mateerharbert.com Mateer & Harbert, P.A. 225 E. Robinson St., Suite 600 Orlando, Florida 32801 Telephone: (407) 425-9044 Counsel for Petitioner on or before August 7, 2023, and

to file the originals with the Clerk of this Court on that date, to show cause what right, title, interest, or lien you or any of you have in and to the property described in the Petition and to show cause, if any you have, who the property should not be condemned for the uses and purposes set forth in the Petition.

If you fail to answer, a default may be entered against you for the relief demanded in the Petition. If you fail to request a hearing on the Petition for Order of Taking you shall waive any right to object to said Order of Taking. WITNESS MY HAND AND SEAL of

said Court on the 17th day of May, A.D., 2023.

CINDY STUART CLERK OF THE CIRCUIT COURT By: /s/ Deputy Clerk (S E A L) 4873-7074-2368, v. 1 23-01541H May 26; June 2, 2023

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 19-CA-009652 FREEDOM MORTGAGE

CORPORATION,

#### Plaintiff, vs. ADRIANNE BARNES AND MARSHALL CROWE, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 16, 2020, and entered in 19-CA-009652 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and ADRIANNE BARNES; HIGHLAND MEADOWS AT AYERSWORTH GLEN HOMEOWNERS ASSO-CIATION, INC. A/K/A HIGHLAND MEADOWS AT AYERSWORTH GLEN HOMEOWNERS ASSOCIA-TION. INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough. realforeclose.com, at 10:00 AM, on June 21, 2023, the following described property as set forth in said Final Judgment, to wit:

BEING KNOWN AND DES-IGNATED AS LOT 18, BLOCK 27, AS SHOWN ON PLAT EN-TITLED "HIGHLAND ESTATES PHASE 2B,"AS RECORDED IN PLAT BOOK 121, PAGE.198, WITH THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 14317 ALISTAR MANOR DR. WIMAUMA, FL 33598

lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

#### IMPORTANT

AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602 Phone: 813-272-7040 Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 22 day of May, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909

## 45.031. IMPORTANT AMERICANS WITH DISABILITY

AND 3, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 81, PAGE 7, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 16905 FAL-CONRIDGE RD, LITHIA, FL 33547

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-006795 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS INDENTURE TRUSTEE OF CIM TRUST 2021-NR2, Plaintiff. vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DAVID A. SMITH, DECEASED, et. al. Defendant(s).

TO: THE UNKNOWN HEIRS, BENE-FICIARIES, DEVISEES, GRANTEES,

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 19-370976 - GrS May 26; June 2, 2023 23-01613H

#### FIRST INSERTION

ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DAVID SMITH, DE-CEASED,

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

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

THE SOUTH 290.4 FEET OF THE EAST 150 FEET OF THE SW 1/4 OF THE NW 1/4 OF SECTION 23, TOWNSHIP 29 SOUTH, RANGE 22 EAST.

TAX MAP OR PARCEL ID NO. 92748.0025

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 06/19/2023/(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.

THIS NOTICE SHALL PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 18th day of May, 2023

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 22-037796 May 26; June 2, 2023 23-01619H



istered agent

1200 South Pine Island Road

International Society for Pharmaceuti-

cal Engineering, Inc., a Florida not for

Serve: Mark E Hernic, as registered

Plantation, FL 33324

600 N Westshore Blvd

profit corporation

agent



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

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tered agent

corporation

200 E Gaines St

PO Box 6200 (32314-6200)

Tallahassee, FL 32399 Heidrick & Struggles, Inc., a Delaware

Serve: CT Corporation System, as reg-

FIRST INSERTION

NOTICE TO SHOW CAUSE AND NOTICE OF SUIT IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION NO: 2023-CA-011530 PARCEL: 122, 707, 800 STATE OF FLORIDA, DEPARTMENT OF TRANSPORTATION, Petitioner, -vs-FAIRWAY WESTSHORE OWNER, LLC, a Delaware limited liability company, f/k/a AG-EREP WESTSHORE OWNER, LLC, a Delaware limited liability company; BANK OF AMERICA CORPORATION, a Delaware corporation; AMSCOT FINANCIAL, INC, a Florida corporation; BAYSHORE SOLUTIONS, LLC, a Florida limited liability company; BOHLER ENGINEERING FL, LLC, a Florida limited liability company; FEDERATED MUTUAL INSURANCE COMPANY, a Minnesota corporation; HEIDRICK & STRUGGLES, INC, a Delaware corporation; INTERNATIONAL SOCIETY FOR PHARMACEUTICAL ENGINEERING, INC., a Florida not-for-profit corporation; NATIONAL GENERAL MANAGEMENT CORP., a Delaware corporation; PITNEY BOWES, INC., a Delaware corporation; PROGRESSIVE CASUALTY INSURANCE COMPANY, an Ohio corporation; REDFIN CORPORATION, a Delaware corporation; TB INVESTMENT GROUP, LLC, a Florida limited liability Company; HILLSBOROUGH COUNTY TAX COLLECTOR; AND ALL UNKNOWN PARTIES THAT MAY HAVE AN INTEREST IN PARCELS 122/7070/800 **Defendants.** STATE OF FLORIDA TO: Fairway Westshore Owner, LLC, a Delaware limited liability company f/k/a AG-EREP Westshore Owner, LLC, a Delaware limited liability company Serve: Prineet D. Sharma, Esq., as attorney 7009 Dr. Phillips Boulevard, Suite 130 Orlando, FL 32819 Bank of America, NA, a National Banking Association Serve: CT Corporation System as registered agent 1200 South Pine Island Road Plantation, FL 33324 Amscot Financial, Inc., a Florida corporation Serve: Ian MacKechnie , as registered agent 600 N Westshore Blvd Suite 1200 Tampa, FL 33609 Bayshore Solutions, LLC, a Florida limited liability company Serve: Jason E Davis, as registered agent 14423 Woodland Spur Drive Lithia, FL 33547 Bohler Engineering FL, LLC, a Florida limited liability company Serve: Corporation Service Company, as registered agent 1201 Hays Street Tallahassee, FL 32301 Federated Mutual Insurance Company, a Minnesota corporation Serve: Chief Financial Officer, as regis-

Suite 900 Tampa, FL 33609 National General Management Corp., a Delaware corporation Serve: Corporation Service Company, as registered agent 1201 Hays Street Tallahassee, FL 32301-2525 Pitney Bowes, Inc., a Delaware corporation Serve: Corporation Service Company, as registered agent 1201 Hays Street Tallahassee, FL 32301-2525 Progressive Casualty Insurance Company, an Ohio corporation Serve: Chief Financial Officer, as registered agent PO Box 6200 (32314-6200) 200 E Gaines St Tallahassee, FL 32399 Redfin Corporation, a Delaware corporation Serve: Legalinc Corporate Services, Inc, as registered agent 476 Riverside Avenue Jacksonville, FL32202 TB Investment Group, LLC, a Florida limited liability company Serve: Sammy Takieddine, as registered agent 600 N Westshore Blvd Suite 200 Tampa, FL 33609 All unknown parties that may have an interest in Parcels 122/707/800 Serve: Via Publication Hillsborough County Tax Collector Serve: Nancy C. Millan or her designee 2506 N. Falkenburg Road Tampa, FL 33619 Courtesy Copy: Hillsborough County Property Appraiser c/o Bob Henriquez, CFA 15th Floor County Center 601 E. Kennedy Blvd., FL 33602-4932 To all said defendants who are living and all defendants who are deceased, if any, and the unknown spouse, heirs, devisees, grantees, creditors, lienors, or other parties claiming by, through, under, or against any such defendant or defendants, if alive, and, if dead, their unknown spouse, heirs, devisees, legatees, grantees, creditors, lienors, or other parties claiming by, through, under or against any such deceased defendant or defendants, and all other parties having or claiming to have any right, title, or interest in and to the property described in the Amended Petition, to wit: WPIS 412531 2 STATE ROAD 93 HILLSBOROUGH COUNTY DESCRIPTION PARCEL 122 FEE SIMPLE LIMITED AC-CESS RIGHT OF WAY A portion of Lots 1 and 2, Block 12, TAMPANIA, as recorded in Plat Book 8, Page 71, Public Re-cords of Hillsborough County, Florida, and a portion of the North 1/2 of Lemon Street per vacation by City Ordinance Number 4855-A, recorded in Official Record Book 2157, Page 195, Public Records of Hillsborough County, Florida, lying in the Northeast 1/4 of Section 20, Township 29 South, Range 18 East, Hillsborough County, Florida, being more particularly described as follows: COMMENCE at a 5/8" Iron Rod and Cap "PBSJ LB 24" mark-ing the intersection of the West line of WHITE ESTATES, as recorded in Plat Book 19, Page SUBJECT PROPERTY are defendants. are entitled, at no cost to you, to the CINDY STUART as the Clerk of the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org Dated this 22nd 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 21-00691 May 26; June 2, 2023 23-01602H FIRST INSERTION

28, Public Records of Hillsborough County, Florida, with the South right of way line of Cypress Street per City of Tampa File No. E-20-2A R/W; thence S00°51'21"W, along the West line of said WHITE ESTATES, 410.84 feet to the Southwest corner of Lot 9, said WHITE ESTATES and the Northerly existing Limited Access right of way line of State Road 93 (Interstate 275) per Florida Department of Transportation Section 10190-2407; thence continue S00°51'21"W, along said Lim-ited Access right of way line, same also being the East line of the West 1/2 of said Lot 1, Block 12, a distance of 133.07 feet to a point on a curve concave Southeasterly having a central angle of 00°51'50", a radius of 1959.86 feet and a chord bearing and distance of S69°57'49"W, 29.55 feet; thence Southwesterly along said curve and Limited Access right of way line, 29.55 feet to the POINT OF BEGIN-NING; thence continue along said curve having a central angle of 04°14'31", a radius of 1959.86 feet and a chord bearing and distance of S67°24'39"W, 145.07 feet; thence Southwesterly along said curve and Limited Access right of way line, 145.10 feet to the end of said curve; thence S63°04'06"W, along said Limited Access right of way line, 12.42 feet; thence N00°48'09"E, 36.79 feet to a point on a curve concave Southerly having a central angle of 01°14'17", a radius of 6783.50 feet and a chord bearing and distance of N80°21'03"E, 146.57 feet; thence Easterly along said curve 146.57 feet to the said POINT OF BEGINNING. TOGETHER WITH all rights of ingress, egress, light, air and view between the above-described property and the Grantor's remaining property. Containing 2,492 square feet, more or less. WPIS 412531 2 STATE ROAD 93 HILLSBOROUGH COUNTY DESCRIPTION PARCEL 707 NON-EXCLUSIVE TEM-PORARY CONSTRUCTION EASEMENT A portion of Lots 1 and 2, Block 12, TAMPANIA, as recorded in Plat Book 8, Page 71, Public Records of Hillsborough County, Florida, and a portion of the North 1/2 of Lemon Street per vacation by City Ordinance Number 4855-A, recorded in Official Record Book 2157, Page 195, Public Records of Hills-borough County, Florida, lying in the Northeast 1/4 of Section 20, Township 29 South, Range 18 East, Hillsborough County, Florida, being more particularly described as follows: COMMENCE at a 5/8" Iron Rod and Cap "PBSJ LB 24" marking the intersection of the West line of WHITE ESTATES, as recorded in Plat Book 19, Page 28, Public Records of Hillsbor-ough County, Florida, with the South right of way line of Cypress Street per City of Tampa File No. E-20-2A R/W; thence S00°51'21"W, along the West line of said WHITE ESTATES, 410.84 feet to the Southwest corner of Lot 9, said WHITE ESTATES and the Northerly existing Limited Access right of

