

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

Notice of Sale
Affordable secure Storage-Lakeland
1925 George Jenkins Blvd
Lakeland, FL 33815
863-682-2988

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

C03 Donald Bowler
D09 Arturo Arriola
C64 Sandra Aguilar
C33 Pierre Allen
C26 Stacy Wolfe
C49 Monica Takacs
M26 Lexi white
C41 Wendell Carson
L12 Destiny Davis
C13 Lionel Kelly
Auction date: 6.29.2023
June 2, 9, 2023 23-00756K

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN THAT Scott D Leddy / SDL LOGISTICS, LLC will engage in business under the fictitious name SDL LOGISTICS, LLC, with a physical address 2039 KINGS XING SW WINTER HAVEN, FL 33880, with a mailing address 2039 KINGS XING SW WINTER HAVEN, FL 33880, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
June 2, 2023 23-00757K

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of SparrowHawk Mobile Detailing-Tampa Bay located at 3505 Sutton Hills Drive S, in the County of Polk, in the City of Lakeland, Florida 33810 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Lakeland, Florida, this 24th day of May, 2023.
TC'S MOBILE DETAILING, LLC
June 2, 2023 23-00758K

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Daniella Creations located at 445 Clearwater ave in the City of Polk city, Polk County, FL 33868 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 27th day of May, 2023.
Vera Danielle Simmons De Sulgui
June 2, 2023 23-00771K

FIRST INSERTION

Notice is hereby given that YAMILETTE GONZALEZ, OWNER, desiring to engage in business under the fictitious name of JY FAMILY CLEANING SERVICES located at 145 GROVE BRANCH RD, WINTER HAVEN, FLORIDA 33880 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 2, 2023 23-00774K

FIRST INSERTION

NOTICE OF PUBLIC SALE
The following personal property of Lakesha Wilson and Carolyn Ivey Smith will on 16th day of June 2023, at 10:00 a.m., on property at 3801 Saint Johns Avenue, Lot #69, Palatka, Putnam County, Florida 32177, in River Oaks MHP, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
Year/Make: 1978 DIAD Mobile Home
VIN #: GDWTGA02781723
Title #: 14999175
PREPARED BY:
Rosita Sterling
Lutz, Bobo & Telfair, P.A.
2155 Delta Blvd, Suite 210-B
Tallahassee, Florida 32303
June 2, 9, 2023 23-00778K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No.: 2023-CP-001224-0000-XX
IN RE: ESTATE OF EVELYN M. DAY, Deceased.

The Administration of the Estate of EVELYN M. DAY, deceased, whose date of death was January 18, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P. O. Box 9000, Drawer CC-4, Bartow, FL 33821-9000. 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this Notice is June 2, 2023.

Personal Representative:
/s/ Dennis L. Day
DENNIS L. DAY
5270 Arthur Road
Slinger, Wisconsin 53086
Attorney for Personal Representative:
/s/ Brian W. Hurd
BRIAN W. HURD, ESQUIRE
Law Office of Brian W. Hurd
400 E. Merritt Ave., Suite A
Merritt Island, FL 32953
Telephone (321) 453-5007
Fax (321) 453-5027
E-Mail: brian@brevardlawoffice.com
Alt E-Mail:
probate@brevardlawoffice.com
Florida Bar Number: 0802271
June 2, 9, 2023 23-00773K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 2021CA-002489-0000-00
MORTGAGE ASSET MANAGEMENT LLC
Plaintiff(s) VS. DIANNA KRONYAK, ET AL
Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on MARCH 20, 2023 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

THAT PORTION OF LOT B, RE-SUBDIVISION OF GOLFVIEW PARK AS RECORDED IN PLAT BOOK 27, PAGE 37, PUBLIC RECORDS OF POLK COUNTY FLORIDA, WHICH INCLUDES: LOT 8, BLOCK 21, MAP OF GOLFVIEW PARK, AS RECORDED IN PLAT BOOK 14, PAGE 23, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
Property Address: 254 OLEANDER ROAD, LAKE WALES, FL 33898
to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 28TH day of JUNE, 2023.

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

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

WITNESS my hand and the seal of the Court on this 24th day of May, 2023.
STACY M. BUTTERFIELD, CPA
Clerk of the Circuit Court
Drawer CC-12, P. O. Box 9000
Bartow, Florida 33831-9000
(SEAL) By Lynnette Burke
Deputy Clerk
June 2, 9, 2023 23-00767K

FIRST INSERTION

Notice is hereby given that JESSICA MARIE POST-KOEHLER, OWNER, desiring to engage in business under the fictitious name of WILD COUNTRY APPAREL OUTFITTERS located at 1410 CHAMBERLAIN LOOP, LAKE WALES, FLORIDA 33853 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 2, 2023 23-00775K

FIRST INSERTION

Notice is hereby given that ROO MALKIYAH BEY, OWNER, desiring to engage in business under the fictitious name of RICHARD OTIENO OJWANG located at 625 BLUEBILL LANE, KISSIMMEE, FLORIDA 34759 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 2, 2023 23-00776K

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 06/19/2023 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 83.806: A 1997 SEA PRO vessel bearing vehicle identification number PI0SC787D797 and all personal items located inside located at 2121 New Tampa Highway, Site No. S-23, Lakeland, Florida 33815. Last Tenant: Nicholas Von Hollins. Sale to be held at: Woodall's Village, 2121 New Tampa Highway, Lakeland, Florida 33815, 863-686-7462.
June 2, 9, 2023 23-00772K

FIRST INSERTION

Notice is hereby given that OMHARI DHANA LAXMI LLC, OWNER, desiring to engage in business under the fictitious name of EVEREST FOOD & BEVERAGE located at 5044 LUNN ROAD, LAKE LAND, FLORIDA 33811 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 2, 2023 23-00777K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 23-CP-001602
Division 14 Probate
IN RE: ESTATE OF DORIS O'NEAL MERIWEATHER, Deceased.

The administration of the estate of DORIS O'NEAL MERIWEATHER, deceased, whose date of death was August 1, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

FIRST INSERTION

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 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: June 2, 2023.

ADRIANE GRAVES
Personal Representative
6515 Real Lane
Lakeland, FL 33813
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:
jriversa@hnh-law.com
June 2, 9, 2023 23-00768K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY, CIVIL DIVISION
CASE NO.: 2019-CA-004799
FREEDOM MORTGAGE CORPORATION,
Plaintiff, vs. CHRISTIAN GARCIA, et al.,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order on Plaintiff's Motion to Reset Foreclosure Sale entered on May 18, 2023, and the Summary Final Judgment of Foreclosure entered on January 21, 2022, in Case No. 2019-CA-004799 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Freedom Mortgage Corporation is Plaintiff, and Christian Garcia, Unknown Spouse Of Christian Garcia, Unknown Tenant #1, Unknown Tenant #2, Castle Credit Co Holdings, LLC and Poinciana Village Eight Association, Inc., are Defendants, the Office of Stacy M. Butterfield, CPA, Polk County Clerk of the Court, will sell to the highest and best bidder for cash wherein bidding begins at 10:00 a.m. Eastern Time on www.polk.realforeclose.com, on the 22nd day of June, 2023, in accordance with Section 45.031(10), Florida Statutes, and pursuant to Administrative Order No 3-15.16, the following described property as set forth in said Final Judgment, to wit:

LOT 15, BLOCK 818, POINCIANA NEIGHBORHOOD 2, VILLAGE 8, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 53, PAGES 29

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
PROBATE FILE NO. 2023CP-001564
IN RE: Estate of CLIFFORD R. LINDAMAN, Deceased.

The administration of the estate of Clifford R. Lindaman, deceased, whose date of death was April 19, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 2022CA001326000000
AMERIHOM MORTGAGE COMPANY, LLC;
Plaintiff, vs. GEORGE BRINKLEY A/K/A GEORGE E. BRINKLEY, ET AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated April 26, 2023, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk.realforeclose.com, on June 26, 2023, the following described property:

Lot 14, Block 2, LAKE BONNY HEIGHTS, according to the plat thereof, as recorded in Plat Book 35, Page 24, Public Records of Polk County, Florida.
Property Address: 2175 MONTICELLO AVE, LAKE LAND, FL 33801

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

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 2022CA001326000000
AMERIHOM MORTGAGE COMPANY, LLC;
Plaintiff, vs. GEORGE BRINKLEY A/K/A GEORGE E. BRINKLEY, ET AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated April 26, 2023, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk.realforeclose.com, on June 26, 2023, the following described property:

Lot 14, Block 2, LAKE BONNY HEIGHTS, according to the plat thereof, as recorded in Plat Book 35, Page 24, Public Records of Polk County, Florida.
Property Address: 2175 MONTICELLO AVE, LAKE LAND, FL 33801

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

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 532022CA002462000000
LOANDEPOT.COM, LLC,
Plaintiff, vs. MICHAEL ANTHONY STOUTAMIRE SR; UNKNOWN SPOUSE OF MICHAEL ANTHONY STOUTAMIRE SR; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA; CLERK OF THE COURT OF POLK COUNTY, FLORIDA; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed April 11, 2023 and entered in Case No. 532022CA002462000000, of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein LOANDEPOT.COM, LLC is Plaintiff and MICHAEL ANTHONY STOUTAMIRE SR; UNKNOWN SPOUSE OF MICHAEL ANTHONY STOUTAMIRE SR; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA; CLERK OF THE COURT OF POLK COUNTY, FLORIDA; are defendants. STACY M. BUTTERFIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.POLK.REALFORECLOSE.COM, at 10:00 A.M., on June 26, 2023, the following described property as set

FIRST INSERTION

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

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

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

The date of first publication of this notice is June 2, 2023.