ment of Transportation Section 10190-2407; thence continue S00°51'21"W, along said Limited Access right of way line, same also being the East line of the West 1/2 of said Lot 1, Block 12, a distance of 133.07 feet to a point on a curve concave Southeasterly having a central angle of 00°51'50", a radius of 1959.86 feet and a chord bearing and distance of S69°57'49"W, 29.55 feet; thence Southwesterly along said curve and Limited Access right of way line, 29.55 feet to a point on a curve con-cave Southerly having a central angle of 01°14'17", a radius of 6783.50 feet and a chord bearing and distance of S80°21'03"W, 146.57 feet; thence Westerly along said curve, 146.57 feet; thence N00°48'09"E, 8.15 feet to the POINT OF BEGINNING; thence continue N00°48'09"E, 32.43 feet; thence S89°11'28"E, 12.14 feet; thence S00°48'32"W, 30.07 feet to a point on a curve concave Southerly having a central angle of 00°06'15", a radius of 6791.50 feet and a chord bear-ing and distance of S79°47'50"W, 12.36 feet; thence Westerly along said curve, 12.36 feet to the said POINT OF BEGINNING. Containing 379 square feet, more or less. The purpose of this temporary easement is for constructing a new access driveway including ingress/egress. This easement shall expire five (5) years from the Order of Taking Deposit or completion of the project, whichever occurs first. WPIS 412531 2 STATE ROAD 93 HILLSBOROUGH COUNTY DESCRIPTION PARCEL 800 NON-EXCLUSIVE PERMA-NENT EASEMENT A portion of Lots 1 and 2, Block 12, TAMPANIA, as recorded in Plat Book 8, Page 71, Public Records of Hillsborough County, Florida, and a portion of the North 1/2 of Lemon Street per vacation by City Ordinance Number 4855-A, recorded in Official Record Book 2157, Page 195, Public Records of Hills-borough County, Florida, lying in the Northeast 1/4 of Section 20, Township 29 South, Range 18 East, Hillsborough County, Florida, being more particularly described as follows: COMMENCE at a 5/8" Iron Rod and Cap "PBSJ LB 24" marking the intersection of the West line of WHITE ESTATES, as recorded in Plat Book 19, Page 28, Public Records of Hillsbor-ough County, Florida, with the South right of way line of Cypress Street per City of Tampa File No. E-20-2A R/W; thence S00°51'21"W, along the West line of said WHITE ESTATES, 410.84 feet to the Southwest corner of Lot 9, said WHITE ESTATES and the Northerly existing Limited Access right of way line of State Road 93 (Interstate 275) per Florida Department of Transportation Section 10190-2407; thence continue S00°51'21"W, along said Lim-ited Access right of way line,

feet; thence Southwesterly along said curve and Limited Access right of way line, 29.55 feet to a point on a curve concave Southerly having a central angle of 00°05'39", a radius of 6783.50 feet and a chord bearing and distance of S80°55'22"W, 11.16 feet; thence Westerly along said curve, 11.16 feet to the POINT OF BEGINNING; thence continue along said curve having a central angle of 01°08'38", a radius of 6783.50 feet and a chord bearing and distance of S80°18'13"W, 135.41 feet; thence Westerly along said curve, 135.42 feet; thence N00°48'09"E, 8.15 feet to a point on a curve concave Southerly having a central angle of 01°07'50", a radius of 6791.50 feet and a chord bearing and distance of N80°18'37"E, 134.01 thence Easterly along feet; said curve, 134.01 feet; thence S09°07'28"E, 8.00 feet to the said POINT OF BEGINNING. Containing 1,078 square feet, more or less.

The purpose of this easement is for maintaining a new gravity wall

You are each noticed that the Petitioner filed its Amended Petition and its Declaration of Taking in this Court against you as defendants, seeking to condemn by eminent domain proceed-ings the above-described property located in the State of Florida, County of Hillsborough. You are further notified that the Petitioner will apply to the Honorable Helene L. Daniel one of the Judges of this Court on the 6th day of September 2023, at 9:00 a.m., at Hillsborough County Courthouse, 800 E. Twiggs Street, courtroom 502, Tampa, FL 33602, for an Order of Taking in this cause - to be held in person. All respondents to this suit may request a hearing at the time and place designated and be heard. Any respondent failing to file a request for hearing shall waive any right to object to the Order of Taking.

Each defendant is hereby required to serve written defenses, if any, and request a hearing, if desired, to said Amended Petition on:

James R. Lussier Florida Bar No.: 362735 jlussier@mateerharbert.com ylabrador@mateerharbert.com Jay W. Small Florida Bar No.: 562890 jsmall@mateerharbert.com mwilson@mateerharbert.com Mateer & Harbert, P.A. 225 E. Robinson St., Suite 600 Orlando, Florida 32801 Telephone: (407) 425-9044 Counsel for Petitioner

on or before August 21, 2023, and to file the originals with the Clerk of this Court on that date, to show cause what right, title, interest, or lien you or any of you have in and to the property described in the Amended Petition and to show cause, if any you have, who the property should not be condemned for the uses and purposes set forth in the Amended Petition.

If you fail to answer, a default may be entered against you for the relief demanded in the Amended Petition. If you fail to request a hearing on the Amended Petition for Order of Taking you shall waive any right to object to said Order of Taking. WITNESS MY HAND AND SEAL of

said Court on the 17th day of May, A.D., 2023.

CINDY STUART CLERK OF THE CIRCUIT COURT By: /s/ Deputy Clerk (S E A L) 4875-1138-2624, v. 1

May 26; June 2, 2023 23-01540H

RE-NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 29-2022-CA-009036 MORTGAGE ASSETS

NOTICE OF FORECLOSURE SALE THIRTEENTH JUDICIAL CIRCUIT

way line of State Road 93 (In-

terstate 275) per Florida Depart-

MENT; IRMA WIGGINS; GENEVA COPELAND; SHIRLEY BLACK; quest such an accommodation, please contact the Administrative Office of the

IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 22-CA-002823 SECTION # RF US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs. CHARLES ALFONSO A/K/A CHARLES M. A. ALFONSO; HILLSBOUROUGH COUNTY, FLORIDA; ALICIA ALFONSO; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to an Order on Motion to Reset Foreclosure Sale dated the 21st day of April 2023, and entered in Case No. 22-CA-002823, of the Circuit Court of the 13TH Judicial Circuit in and for HILL-SBOROUGH County, Florida, wherein US BANK TRUST NATIONAL ASSO-CIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWN-ER TRUSTEE FOR VRMTG ASSET TRUST is the Plaintiff and CHARLES ALFONSO A/K/A CHARLES M. A. AL-FONSO HILLSBOUROUGH COUNTY. FLORIDA ALICIA ALFONSO; and UN-KNOWN TENANT N/K/A MICHAEL ALFONSO IN POSSESSION OF THE

Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 21st day of June 2023, the following described property as set forth in said Final Judgment, to wit: ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF HILLSBOR-OUGH, STATE OF FLORIDA, BEING KNOWN AND DESIG-NATED AS FOLLOWS: LOT 20, BLOCK 1, THE WINDS SUBDIVISION, ACCORD-ING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 45, PAGE 12, PUB-LIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA. IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a dis-ability who needs an accommodation in order to access court facilities or

participate in a court proceeding, you

MANAGEMENT, LLC. Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DAISY HORTON A/K/A DAISEY HORTON, DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 26, 2023, and entered in 29-2022-CA-009036 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is the Plaintiff and THE UNKNOWN HEIRS, BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES LIENORS CREDITORS TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DAISY HORTON A/K/A DAISEY HORTON, DECEASED; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOP-

LEOLA GREEN; FELICIA TOLBERT; OZZIE HORTON; GULF COAST AS-SISTANCE, LLC; UNIFUND CCR PARTNERS ASSIGNEE OF PALI-SADES ACQUISITION XVI, LLC; FORD MOTOR CREDIT COMPANY LLC are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on June 19, 2023, the following described property as set forth in said Final Judgment, to wit:

same also being the East line of

the West 1/2 of said Lot 1, Block

12, a distance of 133.07 feet to a

point on a curve concave South-

easterly having a central angle

of 00°51'50", a radius of 1959.86 feet and a chord bearing and

distance of S69°57'49"W, 29.55

FIRST INSERTION

LOT 9, BLOCK 14, BELMONT HEIGHTS, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 4, PAGE 83, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 3207 EAST CARACAS STREET, TAMPA, FL 33610

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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To re-

contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 18 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, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 21-012071 - NaC May 26; June 2, 2023 23-01576H FIRST INSERTION

FIRST INSERTION

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 22-CA-007389 FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2020-3.

#### Plaintiff, vs.

#### GERALD A. NAGER A/K/A GERALD NAGER AND BETTY ANN NAGER A/K/A BETTY NAGER, et al.

#### Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 06, 2023, and entered in 22-CA-007389 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2020-3 is the Plaintiff and GERALD A. NAGER A/K/A GERALD NAGER; BETTY ANN NAGER A/K/A BETTY NAGER A/K/A BETTY A. NAGER are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash www.hillsborough.realforeclose. at com, at 10:00 AM, on June 20, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 38 IN BLOCK 1 OF LAKE

MAGDALENE ARMS ESTATES SECTION ONE, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 45 ON PAGE 40 OF THE PUBLIC RECORDS OF HILLSBOROURGH COUNTY, FLORIDA.

Property Address: 13536 LAKE

#### FIRST INSERTION

NOTICE OF ACTION IN THE 13th JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case No. 2023 CA 1612 Division: F REGIONS BANK, SUCCESSOR BY

MERGER TO AMSOUTH BANK, Plaintiff, vs. PHILIP W. BULLOCKS, JR.; MICHELLE L. BULLOCKS; AMERISAVE MORTGAGE CORPORATION; LISANDRO C. DIAZ; DANIA A. DIAZ;

CARROLLWOOD VILLAGE PHASE III HOMEOWNERS ASSOCIATION, INC.; and UNKNOWN TENANT, Defendant. TO: LISANDRO C. DIAZ

last known address, 14104 Stonebrook Court, Tampa, FL 33624 TO: DANIA A. DIAZ

last known address, 14104 Stonebrook Court, Tampa, FL 33624 Notice is hereby given to LISANDRO

C. DIAZ and DANIA A. DIAZ that an action of foreclosure on the follow-ing property in Hillsborough County, Florida:

Legal: LOT 22, BLOCK 2, STONEGATE, ACCORD-STONEGATE, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 57, PAGE 20, PUB-LIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Leslie S. White,

MAGDALENE DR, TAMPA, FL 33613 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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 18 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, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 22-046441 - NaC May 26; June 2, 2023 23-01577H

Esquire, the Plaintiff's attorney, whose

address is, 420 S. Orange Avenue, Suite

700, P.O. Box 2346, Orlando, Florida

32802-2346 on or before June 20,

2023 and file the original with the clerk

of the court either before service on

the Plaintiffs' attorney or immediately

thereafter; otherwise a default will be

entered against you for the relief de-

If you are a person with a disability

who needs an accommodation in order

to access court facilities or participate in

a court proceeding, you are entitled, at

no cost to you, to the provision of cer-

tain assistance. To request such an ac-

commodation, please contact Court Ad-

ministration at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving a notification of

a scheduled court proceeding if the time

before the scheduled appearance is less

than 7 days. Complete the Request for

Accommodations Form and submit

to 800 E. Twiggs Street, Room 604,

Tampa, FL 33602. ADA Coordination

Help Line (813) 272-7040; Hearing

Impaired Line 1-800-955-8771; Voice

County Clerk of Circuit Court

(SEAL) By: Isha Tirado-Baker

Cindy Stuart

Deputy Clerk

23-01563H

FIRST INSERTION

Impaired Line 1-800-955-8770.

DATED ON May 18, 2023.

420 S. Orange Avenue, Suite 700

Orlando, Florida 32802-2346

Leslie S. White, Esquire

May 26; June 2, 2023

the Plaintiff's attorney

P.O. Box 2346

O4205303.v1

manded in the complaint or petition.

#### NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2021CA006548 DIVISION: I BMO HARRIS BANK, N.A.

Plaintiff(s), vs. JOHN LONG: STEPHEN L. SMITH: JOHN ROCCO; CATHERINE **ROBINSON; DOMINICK** DEPAOLA: STEVEN ROCCO, IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF STEVEN ROCCO, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF CATHERINE MCCABE, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER. AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN SPOUSE OF JOHN LONG: THE UNKNOWN SPOUSE OF STEPHEN L. SMITH; Defendant(s).

TO: THE UNKNOWN HEIRS, DEVI-SEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF CATHERINE MCCABE, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Hillsborough County, Florida, to foreclose certain real property described as follows: Lot 259; MAP OF RUSKIN

CITY, as per plat thereof, recorded in Plat Book 5, Page 75, of the

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

BANK OF AMERICA, N.A., Plaintiff, VS. THE ESTATE OF ERVIN MCKEEVER, JR., DECEASED;

TO: THE ESTATE OF ERVIN MCK-EEVER, JR., DECEASED

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

BEING AT THE SOUTHWEST CORNER OF THE EAST HALF OF THE NORTH HALF OF THE SOUTH HALF OF SOUTH OF THE SOUTHEAST ONE-QUAR-TER OF THE NORTHEAST ONE-QUARTER OF SECTION 31, TOWNSHIP 28 SOUTH, RANGE 19 EAST, RUN THENCE EAST 25 FEET FOR POINT OF BEGINNING, THENCE NORTH 100 FEET, THENCE EAST 100 FEET, THENCE SOUTH 1000 FEET, THENCE WEST 100 FEET TO THE POINT OF BEGIN-NING, ALL LYING AND BEING IN HILLSBOROUGH COUNTY, FL.

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 Public Records of Hillsborough County, Florida. Property address: 310 2nd Avenue Northwest, Ruskin, FL 33570

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first 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.

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. DATED this the 25 day of April,

2023. Cindy Stuart

As Clerk of the Court (SEAL) BY: Isha Tirado-Baker

Plaintiff Atty: TDP File No. 20-027300-1 THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA FAMILY LAW DIVISION CASE NO .: 22-DR-016334 DIVISION: F

NOTICE OF ACTION AND

ADOPTION

IN THE MATTER OF THE ADOPTION OF: A MINOR CHILD

TO: Gustavo Adolfo Lucero or any known or unknown legal or biological father of the male child born on September 20, 2013, to Lara Danielle Quesada Current Residence Address: Unknown

Last Known Residence Address: Unknown except for 2115 W. Walnut Street, Tampa, Florida 33607

YOU ARE HEREBY NOTIFIED that a Verified Petition for Stepparent Adoption has been filed by Jeanne T. Tate, P.A., 418 West Platt Street, Tampa, Florida 33606, regarding a minor male child born to Lara Danielle Quesada on September 20, 2013, in Tampa, Hills borough County, Florida. The legal father Gustavo Adolfo Lucero is Hispanic, forty-three (43) years old, approximately 5'6" tall, weighs approximately 200 pounds, with brown hair and brown eyes. All other physical characteristics and his residence address are unknown and cannot be reasonably ascertained. Additionally, the identity and all physical characteristics and the residence address of any known or unknown legal or biological father are unknown and cannot be reasonably ascertained.

There will be a hearing on the Verified Petition for Stepparent Adoption on July 13, 2023, at 10:00am eastern time, before Judge Wesley Tibbals at the George E. Edgecomb Courthouse, 800 East Twiggs Street, Courtroom 410, Tampa, Florida 33602. The Court has set aside thirty minutes for the hearing, which will be held via Zoom at the following link: <u>https://zoom.</u> us/j/5557537628. The grounds for termination of parental rights are those set forth in Fla. Stat. § 63.089. You may object by appearing at the

hearing and filing a written objection with the Court. If you desire counsel HEARING TO TERMINATE and believe you may be entitled to rep-PARENTAL RIGHTS PENDING resentation by a court-appointed at-IN THE CIRCUIT COURT OF THE torney, you must contact the Office of the Clerk of Court and request that an "Affidavit of Indigent Status" be mailed to you for completion and return to the

Office of the Clerk of Court. If you elect to file written defenses to said Petition, you are required to serve a copy on Petitioner's attorney, Jeanne T. Tate, P.A., 418 West Platt Street, Suite B, Tampa, Florida 33606-2244, (813) 258-3355, and file the original response or pleading in the Office of the Clerk of the Circuit Court of Hillsborough County, Florida, 800 East Twiggs Street, Tampa, Florida 33602, (813) 276-8100. on or before June 30, 2023, a date which is not less than 30 nor more than 60 days after the date of first publication of this Notice.

UNDER § 63.089, FLORIDA STAT-UTES, FAILURE TO FILE A WRIT-TEN RESPONSE TO THIS NOTICE WITH THE COURT AND TO AP-PEAR AT THE JUNE 21, 2023 HEAR-ING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MI-NOR CHILD.

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, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED at Tampa, Hillsborough County, Florida on this 18 day of May 2023.

CINDY STUART Clerk of the Circuit Court (SEAL) By: Isha Tirado-Baker Deputy Clerk

May 26; June 2, 9, 16, 2023 23-01570H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT. IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 23-CA-001801 **DIVISION: I** RF - SECTION II U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR

THE C-BASS MORTGAGE LOAN ASSET-BACKED CERTIFICATES. SERIES 2007-CB6, Plaintiff, vs. WHISPERING OAKS OF TAMPA

13718-202, LLC, ET AL.

Defendants To the following Defendant(s): BRIAN HOWARDS (CURRENT RES-

IDENCE UNKNOWN) Last Known Address: 13718 ORANGE SUNSET DR., #2002, TAMPA, FL 33618

Additional Address: 23663 FAIR WEATHER DR., CANYON LAKE, CA 92587-7465 YOU ARE HEREBY NOTIFIED that

an action for Foreclosure of Mortgage on the following described property: CONDOMINIUM UNIT 55 55. BUILDING C, WHISPERING OAKS, A CONDOMINIUM, TO-GETHER WITH AN UNDIVID-ED INTEREST IN THE COM-MON ELEMENTS, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RE-CORDS BOOK 16059, PAGE 616, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH

BEACH, FL 33442 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 Administrative Order No. 2065. If you are a person with a disability

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org.

WITNESS my hand and the seal of this Court this 8th day of May, 2023.

Cindy Stuart HILLSBOROUGH COUNTY CLERK OF COURT

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. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to

the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled

ALDRIDGE PITE, LLP Plaintiff's attorney

Delray Beach, FL 33484, on or before 06/13/2023, and file the original with the clerk of this court either before CASE NO.: 23-CA-011850

et al., Defendant(s).

Last Known Residence: Unknown

Florida

court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice ImpairedLine1-800-955-8770. Dated on May 12, 2023. (SEAL) By: /s/ Mustafa Divan

CLERK OF THE CIRCUIT COURT Deputy Clerk

Padgett Law Group Tallahassee, FL 32312 attorney@padgettlawgroup.com

6267 Old Water Oak Road, Suite 203 May 26; June 2, 2023 23-01562H

5300 West Atlantic Avenue Suite 303

# If you are a person with a disability

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 16-CA-009497 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED **CERTIFICALES, SERIES** 2006-RM1, Plaintiff, vs GREGORY PIERRE, et al. Defendant(s) NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure dated February 16, 2022, and entered in 16-CA-009497 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Flor-

ida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUC-CESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSO-CIATION, AS TRUSTEE, SUCCES-SOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICALES, SERIES 2006-RM1 is the Plaintiff and GREGORY PIERRE; U.S. BANK NATIONAL ASSOCIA-TION, AS SUCCESSOR TRUSTEE TO BANK OF AMERICA, N.A. AS SUC-CESSO TO LASALLE BANK, N.A. AS TRUSTEE FOR THE CERTIFICATE-HOLDERS OF THE MLMI TRUST MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2006-RM1; COPPER RIDGE/BRANDON HOME-OWNERS' ASSOCIATION, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on June 27, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 22 BLOCK D, COPPER

#### RIDGE, TRACT C, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 78, PAGE 22 OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA

Property Address: 4135 AMBER RIDGE LN, VALRICO, FL 33594 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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800

E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602 Phone: 813-272-7040 Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

5300 West Atlantic Avenue, Suite 303

Delray Beach, FL 33484

May 26; June 2, 2023

1092-12361B

As Clerk of the Court

As Deputy Clerk

23-01557H

Dated this 23 day of May, 2023.

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

Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 20-060085 - GrS May 26; June 2, 2023 23-01614H

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



#### COUNTY, FLORIDA. A/K/A 13718 ORANGE SUNSET DRIVE UNIT 202, TAMPA FL 33618

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD

(SEAL) By Mustafa Divan As Deputy Clerk

J. Anthony Van Ness, Esq. VAN NESS LAW FIRM, PLC Attorney for the Plaintiff 1239 E. NEWPORT CENTER DRIVE SUITE #110 DEERFIELD BEACH, FL 33442 PHH17798-23/cam May 26; June 2, 2023 23-01561H



legal@businessobserverfl.com UDServe

FIRST INSERTION

that an action to foreclose a mortgage on the following property:

BEGIN AT THE NORTHWEST CORNER OF SECTION 11, TOWNSHIP 30 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA, RUN THENCE SOUTHERLY 1359.68 FEET, THENCE EASTERLY 30 FEET, THENCE SOUTHERLY 211 FEET TO THE POINT OF BE-GINNING, THENCE EASTERLY 135 FEET, THENCE SOUTH-ERLY 100 FEET, THENCE WESTERLY 135 FEET, THENCE NORTHERLY 100 FEET TO THE POINT OF BEGINNING AND FROM THE NORTHWEST COR-NER OF SECTION 11, TOWN-SHIP 30 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA, RUN THENCE SOUTHERLY 1359.68 FEET, THENCE EASTERLY 30 FEET, THENCE SOUTHERLY 30 FEET TO THE POINT OF BEGINNING, THENCE EAST-ERLY 186.23 FEET, THENCE SOUTHERLY 281.0 FEET, THENCE WESTERLY 51.23 FEET, THENCE NORTHERLY 100 FEET, THENCE WESTERLY 135 FEET, THENCE NORTHER-LY 181 FEET TO THE POINT OF BEGINNING.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 06/19/2023 /(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 imme diately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. WITNESS my hand and the seal of

this Court at County, Florida, this 18th day of May, 2023 CLERK OF THE CIRCUIT COURT

(SEAL) BY: Mustafa Divan DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-072448 May 26; June 2, 2023 23-01573H