Personal Representative:
Nicholas Adam Lindaman
933 Van Drive
Auburndale, FL 33823
Attorney for Personal Representative:
/s/William J. Twyford
William J. Twyford, Esquire
Florida Bar No. 0782505
Twyford Law, LLC
Post Office Box 411
Winter Haven, Florida 33882
Tel: (863) 585-5283
e-mail: wjt@twyfordlawllc.com
June 2, 9, 2023 23-00781K

FIRST INSERTION

UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

/s/ Andrew Arias
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;
Fax: (954) 772-9601
ServiceFL@mlg-defaultlaw.com
ServiceFL2@mlg-defaultlaw.com
MLG No.: 22-01881 /
CASE NO.: 2022CA001326000000
June 2, 9, 2023 23-00770K

FIRST INSERTION

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

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

This notice is provided pursuant to Administrative Order No.1-21.5. In accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 North Broadway Avenue, Bartow, FL 33830, Phone No. (863) 534-4686 at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days; if you are hearing or voice impaired, call 711.

Dated this 25th day of May 2023.
/s/ Marc Granger
Marc Granger, Esq.
Bar No.: 146870
Kahane & Associates, P.A.
1619 NW 136th Avenue, Suite D-220
Sunrise, Florida 33323
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 22-00660 LND
V6.20190626
June 2, 9, 2023 23-00762K

OFFICIAL COURTHOUSE WEBSITES

manateeclerk.com	leeclerk.org	pinellasclerk.org
sarasotaclerk.com	collierclerk.com	polkcountyclerk.net
charlotteclerk.com	hillsclerk.com	myorangeclerk.com
	pascoclerk.com	

FIRST INSERTION

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

CASE NO.: 2022-CA-2361
LORE LENDING GROUP, INC., a Florida Corporation and LORE INVESTMENT - MISTY, LLC, a Florida Limited Liability Company Plaintiffs, vs. DIRECT SUCCESS INVESTMENTS, LLC a Florida Limited Liability Company, STEVEN CAMPBELL, Individually, and UNKNOWN TENANT IN POSSESSION
Defendants

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 23, 2023 in Civil Case No. 2022-CA-002361 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein Lore Lending Group, Inc, Lore Investment-Misty, LLC are Plaintiffs and Direct Success Investments, LLC a Florida Limited Liability Company and Steven Campbell, Individually are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 27TH day of JUNE, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 8, Block 3, GROVE ESTATES SECOND ADDITION, according to the Map or Plat thereof, as recorded in Plat Book 63, Page 18, of the Public Records of Polk County, Florida. The Post Office address of the Property is: 201 Valencia Drive, Auburndale, Florida 33823

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

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

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

FIRST INSERTION

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

CASE NO. 2022CC-006490-0000-00
BE A MAN BUY LAND LLC Plaintiff(s) VS. KIMBERLY RENEE MARSH, UNKNOWN SPOUSE OF KIMBERLY RENEE MARSH, UNKNOWN TENANT IN POSSESSION
Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on APRIL 12, 2023 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

Parcel ID: 25-28-14-345100-000150
 LOT 15, PINE CREST COURT, PLAT BOOK 45, PAGE 42, PUBLIC RECORDS OF POLK COUNTY, FLORIDA
 TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property.

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 26TH day of JUNE, 2023.

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

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

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

STACY M. BUTTERFIELD, CPA
 Clerk of the Circuit Court
 Drawer CC-12, P. O. Box 9000
 Bartow, Florida 33831-9000
 (SEAL) By Lynnette Burke
 Deputy Clerk
 June 2, 9, 2023 23-00765K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION
Case No.: 2023CP-001557
IN RE: ESTATE OF WILFRED JOHN COLÓN, Deceased.

The administration of the estate of WILFRED JOHN COLÓN, deceased, whose date of death was November 13, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Box 9000, Drawer CC-4, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this Court 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 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: June 2, 2023.

Personal Representative
ALEXANDER GUSSMAN ILARRAZA

Attorney for Personal Representative
 BENJAMIN W. HARDIN, JR., ESQUIRE
 Florida Bar No.: 0500763
 JULIE LANDRIGAN BALL, ESQUIRE
 Florida Bar No.: 0768731
 MATTIE HARDIN TONDREAULT, ESQUIRE
 Florida Bar No.: 118242
 BENJAMIN W. HARDIN III, ESQUIRE
 Florida Bar No.: 1018041
 Post Office Box 3604
 Lakeland, Florida 33802-3604
 Telephone: 863-688-5200
 Facsimile: 863-686-0777
 Primary Email:
 service@hardinpalaw.com
 June 2, 9, 2023 23-00783K

FIRST INSERTION

CitySwitch, LLC is proposing to construct a 165-foot overall height monopole telecommunications structure located off Diesel Road, Mulberry, Polk County, Florida (N27° 53' 34.8", W81° 58' 52.4"). CitySwitch, LLC invites comments from any interested party on the impact the proposed undertaking may have on any districts, sites, buildings, structures, or objects significant in American history, archaeology, engineering, or culture that are listed or determined eligible for listing in the National Register of Historic Places. Comments may be sent to Environmental Corporation of America, ATTN: Annamarie Howell, 1375 Union Hill Industrial Court, Suite A, Alpharetta, GA 30004 or via email to publicnotice@eca-usa.com. Ms. Howell can be reached at (770) 667-2040 x 405 during normal business hours. Comments must be received within 30 days of the date of this notice. 23-001722 DMG
 June 2, 2023 23-00784K

FIRST INSERTION

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

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

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Cancel and Reschedule Foreclosure Sale dated the 16th day of May 2023, and entered in Case No. 2022CA-003312-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and RODNEY FRATICELLI OCASIO FLORIDA HOUSING FINANCE CORPORATION WILLIAM'S PRESERVE HOMEOWNERS ASSOCIATION, INC.; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 20th day of June 2023, the following described property as set forth in said Final Judgment, to-wit:

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

RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 20th day of May 2023.

By: */s/ Lindsay Maisonet, Esq.*
 Lindsay Maisonet, Esq.
 Florida Bar Number: 93156
 Submitted by:
 De Cubas & Lewis, P.A.
 P.O. Box 771270
 Coral Springs, FL 33077
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL
 FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@decubaslewis.com
 22-01705
 June 2, 9, 2023 23-00760K

FIRST INSERTION

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

CASE NO. 2019CA004272000000
DITECH FINANCIAL LLC, Plaintiff, vs. KETTY JEAN AND ANTHONY JOSEPH, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 23, 2023, and entered in 2019CA004272000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION is the Plaintiff and KETTY JEAN; ANTHONY JOSEPH; REGENCY PLACE HOMEOWNERS' ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on July 03, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 111, REGENCY PLACE PHASE ONE, BLOCK C, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 107, PAGE 15, AND 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 Property Address: 105 KING

HENRY CT, DAVENPORT, FL 33837

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

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

Dated this 26 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
 19-367459 - NaC
 June 2, 9, 2023 23-00763K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION
Case #: 2019-CA-000926
DIVISION: 7
Nationstar Mortgage LLC d/b/a Mr. Cooper Plaintiff, -vs.-

Rocardio Jean Young a/k/a Rocardio J. Young a/k/a Rocardio Young; Chyna Ariel Ellis a/k/a China Ellis; Daisy Lenora Ellis; Unknown Spouse of Daisy Lenora Ellis; Unknown Spouse of Chyna Ariel Ellis a/k/a China Ellis; Aqua Finance, Inc.; Independent Savings Plan Company d/b/a ISPC; Villages at Bridgewater Community Association, Inc.; Bridgewater Master Association, Inc. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2019-CA-000926 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff and Rocardio Jean Young a/k/a Rocardio J. Young a/k/a Rocardio Young are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on June 20, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 2, BLOCK A, VILLAGES AT BRIDGEWATER VILLAGE 6B

PHASE 2, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 152, PAGE(S) 6 AND 7, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE COURT ADMINISTRATOR, (863)-534-4690 WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL TDD (863) 534-7777 OR FLORIDA RELAY SERVICE 1-800-955-8770. Submitted By: ATTORNEY FOR PLAINTIFF:
 LOGS LEGAL GROUP LLP
 2424 North Federal Highway, Suite 360
 Boca Raton, Florida 33431
 (561) 998-6700
 (561) 998-6707
 19-318154 FC01 CXE
 June 2, 9, 2023 23-00766K