If you are a person with a dis-

#### FIRST INSERTION

MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-HE2 is the Plaintiff and ROBERT CATO JR KINGSWAY ESTATES HOMEOWN-ERS ASSOCIATION, INC. MORT-GAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR OWNIT MORTGAGE SOLUTIONS, INC. CHERYL CATO ROBERT CATO II UNKNOWN SPOUSE OF ROBERTO CATO, II UNKNOWN TENANT #1; and UNKNOWN TENANT #2 IN POSSES-SION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough. realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 20th day of June 2023 the following described property as set forth in said Final

Judgment, to wit: LOT 22, BLOCK 2, KING-SWAY PHASE 2, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 109, PAGE 35, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS RE-MAINING 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 UN-CLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS

ability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 22nd day of May 2023. By: /s/ 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 17-00625 May 26; June 2, 2023 23-01601H

#### FIRST INSERTION

FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 20-CA-000277 SECTION # RF NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. BAHRAM ZAMANI ALAVIJEH A/K/A BAHRAM Z. ALAVIJEH A/K/A BAHRAN Z. ALAVIJEH A/K/A ALAVIJEH BAHRAM ZAMAN A/K/A ALAVIJEH **BAHRAM ZAMANI; FARANAK** ESFAHANI: UNKNOWN SPOUSE OF FARANAK ESFAHANI; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order Granting Defendant's Mo-tion to Cancel Sale dated the 19th day of May 2023, and entered in Case No. 20-CA-000277, of the Circuit Court of the 13TH Judicial Circuit in and for HILL-SBOROUGH County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and BAHRAM ZAMANI ALAVIJEH A/K/A BAHRAM Z. ALAVIJEH A/K/A ALAVI-JEH BAHRAM ZAMAN FARANAK ES-FAHANI UNKNOWN SPOUSE OF FA-RANAK ESFAHANI; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. CINDY STUART as the Clerk of the

Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 26th day of June 2023, the following described property as set forth in said Final Judgment, to wit: LOT 36, H.J. WATROUS 2ND ADD'N TO WEST HYDE PARK. ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 57 OF THE RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LESS THE EAST 55.11 FEET THEREOF AS RE-CORDED IN THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far

in advance as possible, but preferably at least (7) days before your scheduled

# PUBLISH YOUR **LEGAL NOTICE**

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

#### CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 29-2022-CA-005816 NEWREZ LLC D/B/A

NOTICE OF ACTION -

SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KEITH WILLIAM MILLER, DECEASED, et. al.

#### **Defendant(s),** TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-ASSIGNEES. LIENORS. EES. CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF KEITH WILLIAM MILLER, DECEASED, whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED

**RE-NOTICE OF** FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND

CIVIL DIVISION: CASE NO.: 16-CA-008986 SECTION # RF

WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES,

Plaintiff, vs CHERYL CATO; ROBERT CATO II; ROBERT CATO JR; KINGSWAY ESTATES HOMEOWNERS ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR OWNIT MORTGAGE SOLUTIONS, INC.; UNKNOWN SPOUSE OF ROBERTO CATO, II; UNKNOWN TENANT #1; UNKNOWN TENANT #2 IN POSSESSION OF THE SUBJECT PROPERTY,

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. 16-CA-008986, of the Circuit Court of the 13TH Judicial Circuit in and for HILL-SBOROUGH County, Florida, wherein WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST.

**RE-NOTICE OF** 

FOR HILLSBOROUGH COUNTY, FLORIDA

SERIES 2007-HE2,

Defendants.

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

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

## or email legal@businessobserverfl.com



court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602. Phone: 813-272-7040. Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org Dated this 23rd 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 19-00483

May 26; June 2, 2023 23-01615H

## SUBSEQUENT INSERTIONS

#### SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 29-2022-CA-001497 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE

LOAN TRUST 2007-WFHE2, ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-WFHE2, Plaintiff, vs. LYNN MARIE F. DEMORAY, et al,

## Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated April 6, 2023, and entered in Case No. 29-2022-CA-001497 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which U.S. Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2007-WFHE2, Asset-Backed Pass-Through Certificates, Series 2007-WFHE2, is the Plaintiff and Lynn Marie F. DeMo-

#### THIRD INSERTION

#### NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0032430000

- File No.: 2023-579 Certificate No.: 2018 / 247
- Year of Issuance: 2018
- Description of Property: TOWN OF CITRUS PARK LOT 7
- BLOCK 17 PLAT BK / PG : 1 / 130
- SEC TWP RGE : 02 28 17
- Name(s) in which assessed: ELIZABETH FIELD C/O ROSE
- M JENKINS EXEC
- LEON A HABER
- All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 5/5/2023

#### Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023

23-01404H

#### THIRD INSERTION

NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0507614012

File No.: 2023-585 Certificate No. : 2018 / 4989 Year of Issuance: 2018 Description of Property: FLORIDA GARDEN LANDS REVISED MAP OF E 420 FT OF LOT 87 LESS N 60 FT THEREOF LESS R/W FOR PHILLIPS RD PLAT BK / PG : 6 / 43 SEC - TWP - RGE : 02 - 31 - 19 Name(s) in which assessed: GGH 19 LLC

ray, Providence Townhomes Homeowners Association, Inc, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www. hillsborough.realforeclose.com, Hillsborough County, Florida at 10:00 AM on the June 6, 2023 the following described property as set forth in said Final Judgment of Foreclosure: LOT 5 IN BLOCK 23 OF PROVIDENCE TOWNHOMES

PHASES 1 AND 2 ACCORDING TO MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 84, PAGE 61 OF THE PUBLIC RECORDS OF HILL-SBOROUGH COUNTY, FLOR-IDA.

A/K/A 1305 KELRIDGE PLACE BRANDON FL 33511

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.

In Accordance with the Americans with Disabilities Act, if you are a person with a disability who needs

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1800730000 File No.: 2023-583 Certificate No.: 2010 / 238990 Year of Issuance: 2010 Description of Property: VILLA SAINT LOUIS LOT 3 BLOCK 15 PLAT BK / PG : 1 / 59 SEC - TWP - RGE : 15 - 29 - 18 Name(s) in which assessed: GAIL D OLDS

All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 5/5/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01405H

#### THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0675540000 File No.: 2023-577 Certificate No.: 2020 / 7686 Year of Issuance: 2020 Description of Property: SUBDIVISION RTH HI LOT 17 BLOCK 2 PLAT BK / PG : 36 / 85 SEC - TWP - RGE : 15 - 29 - 20 Name(s) in which assessed: AUSTIN DANIEL LEE TRUSTEE THERESA M AUSTIN THE THERESA M AUSTIN TRUST DATED 25 DAY OF SEPTEMBER 2008 THERESA M AUSTIN TRUSTEE DANNY LEE AUSTIN All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com. 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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 5/5/2023

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, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508. Dated this 16 day of May, 2023. ALBERTELLI LAW P. O. Box 23028

Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Ritchie Florida Bar #106621 Justin Ritchie, Esq. CT - 22-000707 May 19, 26, 2023 23-01538H

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1495430000 File No.: 2023-584 Certificate No.: 2020 / 14732 Year of Issuance: 2020 Description of Property: RIVERBEND MANOR LOTS 1 2 3 4 17 18 19 AND 20 BLOCK Y PLAT BK / PG : 17 / 1 SEC - TWP - RGE : 31 - 28 - 19 Name(s) in which assessed: BETHEL BAPTIST EL CHURCH All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be re-

deemed according to law, the property described in such certificate will be sold to the highest bidder on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 5/5/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01406H

#### THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0881100025 File No.: 2023-586 Certificate No.: 2018 / 10277 Year of Issuance: 2018 Description of Property: S 1/2 OF SE 1/4 OF NE 1/4 OF SE 1/4 LESS N 45 FT THEREOF AND LESS E 525 FT THEREOF SEC - TWP - RGE : 23 - 30 - 21 Name(s) in which assessed: JUSTIN ANDERSON

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

#### COUNTY, FLORIDA CASE NO.: 2022-CA-7481 Div.: J Fair Quick Offer, LLC, a Florida limited liability company Plaintiff, vs. Pamela Parsons,

Defendant. NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 8, 2023 entered in Civil Case No. 2022-CA-7481 DIV.: J of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Fair Quick Offer, LLC, a Florida limited liability company is Plaintiff and Pamela Parsons is Defendant. The Clerk, CINDY STUART,

will sell to the highest bidder for cash, online at www.hillsborough. realforeclose.com at public sale on July 27, 2023, at 10:00 A.M. on the following described property as set forth in said Final Judgment, to wit: The North 75 Feet of the West

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0050491404 File No.: 2023-571 Certificate No.: 2020 / 877 Year of Issuance: 2020 Description of Property: TOWN'N COUNTRY PARK UNIT NO 38 E 10 FT OF LOT 1 AND W 58 FT OF LOT 2 BLOCK 82 PLAT BK / PG : 43 / 42 SEC - TWP - RGE : 26 - 28 - 17 Name(s) in which assessed: DAVID J GILL

All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 5/5/2023 Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01400H

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0438220000 File No.: 2023-575

Certificate No.: 2020 / 4556 Year of Issuance: 2020

#### SECOND INSERTION

143.45 feet of the East 301.90 feet of Lot 6, GOLDSTEIN'S ADDITION TO NORTH TAM-PA, according to map or plat therefor as recorded in Plat BOOK 10, Page 31, of the Public Records or Hillsborough County, Florida.

Property Address: 8709 N. Packwood Avenue, Tampa, FL 33604 Hillsborough County Parcel ID: A-23-28-18-3DX-000000-00006.1

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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your

#### THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0779405700

File No.: 2023-573 Certificate No.: 2020 / 9299

- Year of Issuance: 2020
- Description of Property: SEC 29-31-20 E 1/2 OF W 2/3 OF N 259.10 FT OF W 3/4 OF W 1/2 OF S 1/2 OF SE 1/4 OF NW 1/4 SEC - TWP - RGE : 29 - 31 - 20

Name(s) in which assessed: CHRISTOPHER M COWELL All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

#### Dated 5/5/2023 Cindy Stuart

Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01401H

#### THIRD INSERTION NOTICE OF APPLICATION

FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0656470000 File No.: 2023-587 Certificate No.: 2020 / 7482 Year of Issuance: 2020 Description of Property: DIXIE VIEW LOT 17 BLOCK 9 PLAT BK / PG : 22 / 79 SEC - TWP - RGE : 08 - 29 - 20

scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. LAW OFFICES OF: Andrew M. Fisher, Esq. Florida Bar No. 10389 FISHER LAW, P.A. 7651 Ashley Park Court, Suite 405 Orlando, FL 32835

Tel (321) 299-9409; Fax (321) 299-9410 afisher@fisherlawpa.com Attorney for Plaintiff, Fair Quick Offer, LLC, a Florida limited liability company May 19, 26, 2023 23-01525H

SECOND INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001483 Division A IN RE: ESTATE OF FERNANDO ANTONIO GUTIERREZ Deceased.

The administration of the estate of FERNANDO ANTONIO GUTIER-REZ, deceased, whose date of death was March 09, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. 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 19, 2023.

#### **Personal Representative** Fernando A. Gutierrez

11051 SW 197th Street, Apt #308 Cutler Bay, FL 33157 Attorney for Personal Representative The Law Office of Alain Roman, PLLC

Alain E. Roman, Esq. Fla. Bar No. 119796 8180 NW 36th Street, Suite 224

All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator. 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 5/5/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01407H

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01403H

TRUSTEE JUSTIN P ANDERSON TRUSTEE THE DURANT 25 LAND TRUST UTD 9/08/2011 All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 5/5/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01408H

Description of Property: TRACT BEG 947.69 FT W OF NE COR OF SE 1/4 OF NE 1/4 AND RUN S 376.44 FT NWLY AN ARC DISTANCE OF 177.38 FT ALONG 561.19 FT RAD CURVE TO LEFT W .49 FT N 347.52 FT AND E 175 FT TO BEG SEC - TWP - RGE : 23 - 29 - 19 Name(s) in which assessed:

PRIME MANAGEMENT LLC All of said property being in the County of Hillsborough, 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 on (6/22/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 5/5/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01402H

Name(s) in which assessed: ELITE HOME ESTATE INVESTMENT ELITE HOME SOLUTIONS PROS TRUST

All of said property being in the County of Hillsborough, 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 on  $\left(6/22/2023\right)$  on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205 two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 5/5/2023

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Travis Hubbard, Deputy Clerk May 12, 19, 26; June 2, 2023 23-01409H

Doral, FL 33166	
(305) 489-1415	
May 19, 26, 2023	23-01529H



#### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000861 IN RE: ESTATE OF PATRICIA LOU EVENS a/k/a PATRICIA L. EVENS, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of PATRICIA LOU EVENS a/k/a PATRICIA L. EVENS, deceased, File Number 23-CP-000861; by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110; that the Decedent's date of death was December 5, 2022; that the total value of the estate is \$0.00, and that the names and addresses of those to whom it has been assigned by such order are:

Creditors: NONE

Beneficiaries: JULIA D. LARSEN, 9422 Oak Meadow Court Tampa, FL 33647; MARY K. WOLLENWEBER, 20 Elton Street Ecorse, MI 48229; JEFFREY J. EVENS, 15889 Wakenden Street Redford Charter Twp, MI 48239; DAVID E. EVENS, 20850 29 Mile Road Ray, MI 48096; STEPHEN G. EVENS, 20850 29 Mile Road Ray, MI 48096; CAROL R. EVENS, 1314 Yardley Drive Wesley Chapel, FL 33544; KERSTEN SANDIFAR f/k/a KER-STEN J. EVENS, 316 Melbourne Court Clarksville, TN 37043

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is May 19, 2023.

#### Persons Giving Notice: JULIA D. LARSEN

9422 Oak Meadow Court Tampa, FL 33647 Attorney for Persons Giving Notice: ROBERT D. HINES Attorney for Petitioner Florida Bar No. 0413550 Hines Norman Hines PL

Hines Norman Hines, P.L. 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com May 19, 26, 2023 23-01485H



SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001538 IN RE: ESTATE OF PEDRO ANGEL LASSALLE, Deceased.

The administration of the estate of PEDRO ANGEL LASSALLE, deceased, whose date of death was August 28, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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 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 19, 2023. ZORAIDA LASSALLE

Personal Representative 2519 Ranch Lake Circle Lutz, FL 33559 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 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: jrivera@hnh-law.com May 19, 26, 2023 23-01481H

#### SECOND INSERTION NOTICE TO CREDITORS

IN THE THIRTEENTH JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001432 IN RE: ESTATE OF MARGARET T. DUNNING Deceased.

The administration of the Estate of Margaret T. Dunning, deceased, whose date of death was June 24, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 AF- SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-1540 IN RE: ESTATE OF HAROLD D. BODNER, Deceased.

The administration of the estate of HAROLD D. BODNER, deceased, whose date of death was March 9, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of 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 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 19, 2023. VICKIE BODNER

Personal Representative 10260 Strawberry Tetra Drive Riverview, FL 33578

Robert D. Hines, Eq. Attorney for Personal Representative Florida Bar No. 0413550 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: jrivera@hnh-law.com May 19, 26, 2023 23-01482H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA PROBATE DIVISION CASE NO.: 23-CP-001443 DIVISION: A

#### IN RE: THE ESTATE OF GLORIA F. JULIAN, Deceased.

The administration of the estate of GLORIA F. JULIAN, whose date of death was December 26, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P. O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representatives and the personal representatives attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY

#### PROBATE DIVISION CASE NO.: 23-CP-001309 DIVISION: A IN RE: ESTATE OF DELLA M. COLEMAN, DECEASED.

The administration of the estate of DELLA M. COLEMAN, deceased, File Number 23-CP-001309, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The name and address of 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 has been served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER TIME 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 claim with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE.

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

BARRED. The date of first publication of this notice is May 19, 2023. NATASHA RICHARDSON

NATASHA RICHARDSON DATE 4/12/2023 11319 Ivy Flower Loop Riverview, Florida 33578 FEHINTOLA OGUNTEBI DATE 5/11/2023 1904 West Cass Street Tampa, Florida 33606 (813) 254-8717 kemi@oguntebilaw.com FBN: 049042 Attorney for Personal Representative May 19, 26, 2023 23-01486H

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No. 23-CP-001580 Division: A IN RE: ESTATE OF SAMUEL A. WILKINSON, III Deceased.

The administration of the estate of SAMUEL A. WILKINSON, III, deceased, whose date of death was April 8, 2023, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, FL 33602. 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 LATER OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY

#### SECOND INSERTION

AMENDED NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION Case No: 22-CP-003068 IN RE: ESTATE OF GLORIA ANNICE HILL Deceased.

The administration of the estate of GLORIA ANNICE HILL, deceased, Case No: XXXXXX is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George Edgecomb Courthouse, 800 East Twiggs Street, Tampa, Florida 33602. 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 the decedent's estate, including unmatured, contingent, or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE EARLIER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this notice is May 19, 2023.

#### SUSAN KROON

Personal Representative /s/ Derek t. Matthews GLEN R. LANSKY, ESQUIRE Fla. Bar No: 985392 DEREK T. MATTHEWS, ESQUIRE Fla. Bar No: 1000992 LANSKY LAW GROUP 5476 Lithia Pinecrest Rd. Lithia, Florida 33547 Telephone: 813-657-1995 Email: litigation@lanskylawgroupfl.com Attorneys for Personal Representative May 19, 26; June 2, 2023 23-01488H

#### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY,

#### FLORIDA PROBATE DIVISION File No. 2023 CP 001571 IN RE: ESTATE OF DAVID N. DAVENPORT, Deceased.

The administration of the estate of DA-VID N. DAVENPORT, deceased, whose date of death was March 30, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Hillsborough County Probate Division A. 800 E Twiggs St. Room 426 Edgecomb Courthouse Tampa, Florida 33602. 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

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

MAY 26 – JUNE 1, 2023

#### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001496 IN RE: ESTATE OF HELEN MARIE TRIMBOLI Deceased.

The administration of the estate of Helen Marie Trimboli, deceased, whose date of death was March 30, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, Florida 33602. The names and addresses of the personal representative 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 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 19, 2023.

**Personal Representative:** William S. Trimboli 790 Gates Mill Way Alpharetta, GA 30004 Attorney for Personal Representative: William R. Swindle, Attorney Florida Bar Number: 0509124 SHUMAKER LOOP & KENDRICK LLP 101 E. Kennedy Blvd., Suite 2800 Tampa, FL 33602 Telephone: (813) 229-7600 Fax: (813) 229-1660 E-Mail: bswindle@shumaker.com Secondary E-Mail: tmcintyre@shumaker.com 18582953v1 May 19, 26, 2023 23-01490H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000489 Division A IN RE: ESTATE OF JAMES ALBERT STEVENS, Deceased.

The administration of the estate of James Albert Stevens, deceased, whose date of death was January 1, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. 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.

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

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



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 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

The date of first publication of this notice is 05/19/2023.

#### Personal Representative: Kaysonia Hollis

2535 W. Palmetto Street Tampa, Florida 33607 Attorney for Personal Representative: Timothy G. Hayes, Esq. Attorney for Kaysonia Hollis Florida Bar No. 356476 Law Offices of Timothy G. Haves, PA 8875 Hidden River Pkwy., Suite 300 Tampa, Florida 33637 Tel: (813) 482-4263 Fax: (813) 949-6255 Email: tghayes@mindspring.com Secondary email: mjohnson@hayeslawpa.com 23-01484H May 19, 26, 2023

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

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

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

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

notice is: May 19, 2023. PERSONAL REPRESENTATIVE:

Marni Julian 2615 Pier Drive Ruskin, FL 33570 ATTORNEY FOR PERSONAL REPRESENTATIVE: Mark C. Mann, Esquire Florida Bar No.: 0040118 Berlin Patten Ebling, PLLC 324 S. Hyde Park Ave., Suite 325 Tampa, FL 33606 Phone: (813) 467-7500 Fax: (813) 251-1662 Email: mcmann@berlinpatten.com 05854849-1

23-01483H

May 19, 26, 2023

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 19, 2023. **Personal Representative:** 

Cheryl Cooper

12701 Allendale Lane Tampa, Florida 33618 Attorney for Personal Representative: Michelangelo Mortellaro, Esq. Attorney Florida Bar Number: 0036283 Mortellaro Law 4102 W. Linebaugh Avenue, Suite 100 Tampa, FL 33624 Telephone: (813) 367-1500 E-Mail: mmortellaro@mortellarolaw.com Secondary E-Mail: cynthia@mortellarolaw.com 23-01524HMay 19, 26, 2023

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

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

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

The date of first publication of this notice is May 19, 2023.

#### Personal Representative: CAROL B. DAVENPORT

7333 Scotland Wav Apt. 1302 Sarasota, FL 34238 Attorney for Personal Representative: ELIZABETH C. MARSHALL Florida Bar No. 0440884 Williams Parker Harrison Dietz & Getzen 200 S. Orange Ave. Sarasota, FL 34236 Telephone: 941-366-4800 Designation of Email Addresses for service: Primary: emarshall@williamsparker.com Secondary: scuster@williamsparker.com May 19, 26, 2023 23-01489H 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 19, 2023.

Personal Representative: Pamela K. Smith 19602 Shea Sands Drive Odessa, Florida 33556 Attorney for Personal Representative: Linda S. Faingold, Esquire Florida Bar Number: 011542 5334 Van Dyke Road Lutz, Florida 33558 Telephone: (813) 963-7705 Fax: (888) 673-0072 E-Mail: linda@tampabayelderlaw.com May 19, 26, 2023 23-01499H



#### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY. FLORIDA PROBATE DIVISION File No. 23-CP-001500 Division A IN RE: ESTATE OF EDWARD MICHAEL SILBERT a/k/a EDWARD M. SILBERT, Deceased.

The administration of the estate of ED-WARD MICHAEL SILBERT a/k/a ED-WARD M. SILBERT, deceased, whose date of death was February 7, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

notice is: May 19, 2023. HUGH S. FEUER Personal Representative 579 Trianon Street Houston, TX 77024 James P. Hines, Jr. Attorney for Personal Representative Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Secondary Email: mgreco@hnh-law.com May 19, 26, 2023 23-01500H

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001485 IN RE: ESTATE OF CHARLOTTE JEAN GATES, Deceased.

The administration of the estate of CHARLOTTE JEAN GATES, deceased, whose date of death was December 18, 2021, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. 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 AF-TER THE DATE OF SERVICE OF A

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001690 Division: A IN RE: ESTATE OF DONNA MARIE BRESETTE Deceased.

The administration of the estate of DONNA MARIE BRESETTE, deceased, whose date of death was January 25, 2023, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602. 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 19, 2023. Personal Representative: /s/ Sharon L. Rapier (May 15, 2023 12:30 EDT) Sharon Rapier 2525 Gulf City Rd. #97 Ruskin, Florida 33570 Attorney for Personal Representative: /s/ KYLE BELZ, ESQ. KYLE J. BELZ, ESQUIRE

Florida Bar Number: 112384 955 E. Del Webb Blvd., Suite 101B Sun City Center, FL 33573 Telephone: (813-296) 1296 Fax: (813) 296-1297 E-Mail: kylebelz@belzlegal.com SecondaryE-Mail: paralegal@belzlegal.com 23-01521H May 19, 26, 2023

> SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001299 **Division Probate** IN RE: ESTATE OF VELIA VINAS Deceased.