FIRST INSERTION

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

CASE NO.: 2023CA-000533-0000-00
U.S. BANK N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS, OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-WMC4 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-WMC4, Plaintiff, vs. ANNIE PRATER; HIGHLAND HOLDINGS, INC.; HIGHLAND SQUARE HOMEOWNERS ASSOCIATION, INC.; RONALD PRATER; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated the 15th day of May 2023, and entered in Case No. 2023CA-000533-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein U.S. BANK N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS, OF THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-WMC4 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-WMC4 is the Plaintiff and ANNIE PRATER HIGHLAND SQUARE HOMEOWNERS ASSOCIATION, INC. RONALD PRATER; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 20th day of June 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 187, HIGHLAND SQUARE

PHASE II, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 126, PAGE 27, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 25th 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 5026
 Fort Lauderdale, FL 33310
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL
 FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@decubaslewis.com
 22-00399
 June 2, 9, 2023 23-00761K

FIRST INSERTION

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

CASE NO. 53-2018-CA-003550
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARGARET A. KING, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure AND Final Judgment of Re-Foreclosure and Termination of Redemption Rights, granted and entered in 53-2018-CA-003550 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CIT is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARGARET A. KING, DECEASED; HEATHER HILL HOMEOWNERS ASSOCIATION, INC.; JPMORGAN CHASE BANK, N.A.; HAINES CITY HMA LLC DBA HEART OF FLORIDA REGIONAL MEDICAL CENTER ; PATRICIA L. JACOBS A/K/A PAT JACOBS are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.

realforeclose.com, at 10:00 AM, on June 22, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 14, HEATHER HILL PHASE ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 119, PAGE 34 AND 35 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 31 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
 18-190912 - EuE
 June 2, 9, 2023 23-00782K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 2023CP0010420000XX
IN RE: ESTATE OF ALBERT A. METZLER Deceased.

The administration of the estate of Albert A. Metzler, deceased, whose date of death was April 8, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC4, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is June 2, 2023.

Personal Representative:
/s/ Steven S. Metzler
Steven S. Metzler
 687 Stonebridge Dr.
 Longmont, Colorado 80503
 Attorney for Personal Representative:
/s/ Robert W. Bible Jr.
 Robert W. Bible, Jr., Attorney
 Florida Bar Number: 561398
 Law Offices of Joseph F. Phippen, Jr. & Assoc., PL
 1920 E Bay Dr.
 Largo, Florida 33771
 Telephone: (727) 586-3306
 Fax: (727) 585-4209
 E-Mail: Robert@attyip.com
 Secondary E-Mail: Suzie@attyip.com
 June 2, 9, 2023 23-00769K

FIRST INSERTION

NOTICE OF ACTION
FORECLOSURE
PROCEEDINGS-PROPERTY
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR
POLK COUNTY, FLORIDA
CIVIL DIVISION
Case #: 2023CA000440000000
DIVISION: 8
Lakeview Loan Servicing, LLC
Plaintiff, -vs-
Unknown Heirs, Devisees, Grantees,
Assignees, Creditors, Lienors, and
Trustees of Nadiyah M. Tejada
a/k/a Nadiyah Malika Tejada a/k/a
Nadiyah Tejada f/k/a Nadiyah
Malika Muhammad, Deceased, and
All Other Persons Claiming by and
Through, Under, Against The Named
Defendant(s); Dwayne Glen Tejada
a/k/a Dwayne G. Tejada a/k/a Ali
Ishmael Tejada a/k/a Ali Tejada;
Tariq Kamal Tejada a/k/a Tariq K.
Tejada; Zain Kamaal Tejada a/k/a
Zain K. Tejada; Jannah Ameerah
Tejada, a minor; Dwayne Glen
Tejada a/k/a Dwayne G. Tejada a/k/a
Ali Ishmael Tejada a/k/a Ali Tejada,
as Natural Guardian of Jannah
Ameerah Tejada, a minor; Unknown
Guardian of Jannah Ameerah
Tejada, a minor; Unknown Spouse of
Dwayne Glen Tejada a/k/a Dwayne
G. Tejada a/k/a Ali Ishmael Tejada
a/k/a Ali Tejada; Unknown Spouse of
Tariq Kamal Tejada a/k/a Tariq
K. Tejada; Unknown Spouse of Zain
Kamaal Tejada a/k/a Zain K. Tejada;
Association of Poinciana Villages,
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 Nadiyah M.
Tejada a/k/a Nadiyah Malika Tejada
a/k/a Nadiyah Tejada f/k/a Nadiyah
Malika Muhammad, Deceased, and
All Other Persons Claiming by and
Through, Under, Against The Named
Defendant(s): 1404 Hillsborough Way,
Poinciana, FL 34759
Residence unknown, if living,
including any unknown spouse
of the said Defendants, if ei-
ther has remarried and if either
or both of said Defendants are
dead, their respective unknown
heirs, devisees, grantees, as-
signees, creditors, 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
aforementioned unknown De-
fendants and such of the afore-
mentioned unknown Defendants
as may be infants, incompetents
or otherwise not sui juris.
YOU ARE HEREBY NOTIFIED that
an action has been commenced to fore-
close a mortgage on the following real
property, lying and being and situated
in Polk County, Florida, more particu-
larly described as follows:
LOT 13, BLOCK 414, POIN-
CIANA NEIGHBORHOOD 2
WEST, VILLAGE 7, ACCORD-
ING TO THE MAP OR PLAT
THEREOF AS RECORDED
IN PLAT BOOK 55, PAGE 5,
PUBLIC RECORDS OF POLK
COUNTY, FLORIDA

more commonly known as 1404
Hillsborough Way, Poinciana, FL
34759.
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 Ra-
ton, FL 33431, within thirty (30) days
after the first publication of this notice
and file the original 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 de-
manded in the Complaint.
IF YOU ARE A PERSON WITH A
DISABILITY WHO NEEDS ANY AC-
COMMODATION IN ORDER TO
PARTICIPATE IN THIS PROCEED-
ING, YOU ARE ENTITLED, AT NO
COST TO YOU, TO THE PROVI-
SION OF CERTAIN ASSISTANCE.
PLEASE CONTACT THE COURT
ADMINISTRATION, (863)-534-4690
WITHIN 2 WORKING DAYS OF
YOUR RECEIPT OF THIS NOTICE.
IF YOU ARE HEARING OR VOICE
IMPAIRED, CALL TDD (863) 534-
7777 OR FLORIDA RELAY SERVICE
1-800-955-8770.
Default Date: June 27, 2023
WITNESS my hand and seal of this
Court on the 22 day of May, 2023.
Stacy M. Butterfield
Circuit and County Courts
(SEAL) By: /s/ Asuncion Nieves
Deputy Clerk
LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff
2424 North Federal Highway, Suite 360
Boca Raton, FL 33431
22-327540 FCO1 MTT
June 2, 9, 2023 23-00754K

FIRST INSERTION

NOTICE OF ACTION
(Foreclosure Case)
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.: 2023CA000074000000
MAINSTAY FINANCIAL SERVICES
LLC,
Plaintiff, vs.
ROEYA KHOSHNOODI F/K/A
ROEYA LANGMAN; DAVID
LANGMAN A/K/A DAVID
ANDREW LANGMAN, II;
JENNIFER LANGMAN; STATE OF
FLORIDA; UNKNOWN PARTY IN
POSSESSION #1; and UNKNOWN
PARTY IN POSSESSION #2,
Defendants.
TO: DAVID LANGMAN A/K/A DA-
VID ANDREW LANGMAN, II
Last known residence and address:
5029 Bridle Path, Lakeland, FL 33810
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the following
property in Polk County, Florida:
Lot 9, OAK TRAIL, according to
the plat thereof, recorded in Plat
Book 71, Pages 29 and 30, of the
Public Records of Polk County,
Florida.
Together with that certain 1989
Manufactured Home, I.D. No(s).
GAFL54A/B00247LP, being
permanently affixed thereto
has been filed against you and you are
required to serve a copy of your written
defenses, if any, to Bradley J. Anderson,
Esquire, Zimmerman, Kiser & Sutcliffe,
P.A., Plaintiff's attorney, whose address is
P.O. Box 3000, Orlando, FL 32802,
within thirty (30) days of the first pub-
lication of this notice, and file the origi-
nal 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. The name of the Court in
which the action was filed and the ab-
breviated title of the case is listed in the
caption above.
If you are a person with a disability
who needs any accommodation in order
to participate in this proceeding,
you are entitled, at no cost to you, to the
provision of certain assistance. Please
contact the Office of the Court Admin-
istrator, 255 N. Broadway Avenue, Bar-
tow, Florida 33830, (863) 534-4686,
at least 7 days before your scheduled
court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than 7 days; if you are hearing or voice
impaired, call 711.
WITNESS my hand and official seal of
this Court on the 24 day of May,
2023.
Default Date: June 29, 2023
STACY M. BUTTERFIELD, CPA
CLERK OF THE CIRCUIT COURT
& COMPTROLLER POLK COUNTY,
FLORIDA
(SEAL) By: /s/ Asuncion Nieves
Deputy Clerk
Bradley J. Anderson, Esquire,
Zimmerman, Kiser & Sutcliffe, P.A.,
Plaintiff's attorney
P.O. Box 3000, Orlando, FL 32802
BJA/jbc
14800-16
June 2, 9, 2023 23-00759K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.: 2023-CA-000636
LAKEVIEW LOAN SERVICING,
LLC,
Plaintiff, v.
UNKNOWN PERSONAL
REPRESENTATIVE OF THE
ESTATE OF VINCENT PEED, et al.,
Defendants.
TO: Unknown Personal Representative
of the Estate of Vincent Peed
669 Eagle Run
Lakeland FL 33809
Unknown Heir, Beneficiary and Devisee
of the Estate of Vincent Peed,
Deceased
669 Eagle Run
Lakeland FL 33809
Unknown Heir, Beneficiary and Devisee
of the Estate of Vincent Peed,
Deceased
669 Eagle Run
Lakeland FL 33809
YOU ARE HEREBY NOTIFIED that
an action to foreclose a mortgage on the
following described property in Polk
County, Florida:
Lot P-60, of SANDPIPER GOLF
& COUNTRY CLUB PHASE
ONE, according to the map or
plat thereof, as recorded in Plat
Book 83, Pages 29 and 30, of the
Public Records of Polk County,
Florida.
has been filed against you and you are
required to serve a copy of your written
defenses, if any, on Anthony R. Smith,
Esquire, the Plaintiff's attorney, whose
address is Tiffany & Bosco, P.A., 1201 S.