The administration of the estate of Velia Vinas, deceased, whose date of death was February 27, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs St, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attor-

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT/COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA FILE NUMBER: 2023-CP-27 IN RE: ESTATE OF JACKIE JUNIOR LYLE Deceased

The administration of the estate of JACKIE JUNIOR LYLE, deceased, whose date of death was January 27, 2022, and the last four digits of whose social security number are XXX-XX-7360, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, Case Number: 29-2023-CP-000027, the address of which is 401 N Jefferson St, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

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

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

The date of first publication of this notice is May 19, 2023. Personal Representative

Kathy Gene Garza 2520 Jonesboro Rd. Lot 83, Mailbox #49 Atlanta, GA 30315 Attorney for Personal Representative: /s/ Carrie D. McClain, Esq. Carrie D. McClain, Esquire Attorney for Lisa Woodruff FL Bar Number: 0054065 P.O. Box 50183 Jacksonville, Florida 32240 Telephone: (904) 469-1136 E-Mail: cdm@lawofficeofcarriemcclain.com May 19, 26, 2023 23-01522H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP001214 Division: W IN RE: ESTATE OF NORVAL CORNELL SCOTT Deceased.

The administration of the estate of NORVAL CORNELL SCOTT, deceased, whose date of death was November 24, 2022, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is P.O. Box 989, Tampa, FL 33601-0989. 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.

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 23-CP-001637 IN RE: THE ESTATE OF RUTH K. DeOREO, a/k/a **RUTH KOSCHAK DeOREO**, Deceased.

The administration of the estate of RUTH K. DeOREO a/k/a, RUTH KOS-CHAK DeOREO, deceased, whose date of death was March 23, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St, Tampa, FL 33602. 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 19, 2023. FRANCIS DeOREO 710 Butch Cassidy Trail Wimauma, FL 33598 NICHOLAS J. FIORENTINO, ESQUIRE CIARCIAGLINO, GELL & FIORENTINO, P.A. 10225 Ulmerton Road, #12B Largo, FL 33771 (727) 898-8000 Fax (727) 345-5388 FBN: 627224 Primary: NJF@TheTampaBayLawyers.com Secondary:

Staff@TheTampaBayLawyers.com Attorney for Petitioner May 19, 26, 2023 23-01536H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA File No. 23-CP-001604 RE: ESTATE OF DIANE LEE KEMKER, Deceased.

The administration of the estate of DI-ANE LEE KEMKER, deceased, whose date of death was April 27, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. 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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-000204 Division: A IN RE: THE ESTATE OF SANDRA RAILSBACK COUNCIL, Deceased.

The administration of the estate of San-dra Railsback Council, deceased, whose date of death was December 19, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, Florida 33601 or 800 E. Twiggs Street, Tampa, Florida 33602. 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 19, 2023.

10tice 13 May 19, 2020.
Personal Representative
Whitney C. Council
2303 8th Street SW
Ruskin, Florida 33570
Attorney for the Personal
Representative
Daniel M. Hartzog, Jr., Esq.
Florida Bar No. 0652067
2adopt@heartfeltadopt.com
1405 Oakfield Drive
Brandon, Florida 33511
813-835-6000
May 19, 26, 2023 23-01534H
May 19, 26, 2023 23-01534

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 22-CA-006729

#### PENNYMAC LOAN SERVICES, LLC; Plaintiff, vs.

#### ESTATE OF KEITH MARTIN RASMUSSEN, ET.AL; Defendants NOTICE IS GIVEN that, in accordance

with the Final Judgment of Foreclosure dated March 8, 2023, in the abovestyled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.hillsborough. realforeclose.com, on June 13, 2023, the following described property:

Lot 7, Block 9, Tremont at Bay Park Two, according to the plat as recorded in Plat Book 132, Pages 70 through 71, of the Public Records of Hillsborough

County, Florida. Property Address: 508 GLENN CROSS DR, RUSKIN, FL 33570-0000

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM HE SALE IF ANY OTHER THAN

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA PROBATE DIVISION File Number: 23-CP-001198 IN RE: The Estate of: JAIMON JACOB, Deceased.

The administration of the estate of JAI-MON JACOB, deceased, whose date of death was October 29, 2022, and whose social security number is xxx-xx-3182, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs St., Tampa, Florida 33602. The names and addresses of the personal representatives' attorney are set forth below.

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

ALL CLAIMS NOT FILED WITHIN THE TIME SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE 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 FOREVER BARRED.

The date of first publication of this notice is May 19, 2023.

Personal Representative: TARUN JAIMON JACOB 105 Orchard View Fayetteville, GA 30215 Attorney for Personal Representative: By: /s/Thomas J. Gallo Thomas J. Gallo THOMAS J. GALLO ATTORNEY, P.A. Florida Bar No. 0723983 2240 Lithia Center Ln.

Valrico, Florida 33596 Telephone: (813) 815-4529 May 19, 26, 2023 23-01539H

#### SECOND INSERTION

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Andrew Arias, Esq. FBN: 89501 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309

COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is: May 19, 2023.

#### GARY WILLIAM WADE Personal Representative

605 Archer Ln Georgetown, Texas 78633 CHRISTOPHER H. NORMAN Florida Bar No. 821462 MORGAN A. ROBINSON Florida Bar No. 1038923 Attorneys for Petitioner Hines Norman Hines, PL 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: cnorman@hnh-law.com Secondary Email: mrobinson@hnh-law.com May 19, 26, 2023 23-01520H

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 19, 2023. Personal Representative: Nestor Vinas 1923 Floresta View Drive Tampa, Florida 33618 Attorney for Personal Representative: Lesly Vaillancourt E-mail Addresses: les@longalaw.com, admin@longalaw.com Florida Bar No. 44518 Longa Law Firm, P.A. 1228 East 7th Ave. Tampa, Florida 33605 Telephone: (813) 421-0190 May 19, 26, 2023 23-01487H

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 19, 2023.

#### **Personal Representative:** Phillip Scott

88 Glennmary Lane W Richmond Hill, Georgia 31324 Attorney for Personal Representative: Denise A. Welter, Esquire, Attorney Florida Bar Number: 585769 2236 Ashley Oaks Circle, Suite 102 Wesley Chapel, Florida 33544 Telephone: (850) 388-3845 E-Mail: denise@welterlawoffice.com Alternate E-Mail: service@welterlawoffice.com May 19, 26, 2023 23-01530H OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is: May 19, 2023. Signed on this 5TH day of MAY,

2023. GEORGE HARRY KEMKER, JR.

12811 Harborwood Drive Largo, FL 33774 /s/ Jennifer M. Rodriguez

Attorney for Personal Representative Florida Bar No. 864781 BUCHANAN INGERSOLL & ROONEY PC Two South Biscayne Blvd., Suite 1500 Miami, Florida 33131 Phone: (954) 468-2334 Primary E-Mail: jennifer.rodriguez@bipc.com Secondary E-Mail: kimberly.ecker@bipc.com

23-01535H

May 19, 26, 2023

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

Phone: (954) 644-8704; Fax: (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com MLG No.: 22-02062 May 19, 26, 2023 23-01501H



SECOND INSERTION

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION Case #: 22-CA-002819 DIVISION: D U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2005-EMX1 Plaintiff, -vs.-

Charles G. Kilcovne; Deborah A. Kilcoyne; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2. if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 22-CA-002819 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. Bank National Association, as Trustee, for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Series 2005-EMX1, Certificates, Plaintiff and Charles G. Kilcoyne are defendant(s), I. Clerk of Court, Cindv Stuart, will sell to the highest and best bidder for cash by electronic sale at http://www.hillsborough.realforeclose. com beginning at 10:00 a.m. on June 13, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 20 IN BLOCK 3 OF WOODBRIAR WEST AC-

#### CORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 50, PAGE 73 OF THE PUBLIC RECORDS

OF HILLSBOROUGH COUN-TY FLORIDA. ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF

THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. \*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel here-

by designates its primary email address for the purposes of email service as: FLeService@logs.com\* Pursuant to the Fair Debt Collection

Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770." LOGS LEGAL GROUP LLP Attorneys for Plaintiff 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 22-326035 FC01 WNI May 19, 26, 2023 23-01491H

of the Lis Pendens must file a claim

before the clerk reports the surplus as

If the sale is set aside for any reason.

the Purchaser at the sale shall be enti-

tled only to a return of the deposit paid.

The Purchaser shall have no further re-

course against the Mortgagor, the Mort-

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

to access court facilities or participate

in a court proceeding, you are entitled,

at no cost to you, to the provision of

certain assistance. To request such as-

sistance, please contact the 13th Judi-

cial Circuit Court's ADA Coordinator at

least seven days before your scheduled

court appearance, or immediately upon

receiving this notification if the time

before the scheduled appearance is less

that seven days. If you are hearing or voice impaired, call 711.

May, 2023. TIFFANY & BOSCO, P.A.

/s/ Kathryn I. Kasper, Esq.

Anthony R. Smith, Esq.

Kathryn I. Kasper, Esq.

Attorneys for Plaintiff

Winter Park, FL 32789

Telephone: (205) 930-5200

Facsimile: (407) 712-9201

Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430

23-01537H

FL Bar #157147

FL Bar #621188

OF COUNSEL:

May 19, 26, 2023

SUBMITTED on this 17th day of

gagee or the Mortgagee's attorney.

#### SECOND INSERTION

unclaimed.

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 22-CA-004455 GROW FINANCIAL FEDERAL CREDIT UNION, Plaintiff, v.

#### MARK MCGUIRE A/K/A MARK B. MCGUIRE, et al., Defendants.

NOTICE is hereby given that Cindy Stuart, Clerk of the Circuit Court of Hillsborough County, Florida, will on July 3, 2023, at 10:00 a.m. ET, via the online auction site at http://www. hillsborough.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Hillsborough County, Florida, to wit:

Lot 35 in Block 1 of SUMMER-FIELD VILLAGE I TRACT 27, PHASE II, according to the Plat thereof, as recorded in Plat Book 58, on page 15, of the Public Re-cords of Hillsborough County, Florida.

Property Address: 11347 Black-bark Drive, Riverview, FL 33569 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date

## PUBLISH YOUR

#### SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 22-CA-006881 PHH MORTGAGE CORPORATION,

Plaintiff vs JESENIA GLISSETTE OLIVENCIA A/K/A JESENIA G. SALMOND A/K/A JESENIA SALMOND: MATTHEW RYAN SALMOND A/K/A MATTHEW R. SALMOND A/K/A MATTHEW SALMOND; U.S. QUALITY HOMES, LLC: FAMILY HOMES OF AMERICA LLC: PROVIDENCE LAKES MASTER ASSOCIATION, INC. Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated May 12, 2023, and entered in Case No. 22-CA-006881 of the Circuit Court of the 13TH Judicial Circuit in and for Hillsborough County, Florida, wherein PHH MORTGAGE CORPORATION, is Plaintiff and JESENIA GLISSETTE OLIVENCIA A/K/A JESENIA G. SALMOND A/K/A JESENIA SALMOND; MATTHEW RYAN SALMOND A/K/A MATTHEW R. SALMOND A/K/A MATTHEW SALMOND; U.S. QUALITY HOMES, LLC: FAMILY HOMES OF AMERICA LLC: PROVIDENCE LAKES MASTER ASSOCIATION, INC., are Defendants, the Office of the Clerk, Hillsborough County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.hillsborough. realforeclose.com at 10:00 a.m. on the 11th day of July, 2023, the following described property as set forth in said Uniform Final Judgment, to wit: LOT 17, BLOCK B, PEPPERMILL

DIVISION

Plaintiff, vs.