Orlando Ave, Suite 430, Winter Park,
FL 32789, on or before thirty (30) days
from the date of first publication of this
Notice, and file the original with the
Clerk of this Court either before service
on the Plaintiff's attorney or immedi-
ately thereafter; or a default will be
entered against you for the relief de-
manded in the complaint.
If you need special assistance due to
a disability to participate in court pro-
ceedings in Polk County Florida, please
contact the Tenth Judicial Circuit of
Florida Office of the Court Administra-
tor at (863) 534-4686 (Voice), (863)
534-7777 (TDD) or (800) 955-8770
(Florida Relay Service), as much in
advance of your court appearance as
possible. If you are hearing or voice im-
paired, you may call 711 and the Florida
Relay Service will assist you with your
call to our office. It is the intent of the
Tenth Judicial Circuit to facilitate pro-
visions for reasonable accommodations
when requested by qualified persons
with disabilities.
IN WITNESS WHEREOF, I have
hereunto set my hand and affixed the
official seal of said Court at Polk County,
Florida, this 22 day of May, 2023.
Default Date: June 27, 2023
Stacy M. Butterfield
as Clerk of the Circuit Court of
Polk County, Florida
(SEAL) By: /s/ Asuncion Nieves
DEPUTY CLERK
Anthony R. Smith, Esquire
Plaintiff's attorney
Tiffany & Bosco, P.A.
1201 S. Orlando Ave,
Suite 430
Winter Park, FL 32789
June 2, 9, 2023 23-00755K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.
532023CA004056000000
MIDFIRST BANK
Plaintiff, v.
BRUCE JILES, SR., ET AL.
Defendants.
TO: DEBRA CHARISE WHITE,
Current residence unknown, but whose
last known address was:
317 RIGGS CIR, DAVENPORT, FL
33897-8541
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the following
property in Polk County, Florida, to-wit
LOT 173, LAKE DAVENPORT
ESTATES WEST, PHASE TWO,
ACCORDING TO THE PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 101, PAGES 28
AND 29, PUBLIC RECORDS
OF POLK 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 eXL Legal,
PLLC, Plaintiff's attorney, whose ad-
dress is 12425 28th Street North, Suite
200, St. Petersburg, FL 33716, on or be-
fore June 29, 2023 or within thirty (30)
days after the first publication of this
Notice of Action, and file the original

with the Clerk of this Court at P.O. Box
9000, Drawer CC-2, Bartow, FL 33831-
9000, either before service on Plain-
tiff's attorney or immediately thereaf-
ter; otherwise, a default will be entered
against you for the relief demanded in
the complaint petition.
If you are a person with a disabil-
ity who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Office of the Court
Administrator, 255 N. Broadway Ave-
nue, Bartow, Florida 33830, (863) 534-
4686, at least 7 days before your sched-
uled court appearance, or immediately
upon receiving this notification if the
time before the scheduled appearance
is less than 7 days; if you are hearing or
voice impaired, call 711.
WITNESS my hand and seal of the
Court on this 24 day of May, 2023.
Stacy M. Butterfield
Clerk of the Circuit Court
(SEAL) By: /s/Asuncion Nieves
Deputy Clerk
eXL Legal, PLLC,
Plaintiff's attorney,
12425 28th Street North,
Suite 200,
St. Petersburg, FL 33716
1000008578
June 2, 9, 2023 23-00764K

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on
06/09/2023 at 10:30 a.m., the
following property will be sold at
public auction pursuant to E.S.
715.109: A 2003 HMMT mobile
home bearing vehicle identification
numbers FLHMB174048569A and
FLHMB174048569B and all personal
items located inside the mobile home.
Last Tenant: Kyle J. Nannini, Kyle
Nannini, and Rebecca Conway. Sale to
be held at: The Ridge, 49473 Highway
27, Davenport, Florida 33897, 863-
420-9700.
May 26; June 2, 2023 23-00744K

SECOND INSERTION

NOTICE OF PUBLIC SALE
The following personal property of SU-
SAN M. HILLEY and CONSTANCE
MACKIN, will, on June 7, 2023, at
10:00 a.m., at 2600 Harden Blvd., Lot
#180, Lakeland, Polk County, Florida
33803; be sold for cash to satisfy stor-
age fees in accordance with Florida
Statutes, Section 715.109:
2006 FTWD MOBILE HOME,
VIN: FLFL670A33070LF21,
TITLE NO.: 0096221128, and
VIN: FLFL670B33070LF21,
TITLE NO.: 0096221085 and all other
personal property located
therein
PREPARED BY:
J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
May 26; June 2, 2023 23-00739K

SECOND INSERTION

NOTICE OF PUBLIC SALE
The following personal property of
DAWN J. KEPPIE, will, on June 7,
2023, at 10:00 a.m., at 320 Bird Av-
enue, Lot #320, Lakeland, Polk County,
Florida 33815; be sold for cash to satisfy
storage fees in accordance with Florida
Statutes, Section 715.109:
1972 SCHL MOBILE HOME,
VIN: S111738, TITLE NO.:
0005256011 and all other per-
sonal property located therein
PREPARED BY:
J. Matthew Bobo
Lutz, Bobo & Telfair, P.A.
2 North Tamiami Trail, Suite 500
Sarasota, Florida 34236
May 26; June 2, 2023 23-00743K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 2023-CP-001657
IN RE: ESTATE OF
EDWARD S. MYLIS
Deceased.

The administration of the estate of
EDWARD S. MYLIS, deceased, who
died on September 29, 2022, is pend-
ing in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is the Honorable
Gerald P. Hill II, P.O. Box 9000, Bar-
tow, Florida, 33831-9000. The names
and addresses of the petitioner and
the petitioner's attorney are set forth
below.
All creditors of the decedent and oth-
er persons having claims or dem-
ands against decedent's estate are re-
quired to file their claims with this
court ON OR BEFORE THE LATER OF
3 MONTHS AFTER THE TIME OF THE
FIRST PUBLICATION OF THIS NOTICE
OR 30 DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE ON
THEM.
All other creditors of the decedent
and other persons having claims or 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
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.
SUZETTA S. HENSON
Personal Representative
309 8th Street N
Dundee, FL 33838
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:
hbhallinger@hnh-law.com
May 26; June 2, 2023 23-00731K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TENTH CIRCUIT COURT
IN AND FOR POLK COUNTY,
STATE OF FLORIDA
FILE NO: 23-CP-001645
IN RE: ESTATE OF
EDWIN LESLIE BRYAN,
Deceased.

The administration of the Estate of
EDWIN LESLIE BRYAN, deceased,
whose date of death was January 24,
2018, File Number 23-CP-001645, is
pending in the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is P.O. Box 9000,
Drawer CC-4, Bartow, Florida, 33831-
9000.
The names and addresses of the Per-
sonal 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 has been served
must file their claims with this court
WITHIN THE LATER OF 3 MONTHS
AFTER THE DATE OF THE FIRST
PUBLICATION OF THIS NOTICE OR
30 DAYS AFTER THE TIME OF SER-
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 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 EDWIN LES-
LIE BRYAN'S DATE OF DEATH IS
BARRED.
The date of first publication of this
notice is the 26 day of May, 2023.

/s/ Joyce E. Bryan
JOYCE E. BRYAN
Personal Representative
/s/ Kenneth C. Hutto
Kenneth C. Hutto, Esq.
Attorney for
Personal Representative
842 S Missouri Avenue
Lakeland, FL 33815
(863) 607-9066 Telephone
(863) 607-4220 Facsimile
Florida Bar No. 693847
Email:
ken@huttoassociates.com
May 26; June 2, 2023 23-00736K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-000488
IN RE: ESTATE OF
CATHERINE ANN BUNTING,
aka CATHERINE A. BUNTING
Deceased.