Defendant(s),

CEASED,

THE UNKNOWN HEIRS,

GRANTEES, ASSIGNEES,

IN THE ESTATE OF JOHN

CEPHAS, DECEASED, et. al.

LIENORS, CREDITORS,

BENEFICIARIES, DEVISEES,

TRUSTEES AND ALL OTHERS

WHO MAY CLAIM AN INTEREST

TO: THE UNKNOWN HEIRS, BENE-

FICIARIES, DEVISEES, GRANTEES,

ASSIGNEES, LIENORS, CREDITORS,

TRUSTEES AND ALL OTHERS WHO

MAY CLAIM AN INTEREST IN THE

ESTATE OF JOHN CEPHAS. DE-

whose residence is unknown if he/she/

they be living; and if he/she/they be

dead, the unknown defendants who may

be spouses, heirs, devisees, grantees,

assignees, lienors, creditors, trustees,

and all parties claiming an interest by,

through, under or against the Defen-

dants, who are not known to be dead or

alive, and all parties having or claiming

to have any right, title or interest in the

property described in the mortgage be-

that an action to foreclose a mortgage

LOT(S) 17, BLOCK 1, SHER-WOOD HEIGHTS, UNIT NO

1. ACCORDING TO THE PLAT

THEREOF ON FILE IN THE OF-

FICE OF THE CLERK OF THE

CIRCUIT COURT IN AND FOR

YOU ARE HEREBY NOTIFIED

ing foreclosed herein.

on the following property:

III AT PROVIDENCE LAKES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 62, PAGES 28-1 THROUGH INCLUSIVE OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY FLORIDA.

Property Address: 1119 Tuxford Drive, Brandon, Florida 33511

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, 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, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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: 5/15/23

McCabe, Weisberg & Conway, LLC 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: 22-400393 May 19, 26, 2023 23-01514H

#### SECOND INSERTION

NOTICE OF ACTION -FLORIDA. CONSTRUCTIVE SERVICE has been filed against you and you IN THE CIRCUIT COURT OF THE are required to serve a copy of your THIRTEENTH JUDICIAL CIRCUIT written defenses, if any, to it on IN AND FOR HILLSBOROUGH counsel for Plaintiff, whose address COUNTY, FLORIDA is 6409 Congress Ave., Suite 100, GENERAL JURISDICTION Boca Raton, Florida 33487 on or before 06/12/2023/(30 days from Date CASE NO. 23-CA-011713 of First Publication of this Notice) WINTRUST MORTGAGE, A and file the original with the clerk DIVISION OF BARRINGTON of this court either before service on BANK & TRUST COMPANY, N.A., 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. THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediatelyupon receiving an otification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice ImpairedLine1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 11th day of May, 2023

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan

DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION CASE NO .: 23-CA-001309 NATIONSTAR MORTGAGE LLC,

Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, **CREDITORS, TRUSTEES** AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ROBERT JAMES GARY, et al.,

#### Defendants.

TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS CREDITORS TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF ROBERT JAMES GARY Last Known Address: 2015 E FAIR-BANKS ST, TAMPA, FL 33604 Current Residence Unknown YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property

LOTS 9 AND 10, IN BLOCK K, HILLSBORO HEIGHTS OF SOUTH, ACCORDING TO MAP OR PLAT THEREOF, RECORD-ED IN PLAT BOOK 10, PAGE 28, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY. FLORIDA.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is P.O. BOX 771270, CORAL SPRINGS, FL 33077 on or before 06/09/2023, a date at least thirty (30) days after the first publication of

this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

WITNESS my hand and the seal of this Court this 8th day of May, 2023. CINDY STUART

As Clerk of the Court

(SEAL) By /s/ As Deputy Clerk De Cubas & Lewis, P.A. Attorney for Plaintiff P.O. BOX 771270 CORAL SPRINGS, FL 33077 23-00122 May 19, 26, 2023 23-01504H

SECOND INSERTION NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT,

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 18-CA-010073 BANK OF AMERICA, N.A.;

Plaintiff. vs. JAMES B. GERARD, DECEASED, ET.AL;

#### Defendants

NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale dated May 08, 2023, in the abovestyled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.hillsborough. realforeclose.com , on June 14, 2023, the following described property: THE LAND REFERRED TO

HEREIN BELOW IS SITU-ATED IN THE COUNTY OF HILLSBOROUGH, STATE OF FLORIDA AND IS DESCRIBED AS FOLLOWS:

ALL THAT PARCEL OF LAND IN CITY OF SUN CITY CENTER, HILLSBOROUGH COUNTY, STATE OF FLORI-DA, AS DESCRIBED IN DEED BOOK 7623, PAGE 813, ID# U0132191U4000002000040, BEING KNOWN AND DESIG-NATED AS:

LOT 4 IN BLOCK 2, CY-PRESSVIEWPHASE 1 UNIT 1, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 54, PAGE 25 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY. FLORIDA.

COMMONLY KNOWN AS: 1707 AURA CT., SUN CITY CENTER, FL 33573 BY FEE SIMPLE DEED FROM WALTER A. JOELLEN BECK AND DOROTHY E. JOEL-LENBECK, HIS WIFE AND WALTER A. JOELLENBECK, AS TRUSTEE OF THE WAL-

AS SET FORTH IN DEED BOOK 7623, PAGE 813 DATED 12/15/1994 AND RECORDED  $12/27/1994,\ \mathrm{HILLSBOROUGH}$ COUNTY RECORDS. STATE OF FLORIDA.

Property Address: 1707 AURA CT. SUN CITY CENTER, FL 33573

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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line

1-800-955-8770.Andrew Arias, Esq. FBN: 89501 Attorneys for Plaintiff

Marinosci Law Group, P.C.

100 West Cypress Creek Road, Suite 1045

Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fox: (054) 779 ServiceFL@mlg-defaultlaw.comServiceFL2@mlg-defaultlaw.comMLG No.: 18-03821 May 19, 26, 2023 23-01531H

## 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 and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



HILLSBOROUGH COUNTY. FLORIDA, RECORDED IN PLAT BOOK 34, PAGE 44, SAID LANDS SITUATE, LYING AND BEING IN HILLSBOROUGH COUNTY.

6409 Congress Ave., St	iite 100
Boca Raton, FL 33487	
PRIMARY EMAIL: fln	nail@raslg.com
23-104447	
May 19, 26, 2023	23-01526H

TER A. JOELLEN BECK AND DOROTHY E. JOELLENBECK REVOCABLE LIVING TRUST DATED JANUARY 12, 1994

#### SECOND INSERTION

#### tioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Hillsborough County, Florida, more particularly described as follows:

LOT 11, BLOCK 1, OAK CREEK PARCEL "H-H", AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 100, PAGE 141, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

more commonly known as 8555 Deer Chase Drive, Riverview, FL 33569.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, on or before 06/02/2023 and file the origi-

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

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770."

WITNESS my hand and seal of this Court on the 1st day of May, 2023.

Cindy Stuart

Circuit and County Courts (SEAL) By: /s/ Deputy Clerk

LOGS LEGAL GROUP LLP Attorneys for Plaintiff 2424 North Federal Highway Suite 360 Boca Raton, FL 33431 22-327385 FC01 SPZ May 19, 26, 2023 23-01505H

#### NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 23-CA-000296 DIVISION: B Truist Bank, formerly known as Branch Banking and Trust Company Plaintiff. -vs.

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Robert Normand a/k/a Robert Joseph Normand a/k/a Robert J. Normand, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Patricia A. Lamere; John E. Normand: Unknown Spouse of Patricia A. Lamere; Unknown Spouse of John E. Normand; The Villages of Oak Creek Master Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by,

through, under and against the above named Defendant(s); **Unknown Parties in Possession** #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

#### Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Robert Normand a/k/a Robert Joseph Normand a/k/a Robert J. Normand, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s): LAST KNOWN ADDRESS: UN-KNOWN Residence unknown, if living, includ-

ing any unknown spouse of the said

Defendants, if either has remarried and

if either or both of said Defendants are

dead, their respective unknown heirs,

devisees, grantees, assignees, credi-

tors, lienors, and trustees, and all other

persons claiming by, through, under

or against the named Defendant(s);

and the aforementioned named

Defendant(s) and such of the aforemen-

SECOND INSERTION

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 22-CA-009039 LOANDEPOT.COM, LLC Plaintiff, v. EBONY RENATA CHARISSE DANIELS; CHRISTOPHER **DESHAUN DANIELS: UNKNOWN** TENANT 1; UNKNOWN TENANT 2; BALLENTRAE OF HILLSBOROUGH HOMEOWNERS ASSOCIATION,

#### INC. Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on April 11, 2023, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Cindy Stuart, Clerk of the Circuit Court, shall sell the property situated in Hillsborough County, Florida, described as:

LOT 54, BLOCK 7, BALLEN-TRAE SUBDIVISION PHASE 2, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 125, PAGE(S) 294 THROUGH 301, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA.

WINTERSET a/k/a 11922 COVE DRIVE, RIVERVIEW, FL 33579-9356 at public sale, to the highest and best

bidder, for cash, online at http://www.

NOTICE OF JUDICIAL SALE PURSUANT TO SECTION 45.031, FLORIDA STATUTES IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO: 23-CA-011965 MANHATTAN PALMS ASSOCIATION ONE, LLC, Plaintiff(s), v. HILLSBOROUGH REALTY 22

#### TRUST.

Defendant(s). NOTICE IS HEREBY GIVEN that a sale will be made pursuant to the Final Judgment for Partition entered on or about April 27, 2023 in the above case.