The administration of the estate of
CATHERINE ANN BUNTING, also
known as CATHERINE A. BUNTING,
deceased, whose date of death was Oc-
tober 16, 2022, is pending in the Circuit
Court for Polk County, Florida, Probate
Division, the address of which is 255 W.
Church Street, Bartow, FL 33830. The
names and addresses of the personal
representative and the personal repre-
sentative's attorney are set forth below.
All creditors of the decedent and oth-
er persons having claims or dem-
ands against decedent's estate are re-
quired to file their claims with this
court ON OR BEFORE THE LATER OF
3 MONTHS AFTER THE TIME OF THE
FIRST PUBLICATION OF THIS NOTICE
OR 30 DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE ON
THEM.
All other creditors of the decedent
and other persons having claims or 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 26, 2023.
SUZETTA S. HENSON
Personal Representative
309 8th Street N
Dundee, FL 33838
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:
hbhallinger@hnh-law.com
May 26; June 2, 2023 23-00731K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-001497
IN RE: ESTATE OF
GILBERTO MARTINEZ NAVA,
Deceased.

The administration of the estate of
GILBERTO MARTINEZ NAVA, de-
ceased, whose date of death was July
20, 2021, is pending in the Circuit
Court for Polk County, Florida, Probate
Division, the address of which is 255
W. Church Street, Bartow, FL 33830.
The names and addresses of the per-
sonal 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 SER-
VICE 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 26, 2023.
GUADALUPE MARTINEZ AVONCE
Personal Representative
19 Tower Manor Circle Way
Auburndale, FL 33823
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:
hbhallinger@hnh-law.com
May 26; June 2, 2023 23-00737K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 532023CP0015560000XX
IN RE: ESTATE OF
KAREN D. APPLE
Deceased.

The administration of the estate of
Karen D. Apple, deceased, whose date
of death was July 14, 2021, is pending in
the Circuit Court for Polk County, Flor-
ida, Probate Division, the address of
which is 930 E. Parker St., Room 240,
Lakeland, Florida 33801-1929. The
names and addresses of the personal
representative and the personal repre-
sentative's attorney are set forth below.
All creditors of the decedent and oth-
er persons having claims or dem-
ands against decedent's estate are re-
quired to file their claims with this
court ON OR BEFORE THE LATER OF
3 MONTHS AFTER THE TIME OF THE
FIRST PUBLICATION OF THIS NOTICE
OR 30 DAYS AFTER THE DATE OF SER-
VICE OF A COPY OF THIS NOTICE ON
THEM.
All other creditors of the decedent
and other persons having claims or 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
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:
Scott D. Apple
15090 Portage Road
Bowling Green, Ohio 43402
Attorney for Personal Representative:
Jon P. Skelton, Attorney
Florida Bar Number: 49939
SHUMAKER LOOP & KENDRICK
LLP
101 E. Kennedy Blvd., Suite 2800
Tampa, FL 33602
Telephone: (813) 229-7600
Fax: (813) 229-1660
E-Mail: jskelton@shumaker.com
Secondary E-Mail:
tmcintyre@shumaker.com
18714252V1
May 26; June 2, 2023 23-00732K

CHECK OUT YOUR LEGAL NOTICES
floridapublicnotices.com

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2023CA000131000000
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1999-1,
Plaintiff, v.
DANA G. ARNOLD, ET AL.,
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated May 11, 2023 entered in Civil Case No. 2023CA000131000000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1999-1, Plaintiff and DANA G. ARNOLD; OLIPHANT FINANCIAL, LLC, are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public sale at www.polk.realforeclose.com beginning at 10:00 AM on June 20, 2023 the following described property as set forth in said Final Judgment, to-wit:
LOT 44 OF THE TIMBER-CREEK PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 79, PAGE 8, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A SECURITY INTEREST IN THAT CERTAIN 1997, 66 X 16 WEST-

FIELD HOME, SERIAL NUMBER GAFLT07A37795W221.
 Property Address: 2690 State Park Rd, Lakeland, FL 33805
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.
 THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 Kelley Kronenberg
 10360 West State Road 84
 Fort Lauderdale, FL 33324
 Phone: (954) 370-9970
 Fax: (954) 252-4571
 Service E-mail:
 ftrealprop@kelleykronenberg.com
 /s/ Jason M. Vanslette
 Jason M Vanslette, Esq.
 FBN: 92121
 File No: M22251-JMV
 May 26; June 2, 2023 23-00727K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 53-2019-CA-003906
NATIONSTAR MORTGAGE LLC
D/B/A MR. COOPER,
Plaintiff, vs.
KAYLA B. CUMMINGS AND
KEILAN B. BAINE, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 10, 2022, and entered in 53-2019-CA-003906 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein MIDFIRST BANK, A FEDERALLY CHARTERED SAVINGS ASSOCIATION is the Plaintiff and KAYLA B. CUMMINGS; KEILAN B. BAINE are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 20, 2023, the following described property as set forth in said Final Judgment, to wit:
LOT 59, PARCEL 2 OF CITRUS HIGHLANDS PHASE III, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 87, PAGE 13, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1998, 52X24, LIMITED MOBILE HOME, SERIAL NUMBERS FLA14612674A AND

FLA14612674B.
 Property Address: 6050 CITRUS HIGHLANDS DR N, BARTOW, FL 33830
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 Dated this 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: fmail@raslg.com
 By: /s/ Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email:
 dsalem@raslg.com
 19-367906 - MIM
 May 26; June 2, 2023 23-00734K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO: 2022CA001522000000
HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE DEUTSCHE ALT-A SECURITIES, INC. MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-1,
Plaintiff, vs.
BRIAN SCOTT HUNTER; STATE OF FLORIDA; CLERK OF COURT, POLK COUNTY, FLORIDA; CITY OF LAKE LAND, FLORIDA; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendants.
 NOTICE IS HEREBY GIVEN pursuant to an Order Granting Plaintiff's Motion to Cancel the May 23, 2023 Foreclosure Sale Date entered in Civil Case No. 2022CA001522000000 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE DEUTSCHE ALT-A SECURITIES, INC. MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-1 is Plaintiff and BRIAN SCOTT HUNTER, et al, are Defendants. The Clerk, STACY M. BUTTERFIELD, CPA, shall sell to the highest and best bidder for cash at Polk County's On-Line Public Auction website: https://www.polk.realforeclose.com, at 10:00 AM on August 08, 2023, in accordance with Chapter 45, Florida Statutes, the following described property located in POLK County, Florida, as set forth in said Final Judgment of Mortgage Foreclosure and Re-Establishment of Lost

Note, to-wit:
LOT 6, BLOCK 3, MARLER MANOR FIRST ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 36, PAGE 13, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed. The court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 /s/ Todd C. Drosky
 Todd C. Drosky, Esq.
 FRENKEL LAMBERT WEISS WEISMAN & GORDON, LLP
 One East Broward Boulevard,
 Suite 1111
 Fort Lauderdale, Florida 33301
 Telephone: (954) 522-3233 |
 Fax: (954) 200-7770
 FL Bar #: 54811
 DESIGNATED PRIMARY E-MAIL
 FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 fleservice@flwlaw.com
 04-078973-F02
 May 26; June 2, 2023 23-00722K

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2023CC-002502-0000-00
TEN ROCKS MHP, LLC,
Plaintiff, vs.
ESTATE OF BRYANT BRADBERRY, ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF BRYANT BRADBERRY, ESTATE OF DANNY BRADBERRY, ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF DANNY BRADBERRY, JOHN DOE, AND STATE OF FLORIDA DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES,
Defendants.
 TO: Estate of Bryant Bradberry All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Bryant Bradberry
 Estate of Danny Bradberry All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Danny Bradberry
 John Doe
 3925 North Combee Road
 Lot No. 6
 Lakeland, Florida 33805
 YOU ARE NOTIFIED that an action for Money Damages as to that certain mobile home and all personal items, appliances, and fixtures contained therein located at:
 3925 North Combee Road, Lot No. 6, Lakeland, Florida 33805 has been filed against you, and you are

required to serve a copy of your written defenses, if any, to it on Brian C. Chase, Esq., Plaintiff's attorney, whose address is 3902 N. Marguerite Street, Tampa, Florida 33603, ON OR BEFORE A DATE WHICH IS WITHIN 30 DAYS OF 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 or petition.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 WITNESS Stacy M. Butterfield, as Clerk of the County Court, and the seal of said Court, at the Courthouse at Polk County, Florida.
 Dated: MAY 12 2023
 STACY M. BUTTERFIELD
 Polk County Clerk of Court
 (SEAL) By: /s/ Asuncion Nieves
 Deputy Clerk
 Default Date: June 19, 2023
 Brian C. Chase, Esq.,
 Plaintiff's attorney
 3902 N. Marguerite Street,
 Tampa, Florida 33603
 May 26; June 2, 2023 23-00746K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2022-CA-001170
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, v.
SHARON ZEGEL, et al.,
Defendants.
 NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on June 23, 2023, at 10:00 a.m. ET, via the online auction site at www.polk.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 Polk County, Florida, to wit:
 Lot 57, PIONEER TRAILS PHASE II, according to the Plat thereof recorded in Plat Book 109, Page 16 & 17 of the Public Records of Polk County, Florida.
 Together with a 2000 Heritage Point Mobile Home Serial No. 29514A and 29514B, VIN No.: GAFLX05A29514HE21 and GAFLX05B29514HE21
 Property Address: 3181 Pioneer Trails Loop, Lakeland, FL 33810
 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 of the Lis Pendens must file a claim

before the clerk reports the surplus as unclaimed.
 If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.
 If you need special assistance due to a disability to participate in court proceedings in Polk County Florida, please contact the Tenth Judicial Circuit of Florida Office of the Court Administrator at (863) 534-4686 (Voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance as possible. If you are hearing or voice impaired, you may call 711 and the Florida Relay Service will assist you with your call to our office. It is the intent of the Tenth Judicial Circuit to facilitate provisions for reasonable accommodations when requested by qualified persons with disabilities.
 SUBMITTED on this 17th day of May, 2023.
 TIFFANY & BOSCO, P.A.
 /s/ Kathryn I. Kasper, Esq.
 Kathryn I. Kasper, Esq.
 FL Bar #621188
 Attorneys for Plaintiff
 OFFICE OF COUNSEL:
 Tiffany & Bosco, P.A.
 1201 S. Orlando Ave, Suite 430
 Winter Park, FL 32789
 Telephone: (205) 930-5200
 Facsimile: (407) 712-9201
 May 26; June 2, 2023 23-00723K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA.
CASE No.
2022CA000788000000
BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff vs.
CHASTAIN, MARGARET, et al.,
Defendants
 TO: DANIEL GORDON WHITE, AS POTENTIAL HEIR OF THE ESTATE OF JAN E. WHITE, DECEASED, AS POTENTIAL HEIR OF THE ESTATE OF MARGARET CHASTAIN AKA MARGARET A. CHASTAIN AKA MARGARET ANNE CHASTAIN, DECEASED
 31 BAY WILLOW CT
 POOLER, GA 31322
 UNKNOWN SPOUSE OF DANIEL GORDON WHITE
 31 BAY WILLOW CT
 POOLER, GA 31322
 UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITOR, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JAN E. WHITE, DECEASED
 1130 N LAKE PARKER AVENUE #327C LAKE LAND, FL 33805
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Polk County, Florida:
 UNIT C-327, LAKESIDE VILLAGE CONDOMINIUM II, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 2006, PAGES 127 THROUGH 183; INCLUSIVE, AND THE DRAWINGS THEREOF RECORDED IN CONDOMINIUM BOOK 5,

PAGES 30 THROUGH 32, INCLUSIVE, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS.
 has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in BUSINESS OBSERVER, on or before June 14, 2023; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.
 IMPORTANT
 In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at 255 N. BROADWAY AVENUE, BARTOW, FL 33830, 863-534-4690. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay System.
 WITNESS MY HAND AND SEAL OF SAID COURT on this 8 day of May, 2023.
 STACEY M. BUTTERFIELD
 As Clerk of said Court
 (SEAL) By: /s/ Asuncion Nieves
 As Deputy Clerk
 Greenspoon Marder, LLP,
 Default Department,
 Attorneys for Plaintiff,
 Trade Centre South, Suite 700,
 100 West Cypress Creek Road,
 Fort Lauderdale, FL 33309
 (954) 491-1120;
 gmforeclosure@gmlaw.com
 (36615.0170)
 May 26; June 2, 2023 23-00721K

SECOND INSERTION

NOTICE TO CREDITORS IN THE TENTH JUDICIAL CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA
 PROBATE DIVISION
File No. 2023CP0017450000XX
IN RE: ESTATE OF
CONSTANCE W. LYONS
a/k/a CONSTANCE WISE LYONS,
Deceased.
 The administration of the estate of CONSTANCE W. LYONS, also known as CONSTANCE WISE LYONS, deceased, whose date of death was April 23, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME 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.
 /s/ Jennifer Lyons Thornton
Jennifer Lyons Thornton
Personal Representative
 1151 Interlochen Blvd.
 Winter Haven, FL 33884
 /s/ Natalie C. Annis
 Natalie C. Annis, Esq.
 Attorney for Personal Representative
 Florida Bar No. 148350
 Foley & Lardner LLP
 100 N. Tampa Street, Suite 2700
 Tampa, FL 33602
 4868-7319-4848.1
 May 26; June 2, 2023 23-00741K

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2023CC-002504-0000-00
TEN ROCKS MHP, LLC,
Plaintiff, vs.
PAULO MACIAS JR., CASSANDRA MARTINEZ, JOHN DOE, and STATE OF FLORIDA DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES,
Defendants.
 TO: Paulo Macias Jr. Cassandra Martinez John Doe
 3925 North Combee Road
 Lot No. 13
 Lakeland, Florida 33805
 YOU ARE NOTIFIED that an action for Money Damages as to that certain mobile home and all personal items, appliances, and fixtures contained therein located at:
 3925 North Combee Road, Lot No. 13, Lakeland, Florida 33805 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Brian C. Chase, Esq., Plaintiff's attorney, whose address is 3902 N. Marguerite Street, Tampa, Florida 33603, ON OR BEFORE A DATE WHICH IS WITHIN 30 DAYS OF 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 or petition.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
 WITNESS Stacy M. Butterfield, as Clerk of the County Court, and the seal of said Court, at the Courthouse at Polk County, Florida.
 Dated: MAY 12 2023
 STACY M. BUTTERFIELD
 Polk County Clerk of Court
 (SEAL) By: /s/ Asuncion Nieves
 Deputy Clerk
 Default Date: June 19, 2023
 Brian C. Chase, Esq.,
 Plaintiff's attorney
 3902 N. Marguerite Street,
 Tampa, Florida 33603
 May 26; June 2, 2023 23-00745K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 2023CA000657000000
CHASE FINANCIAL SERVICES, LLC,
Plaintiff, vs.
A.J. MARTINO AS SUCCESSOR TRUSTEE OF THAT CERTAIN LAND TRUST DATED NOVEMBER 2, 2009, AND NUMBERED 127; UNKNOWN TRUSTEES OF THAT CERTAIN LAND TRUST DATED NOVEMBER 2, 2009, AND NUMBERED 127; UNKNOWN BENEFICIARIES OF THAT CERTAIN LAND TRUST DATED NOVEMBER 2, 2009, AND NUMBERED 127; MANUEL ESCOBIO, JR.; DELLA ESCOBIO; TOM P. MARTINO INC.; CLEARWATER LAKE COUNTRY CLUB, INC. A/K/A CLEARWATER LAKES ESTATES; and; EDGEFIELD HOLDINGS, LLC, SUCCESSOR IN INTEREST TO TRUIST BANK F/K/A/ BRANCH BANKING AND TRUST COMPANY; if living, and if dead, their unknown spouses, estates, widows, heirs, devisees, beneficiaries, grantors, creditors, grantees, and all parties having or claiming by, through, under or against any and all persons claiming any right, title, interest, claim, lien, estate or demand against the named Defendants in regard to the subject property
 TO: A.J. MARTINO AS SUCCESSOR TRUSTEE OF THAT CERTAIN LAND TRUST DATED NOVEMBER 2, 2009, AND NUMBERED 127, last known address PO Box 5075, Tampa, FL 33675 -5075; UNKNOWN TRUSTEES OF THAT CERTAIN LAND TRUST DATED NOVEMBER 2, 2009, AND NUMBERED 127; UNKNOWN BENEFICIARIES OF THAT CERTAIN LAND TRUST DATED NOVEMBER 2, 2009, AND NUMBERED 127; MANUEL ESCOBIO, JR.; TOM P. MARTINO INC, last known address 1602 N. Florida Ave., 106, Tampa, FL 33602; and his/her/its/their unknown spouses, widows, widowers, heirs, estates, devisees, beneficiaries, grantors, creditors, grantees, and all parties having or claiming by, through, under or against any and all persons claiming and right, title, interest, claim, lien, estate or demand against the named defendants in regard to the subject property.