The Clerk of Court, Cindy Stuart, shall sell the Property at a public sale beginning at 10:00 a.m. on JUNE 1, 2023, online at www.hillsborough. realforeclose.com to the highest bidder or bidders for cash in accordance with Section 45.031, Florida Statutes for the following described real property:

LOT 111 of LAKESIDE TRACT A1, according to the map or plat thereof, as recorded in Plat Book 93, Page 24 of the Public Records of Hillsborough County, Florida Property Address: 11116 Lake Tahoe Dr, Riverview, FL 33569 Parcel Identification Number: U-29-30-20-60W-000000-00111.0 (the

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

hillsborough.realforeclose.com, on June 15, 2023 beginning at 10:00 AM. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street , Tampa, FL 33602 Phone: 813-272-7040 , Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770 ; or e-mail: ADA@fljud13.org

Dated at St. Petersburg, Florida this 11th. day of May, 2023. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff Isabel López Rivera FL Bar: 1015906 1000008354 May 19, 26, 2023 23-01503H

#### SECOND INSERTION

#### clerk reports the surplus as unclaimed.

IMPORTANT AMERICANS WITH DISABILITY ACT. If you are an individual with a disability who needs an accommodation in order to participate in a court proceeding or other court service, program, or activity, you are entitled, at no cost to you, to the provision of certain assistance. Requests for accommodations may be presented on this form in another written format. or orally. Please complete the attached form and mail it to the Thirteenth Judicial Circuit, Attention: ADA Coordinator, 800 E. Twiggs Street, Room 604, Tampa, FL 33602 or e-mail it to ADA@fljud13.org as far in advance as possible, but preferably at least 7 days before your scheduled court appearance or other court activity. Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance in completing this form due to your disability, or to request this document in an alternate format, please contact the ADA Coordinator at (813) 272-7040 or 711 (Hearing or Voice Impaired Line) or ADA@fljud13.org. DATED 5/12/2023 PREMIER LAW PLLC 6706 N. Nebraska Ave. #8386 Tampa, Florida 33604 Phone: 954.866.5255 Email: Premierlaw.pllc@gmail.com /s/ Derek A. Carrillo, Esq. DEREK A. CARRILLO, ESQ. Florida Bar Number: 111919 Attorney for the Uncontested Parties May 19, 26, 2023 23-01502H

#### SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-008612 MORTGAGE ASSETS NAGEMENT, LLC

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Ra-ton, Florida 33487 on or before 06/12/2023/(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 thereaf

#### SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

GENERAL CIVIL DIVISION Case No. 22-CC-008845 THE GRAND RESERVE

CONDOMINIUMS ASSOCIATION AT TAMPA, INC., Plaintiff. vs. HUMPHREY LAND TRUST UTD 4/1/21, DANIEL FEINMAN,

#### ESQUIRE, AS TRUSTEE Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Amended Uniform Final Judgment of Foreclosure entered in the case pending in the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Case No. 22-CC-008845 the Clerk of the Court, Hillsborough County, shall sell the property situated in said county, described as:

Unit 1721, of THE GRAND RE-SERVE CONDOMINIUM AT TAMPA, FLORIDA, a Condominium, according to the Declaration of Condominium as recorded in OR Book 16005, Page 672, Public Records of Hillsborough County Florida, together with an undivided share or interest in the common elements appurtenant thereto at public sale, to the highest and

best bidder for cash at 10:00 a.m. on June 30, 2023. The sale shall be conducted online at www.hillsborough. realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

If you are a person with a disability who needs an 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 Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated this 15th day of May, 2023 RABIN PARKER GURLEY, P.A. 2653 McCormick Drive Clearwater, Florida 33759 Telephone: (727)475-5535 Facsimile: (727)723-1131 For Electronic Service: Pleadings@rpglaw.com Counsel for Plaintiff By: /s/ John D. Kimbrough III Monique E. Parker, Florida Bar No. 0669210 Bennett L. Rabin, Florida Bar No. 0394580 John D. Kimbrough III, Florida Bar No.: 1018111 10437-055 May 19, 26, 2023 23-01515H

SECOND INSERTION

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

DIVISION CASE NO. 23-CA-001035 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR THE HOLDERS OF BANC OF AMERICA FUNDING CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4, Plaintiff, vs. FARAMARZ HAJ, et. al.

Defendant(s), TO: FARAMARZ HAJ and NAZLY KADKHODAEI

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: THE EAST 1/2 OF THE NORTH 1/2 OF THE EAST 160.00 FEET OF LOT 1, BLOCK 7, REVISED MAP OF ST. ANDREWS PARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-

ED IN PLAT BOOK 11, PAGE 58, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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 06/05/2023/(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 com-

plaint or petition filed herein. THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 3rd day of May, 2023. CLERK OF THE CIRCUIT COURT

(SEAL) BY: /s/ DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 22-027371 May 19, 26, 2023 23-01493H

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 23-CA-000834 U.S. BANK NATIONAL

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

Business Observer. \*\*See the Americans with Disabilities Act

In Accordance with the Americans

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT. IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION CASE NO .: 22-CA-003410 FREEDOM MORTGAGE CORPORATION

PLAINTIFF, VS. VIRGINIA WALLACE, EDWARD THOMAS WALLACE A/K/A EDWARD T. WALLACE ET AL., DEFENDANTS.

TO: : UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY Last Known Address: 803 RED ASH

COURT, SEFFNER, FL 33584 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property: LOT 4 BLOCK 3, LAKE

WEEKS PHASE 1, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 90, PAGE(S) 34-1 THROUGH 34-10, INCLU-SIVE, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 803 Red Ash Court, Seffner, FL 33584 has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

13TH JUDICIAL CIRCUIT, IN AND

FOR HILLSBOROUGH COUNTY,

CASE No. 22-CA-000655

NATIONSTAR MORTGAGE LLC

**D/B/A CHAMPION MORTGAGE** 

Plaintiff, vs. JERRY L. MOORE AKA JERRY

Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to an Order or Final Judgment

will sell to the highest bidder for cash at

FLORIDA.

for Plaintiff, whose address is 2200 W. Commercial Blvd, Suite 103, Ft. Lauderdale, FL 33309 on or before 06/09/2023, a date at least thirty (30)days after the first publication of this Notice in the (Please publish 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.

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 Ninth Circuit Court Administration ADA Coordinator of the Court, Hillsborough County Center, 21st floor, 601 E. Kennedy Blvd., Tampa, FL 33602; telephone number 813) 276-8401; (800) 955-8771 (TDD) or (800) 955- 8700, within two (2) working days of your receipt of this Notice of Action; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this May 8th day of 2023.

As Clerk of the Circuit Court (SEAL) By: /s/ As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC Attorney for Plaintiff

2200 W. Commercial Blvd, Suite 103 Ft. Lauderdale, FL 33309 22FL373-0504 May 19, 26, 2023 23-01516H

#### SECOND INSERTION

claim per the requirements set forth in FL Stat. 45.032.

IMPORTANT

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

DATED this 10th day of May, 2023. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Jacob.Elberg@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /S/ Jacob C. Elberg Jacob C. Elberg, Esq. Florida Bar No. 1032316 36615.0235 / JSchwartz May 19, 26, 2023 23-01492H

#### SECOND INSERTION

5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before 06/05/2023, 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. If you are a person with a disability

default will be entered against you for the relief demanded in the Complaint

IDA

MIDFIRST BANK, Plaintiff. VS.

entered in Case No. 22-CA-000655 of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein, MORT-GAGE ASSETS MANAGEMENT, LLC, Plaintiff and JERRY L. MOORE AKA JERRY LEE MOORE, et. al., are Defendants. Clerk of Court, Cindv Stuart,

COMPANY,

LEE MOORE, et. al.,

www.hillsborough.realforeclose.com, at the hour of 10:00 AM, on the 14th day of June, 2023, the following described property: LOT 17, TOGETHER WITH THE SOUTH ONE HALF OF CLOSED ALLEY ABUTTING SAID LOT ON THE NORTH IN BLOCK 2 OF N.C. SMITHS MAP OF RE-SUBDIVISION OF LOTS 1 TO 6, BLOCK 1 AND LOTS 1 TO 10, BLOCK 3, MORSE'S ADDITION TO NORTH YBOR, ACCORDING TO MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 2, PAGE 75 OF THE PUBLIC RECORDS OF HILL-

Any person claiming an interest in the surplus from the sale, if any, must file a

SBOROUGH COUNTY, FLOR-

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 22-CA-008292

#### Plaintiff, vs. THE UNKNOWN HEIRS. **BENEFICIARIES, DEVISEES,** GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ERIC P. JOSEPHSON, DECEASED, et. al. Defendant(s),

TO: THE UNKNOWN HEIRS BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ERIC P. JOSEPHSON, DECEASED.

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

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

LOT B IN BLOCK "A" OF RAIS-TON BEACH MANOR UNIT #2. AS PER MAP OR PLAT THERE-OF RECORDED IN PLAT BOOK 37 ON PAGE 40 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

ter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. NOTIĈE THIS SHALL PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. If you are a person with a disability

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving an otificationof a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice ImpairedLine1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this 11th day of Mav. 2023

#### CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-096350 May 19, 26, 2023 23-01532H

#### ASSOCIATION, Plaintiff, vs. TIMOTHY ALAN WHEELUS JR, AKA TIMOTHY A. WHEELUS, JR., et al,

#### Defendant(s).

To: TIMOTHY ALAN WHEELUS JR, AKA TIMOTHY A. WHEELUS, JR. Last Known Address: 10526 Whispering Hammock Dr. Riverview, FL 33578 Current Address: Unknown YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following property in Hillsborough County, Florida

LOT(S) 13, BLOCK 9, SANCTU-ARY PHASE 2, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 125, PAGES 51 THROUGH 56, OF THE PUBLIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA. A/K/A 10526 WHISPERING HAMMOCK DR RIVERVIEW FL 33578

has been filed against you and you are required to file written defenses by 06/09/2023, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a

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 the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604. Tampa, Florida 33602, (813) 272-7040, 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. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508. WITNESS my hand and the seal of

this court on this 8th day of May, 2023. Clerk of the Circuit Court (SEAL) By: /s/ Mustafa Divan Deputy Clerk

23-01527H

Albertelli Law P.O. Box 23028 Tampa, FL 33623 NL - 23-000113 May 19, 26, 2023

JUANA GARCIA; et al.. Defendant(s).

#### TO: Jaleel Raymond

Last Known Residence: 100 S Belcher Rd Unit 4934 Clearwater, FL 33765 TO: Unknown Spouse of Jaleel Raymond

Last Known Residence: 100 S Belcher Rd Unit 4934 Clearwater, FL 33765 TO: Unknown Tenant #1

Last Known Residence: 3715 Deleuil Avenue Tampa, FL 33610 TO: Unknown Tenant #2

Last Known Residence: 3715 Deleuil Avenue Tampa, FL 33610

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

LOT 526, OF BELMONT HEIGHTS NO. 2, ACCORD-LOT OF BELMONT ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGE 88, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY. FLORIDA.

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

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation. please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602, ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice ImpairedLine1-800-955-8770. Dated on May 2, 2023.

As Clerk of the Court (SEAL) By: /s/ As Deputy Clerk ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1485-354B May 19, 26, 2023 23-01494H



Call 941-906-9386 and select the appropriate C

or email legal@businessobserverfl.com



# Why Public Notice Should **Remain in Newspapers**

Along with open meeting and freedom of information laws, public notice is an essential element of the

## three-legged stool of government transparency





This is not about "newspapers vs the internet".

## It's newspapers and newspaper websites vs government websites

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would reduce the presence of public notices on the internet

Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

## prevent government officials from hiding information

they would prefer the public not to see





Since the first U.S.

Congress, public officials

Publishing notices on the internet is neither cheap nor free

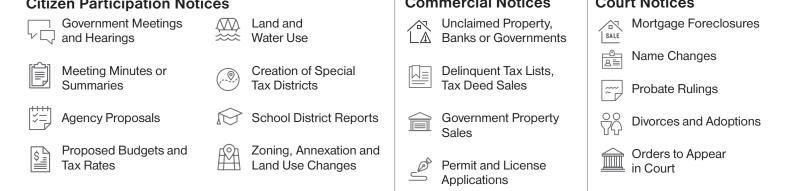


Newspapers remain the primary vehicle for public notice in

all 50 states

### **Commercial Notices**

## **Court Notices**



## Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com



## **Newsprint is inherently superior** to the internet for public notice

because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.



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## **Citizens continue** to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

## **Verifying publication is** difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



# ypes Of Public Notices

## Significant numbers of people in rural areas still lack highspeed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



## Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

## Governments aren't very good at publishing information on the internet.

Grade	F

Unlike newspaper publishers, public officials aren't compelled by the free market to operate effective websites.



## Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

# **ESSENTIAL ELEMENTS OF A PUBLIC NOTICE**

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



## **1. Accessible**

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians

# 

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice



4. Verifiable

There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law





## Stay Informed, It's Your Right to Know.

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