YOU ARE NOTIFIED that an action has been filed against you to quiet title pursuant to Section 65.081, Florida Statutes, and as otherwise alleged in the complaint, to the following property(ies) located in Polk County, Florida:
 Lot 134, of unrecorded Clearwater Lake Estates, described as follows: The East 205.00 Feet of the North 90.00 feet of the South 900.00 feet of the NE 1/4 of the SW 1/4 of Section 32, Township 26 South, Range 25 East, Polk County, Florida, together with following mobile homes ("Mobile Homes") assessed as part of the abovesubscribed land:
 Year: 1989, Manufacturer: FLEETCRAFT CORP, VIN: FL-1FL4602A, Title no.: 47192335, RP# R283852, and
 Year: 1989, Manufacturer: FLEETCRAFT CORP, VIN: FL-1FL4602B, Title no.: 47192331, RP# R283853,
 Parcel Details:
 25-26-32-000000-041410,
 a/k/a 127 CLEARWATER AVE, POLK CITY, FL 33868.
 You are required to serve a copy of your written response, if any, to the action on Ilian Rashtanov, Plaintiff's attorney, whose address is One E. Broward Blvd., Ste. 700, Ft. Lauderdale, Florida 33301, ir@rashtanov-law.com, on or before June 22, 2023, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.
 If you qualify under the Americans with Disabilities Act (ADA) and need assistance within the court system, please visit the Tenth Judicial Circuit of Florida or use the contact information as follows: Voice #: 863-534-4686, TDD #: 863-534-7777, Fax #: 305-349-7355. If you are hearing or voice impaired, please call 711 or 1-800-955-8770 for the Florida Relay Service.
 DATED this 15 day of May, 2023.
 Stacy M. Butterfield, CPA,
 as Clerk of Court
 (SEAL) By: /s/ Asuncion Nieves
 Deputy Clerk
 Ilian Rashtanov,
 Plaintiff's attorney,
 One E. Broward Blvd., Ste. 700,
 Ft. Lauderdale, Florida 33301,
 ir@rashtanov-law.com
 May 26; June 2, 9, 16, 2023
 23-00720K

SECOND INSERTION

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

CASE NO. 2022CA003095000000 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2004-NC4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-NC4, Plaintiff, vs. MATTHEW R. SELIGMAN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 08, 2023, and entered in 2022CA003095000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2004-NC4, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-NC4 is the Plaintiff and MATTHEW R. SELIGMAN; LOIS A. HAYES; POLK COUNTY, FLORIDA are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 12, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 18 CREWS LAKE ESTATES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN

PLAT BOOK 61, PAGE 27, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 4064 LANA DR, LAKE LAND, FL 33813

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

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

Dated this 19 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 22-053222 - NaC May 26; June 2, 2023 23-00735K

SECOND INSERTION

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

CASE NO. 2021CA002364000000 BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LEONARD R. SANDERSON, DECEASED, et al. Defendant(s).

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

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT 16, TANGERINE TRAILS UNIT NO. 4, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 98, PAGE 12, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before June 27, 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.

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

WITNESS my hand and the seal of this Court at County, Florida, this 22 day of May, 2023.

CLERK OF THE CIRCUIT COURT Stacy M. Butterfield (SEAL) BY: /s/ Ascunio Nieves DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. 20-080250 May 26; June 2, 2023 23-00753K

SECOND INSERTION

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

CASE NO.: 2022CA002108000000 FREEDOM MORTGAGE CORPORATION PLAINTIFF, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RONALD GILBERT, ET AL., DEFENDANTS.

KAREN GILBERT Last Known Address: 4970 MAGNOLIA AVE, MULBERRY FL 33860 Current Residence: UNKNOWN CHRISTY GILBERT Last Known Address: 4970 MAGNOLIA AVE, MULBERRY FL 33860 Current Residence: UNKNOWN UNKNOWN SPOUSE OF PEARL THAYER Last Known Address: 4970 MAGNOLIA AVE, MULBERRY FL 33860 Current Residence: UNKNOWN UNKNOWN SPOUSE OF ROGER THAYER Last Known Address: 4970 MAGNOLIA AVE, MULBERRY FL 33860 Current Residence: UNKNOWN UNKNOWN SPOUSE OF BRENDA GILBERT Last Known Address: 4970 MAGNOLIA AVE, MULBERRY FL 33860 Current Residence: UNKNOWN UNKNOWN SPOUSE OF RONALD GILBERT Last Known Address: 4970 MAGNOLIA AVE, MULBERRY FL 33860 Current Residence: UNKNOWN

for Foreclosure of Mortgage on the following described property:

LOT 1, OAK TERRACE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 36, PAGE 31, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 2200 W. Commercial Blvd, Suite 103, Ft. Lauderdale, FL 33309 or within on or before 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 2nd day of May 2023.

Default Date: June 8, 2023 STACY M. BUTTERFIELD, CPA As Clerk of the Circuit Court (SEAL) BY: /s/ Ascunio Nieves As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC Attorney for Plaintiff 2200 W. Commercial Blvd, Suite 103 Ft. Lauderdale, FL 33309 22FL373-0710-1 May 26; June 2, 2023 23-00749K

SECOND INSERTION

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

CASE NO.: 2022-CA-001190 THE RETREAT AT LEGACY PARK HOMEOWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. ALEXIS J. SOTO, individually; MARILYN SOTO, individually; Defendants

NOTICE is hereby given pursuant to a Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, dated April 25, 2023, and entered in Case Number: 2022-CA-001190, of the Circuit Court in and for Polk County, Florida, wherein THE RETREAT AT LEGACY PARK HOMEOWNERS' ASSOCIATION, INC., is the Plaintiff, and ALEXIS J. SOTO, individually; MARILYN SOTO, individually; are the Defendants, the Polk County Clerk of the Court will sell to the highest and best bidder for cash, by electronic sale on-line at www.polk.realforeclose.com, beginning at 10:00 o'clock A.M. on the 26th day of June, 2023 the following described property as set forth in said Summary Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, to-wit:

Property Address: 664 Kettering Road, Davenport, Florida 33897 Property Description: Lot 135, LEGACY PARK - PHASE TWO, according to the map or plat thereof as recorded in Plat Book 127, Pages 16 through 18, inclusive, of the Public Records of Polk County,

Florida. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 North Broadway Avenue, Bartow, Florida 33801, (863) 534-4686, at least seven days before your scheduled court appearance or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days; if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

/s/ John L. Di Masi John L. Di Masi Florida Bar No.: 0915602 Patrick J. Burton Florida Bar No.: 0098460 Brian S. Hess Florida Bar No.: 0725072 Helena G. Malchow Florida Bar No.: 0968323 Eileen Martinez Florida Bar No.: 0101537 Eryn M. McConnell Florida Bar No.: 0018858 James E. Olsen Florida Bar No.: 0607703 Alicia S. Perez Florida Bar No.: 0091930 Toby Snively Florida Bar No.: 0125998 DI MASI | BURTON, P.A. 801 N. Orange Avenue, Suite 500 Orlando, Florida 32801 Ph (407) 839-3383 Fx (407) 839-3384 Primary E-Mail: JDLaw@orlando-law.com Attorneys for Plaintiff May 26; June 2, 2023 23-00730K

SECOND INSERTION

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

CASE NO. 53-2022-CA-002898 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. FRANK D. STEWART, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 23, 2023, and entered in 53-2022-CA-002898 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is the Plaintiff and FRANK D. STEWART; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; POLK COUNTY, FL are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 23, 2023, the following described property as set forth in said Final Judgment, to wit:

THE EAST 1/2 OF THE FOLLOWING: BEGINNING 25 FEET NORTH AND 1155 FEET EAST OF THE SOUTHWEST CORNER OF THE NW 1/4 OF THE SW 1/4 OF SECTION 7, TOWNSHIP 27 SOUTH, RANGE 24 EAST, POLK COUNTY, FLORIDA AND RUN NORTH 200 FEET, THENCE EAST 200 FEET, THENCE

SOUTH 200 FEET, THENCE WEST 200 FEET TO THE POINT OF BEGINNING. Property Address: 8140 TOM COSTINE RD, LAKE LAND, FL 33809

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

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

Dated this 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 Service Email: flmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 21-008684 - NaC May 26; June 2, 2023 23-00750K

SECOND INSERTION

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

POLK COUNTY, FLORIDA

CASE NO.: 2021CA001384000000 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR ANGL OAK MORTGAGE TRUST I 2019-2, MORTGAGE-BACKED CERTIFICATES, SERIES 2019-2, Plaintiff, vs. TERRANCE L. BUTLER A/K/A TERRANCE BUTLER; CRYSTAL M. CULMER A/K/A CRYSTAL CULMER; YORKSHIRE HOMEOWNERS' ASSOCIATION OF POLK COUNTY, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2; Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Rescinding Sale entered on May 3, 2023 in Civil Case No. 2021CA001384000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR ANGL OAK MORTGAGE TRUST I 2019-2, MORTGAGE-BACKED CERTIFICATES, SERIES 2019-2 is the Plaintiff, and TERRANCE L. BUTLER A/K/A TERRANCE BUTLER; CRYSTAL M. CULMER A/K/A CRYSTAL CULMER; YORKSHIRE HOMEOWNERS' ASSOCIATION OF POLK COUNTY, INC.; UNKNOWN TENANT #1 N/K/A DWIGHT HOWARD; UNKNOWN TENANT #2 N/K/A KATERRA BUTLER are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on June 20, 2023 at 10:00:00 AM EST the following described real property as

set forth in said Final Judgment, to wit: LOT 80, YORKSHIRE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 102, PAGE(S) 5 THROUGH 8, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 17 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 Digitally signed by Zachary Ullman Date: 2023-05-17 14:10:31 By: /s/ Zachary Y. Ullman Esq FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1012-3526B May 26; June 2, 2023 23-00729K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION **File No. 23CP-994 Division Probate IN RE: ESTATE OF DEBRA A. JONES Deceased.**

The administration of the estate of Debra A. Jones, deceased, whose date of death was January 17, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Drawer 9000, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

Personal Representative: /s/ Michael F. Doonan Michael F. Doonan 237 Verdi Street Davenport, Florida 33896 Attorney for Personal Representative: /s/ Charlotte C. Stone Charlotte C. Stone, Esq. Florida Bar Number: 21297 Stone Law Group, P.L. 3200 US Hwy 27 S., Suite 201 Sebring, Florida 33870 Telephone: (863) 402-5424 Fax: (863) 402-5425 E-Mail: charlotte@stonelawgroupfl.com Secondary E-Mail: tami@stonelawgroupfl.com May 26; June 2, 2023 23-00733K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA **CASE NO. 532022CA001525000000 MIDFIRST BANK Plaintiff, v. STEVEN M. POLLEY; LUANA R. POLLEY; UNKNOWN TENANT 1; UNKNOWN TENANT 2; WALK-IN-WATER LAKE ESTATES PROPERTY OWNERS ASSOCIATION, INC. Defendants.**

NOTICE is hereby given that, pursuant to the Final Judgment of Foreclosure entered on May 09, 2023, in this case, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 2, BLOCK A, WALK-IN-WATER LAKE ESTATES PHASE ONE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 64, PAGE 11, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. a/k/a 8825 OAKWOOD DR, LAKE WALES, FL 33898-6215 at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on June 23, 2023

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

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

Dated at St. Petersburg, Florida this 17th day of May, 2023. eXL Legal, PLLC Designated Email Address: efling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff /s/ Isabel López Rivera Isabel López Rivera FL Bar: 1015906 1000007327 May 26; June 2, 2023 23-00724K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA **CASE NO.: 2022CA001950000000 JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, v. DANIAL A. RANDALL A/K/A DANIAL RANDALL; HAMILTON VIEW HOMEOWNERS ASSOCIATION, INC.; TITAN SOLAR POWER FL INC; ROOFING & RECONSTRUCTION CONTRACTORS OF AMERICA LLC DBA RRCA; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated May 11, 2023 entered in Civil Case No. 2022CA001950000000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff and DANIAL A. RANDALL A/K/A DANIAL RANDALL; HAMILTON VIEW HOMEOWNERS ASSOCIATION, INC.; TITAN SOLAR POWER FL INC; ROOFING & RECONSTRUCTION CONTRACTORS OF AMERICA LLC DBA RRCA, are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public sale at www.polk.realforeclose.com beginning at 10:00 AM on June 20, 2023 the following described property as set forth in said Final Judgment, to-wit:

LOT 18, HAMILTON VIEW, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 145, PAGE 35 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 131 8th Street, Lake Hamilton, FL 33851

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

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

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

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: flrealprop@kelleykronenberg.com /s/ Jason M. Vanslette Jason M Vanslette, Esq. FBN: 92121 File No: CRF22068-JMV May 26; June 2, 2023 23-00728K

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 06/09/2023 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2002 SKYL mobile home bearing vehicle identification numbers 9P610345PA and 9P610345PB and all personal items located inside the mobile home. Last Tenant: Clayton Brimm and Molly Brimm. Sale to be held at: The Ridge, 49473 Highway 27, Davenport, Florida 33897, 863-420-9700. May 26; June 2, 2023 23-00742K

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386 and select the appropriate County name from the menu option or email legal@businessobserverfl.com
Business Observer

Choices and Solutions

What Should Be Done

Left unchanged, Social Security and Medicare are bankrupting America. Here are practical ways to provide a social safety net for those who need it. Unfortunately, politicians don't show the courage to cross that bridge.

BY MILTON & ROSE FRIEDMAN

Most of the present welfare programs should never have been enacted. If they had not been, many of the people now dependent on them would have become self-reliant individuals instead of wards of the state.

In the short run, that might have appeared cruel for some, leaving them no option to low-paying, unattractive work. But in the long run, it would have been far more humane. However, given that the welfare programs exist, they cannot simply be abolished overnight. We need some way to ease the transition from where we are to where we would like to be, of providing assistance to people now dependent on welfare while at the same time encouraging an orderly transfer of people from welfare rolls to payrolls.

Such a transitional program has been proposed that could enhance individual responsibility, end the present division of the nation into two classes, reduce both government spending and the present massive bureaucracy, and at the same time assure a safety net for every person in the country, so that no one need suffer dire distress.

Unfortunately, the enactment of such a program seems a utopian dream at present. Too many vested interests — ideological, political and financial — stand in the way.

Nonetheless, it seems worth outlining the major elements of such a program, not with any expectation that it will be adopted in the near future, but in order to provide a vision of the direction in which we should be moving, a vision that can guide incremental changes.

The program has two essential components: first, reform the present welfare system by replacing the ragbag of specific programs with a single comprehensive program of income supplements in cash — a negative income tax linked to the positive income tax; second, unwind Social Security while meeting present commitments and gradually requiring people to make their own arrangements for their own retirement.

Such a comprehensive reform would do more efficiently and humanely what our present welfare system does so inefficiently and inhumanely. It would provide an assured minimum to all persons in need regardless of the reasons for their need while doing as little harm as possible to their character, their independence or their incentive to better their own condition.

THE NEGATIVE INCOME TAX

The basic idea of a negative income tax is simple, once we penetrate the smoke screen that conceals the essential features of the positive income tax. Under the current positive income tax you are permitted to receive a certain amount of income without paying any tax. The exact amount depends on the size of your family, your age and on whether you itemize your deductions. This amount is composed of a number of elements — personal exemptions, low-income allowance, standard deduction (which has recently been relabeled the zero-bracket amount), the sum corresponding to the general tax credit, and for all we know still other items that have been added by the Rube Goldberg geniuses who have been having a field day with the personal income tax.



STEPS TO FIX ENTITLEMENTS

- Enact a “negative income tax.”
- Wind down Social Security

““““

Yet, as Anderson says, “There is no way that the Congress, at least in the near future, is going to pass any kind of welfare reform that actually reduces payments for millions of welfare recipients.”

To simplify the discussion, let us use the simpler British term of “personal allowances” to refer to this basic amount.

If your income exceeds your allowances, you pay a tax on the excess at rates that are graduated according to the size of the excess. Suppose your income is less than the allowances? Under the current system, those unused allowances in general are of no value. You simply pay no tax.

If your income happened to equal your allowances in each of two succeeding years, you would pay no tax in either year. Suppose you had that same income for the two years together, but more than half was received the first year. You would have a positive taxable income, that is, income in excess of allowances for that year, and would pay tax on it. In the second year, you would have a negative taxable income, that is, your allowances would exceed your income but you would, in general, get no benefit from your unused allowances. You would end up paying more tax for the two years together than if the income had been split evenly.

With a negative income tax, you would receive from the government some fraction of the unused allowances. If the fraction you received was the same as the tax rate on the positive income, the total tax you paid in the two years would be the same regardless of how your income was divided between them.

When your income was above allowances, you would pay tax, the amount depending on the tax rates charged on various amounts of income. When your income was below allowances, you would receive a subsidy, the amount depending on the subsidy rates attributed to various amounts of unused allowances.

The negative income tax would allow for fluctuating income, as in our example, but that is not its main purpose. Its main purpose is rather to provide a straightforward means of assuring every family a minimum amount, while at the same time avoiding a massive bureaucracy, preserving a considerable measure of individual responsibility and retaining an incentive for individuals to work and earn enough to pay taxes instead of receiving a subsidy.

Consider a particular numerical example. In 1978, allowances amounted to \$7,200 for a family of four, none above age 65. Suppose a negative income tax had been in existence with a subsidy rate of 50% of unused allowances. In that case, a family of four that had no income would have qualified for a subsidy of \$3,600. If members of the family had found jobs and earned an income, the amount of the subsidy would have gone down, but the family's total income — subsidy plus earnings — would have gone up. If earnings had been \$1,000, the subsidy would have gone down to \$3,100, and total income up to \$4,100. In ef-

fect, the earnings would have been split between reducing the subsidy and raising the family's income.

When the family's earnings reached \$7,200, the subsidy would have fallen to zero. That would have been the break-even point at which the family would have neither received a subsidy nor paid a tax. If earnings had gone still higher, the family would have started paying a tax.

We need not here go into administrative details — whether subsidies would be paid weekly, biweekly or monthly, how compliance would be checked and so on. It suffices to say that these questions have all been thoroughly explored; that detailed plans have been developed and submitted to Congress.

The negative income tax would be a satisfactory reform of our present welfare system only if it replaces the host of other specific programs that we now have. It would do more harm than good if it simply became another rag in the ragbag of welfare programs.

NEGATIVE TAX HELPS POOR

If it did replace them, the negative income tax would have enormous advantages. It is directed specifically at the problem of poverty. It gives help in the form most useful to the recipient, namely, cash.

It is general — it does not give help because the recipient is old or disabled or sick or lives in a particular area, or any of the other many specific features entitling people to benefits under current programs. It gives help because the recipient has a low income. It makes explicit the cost borne by taxpayers. Like any other measure to alleviate poverty, it reduces the incentive of people who are helped to help themselves.

However, if the subsidy rate is kept at a reasonable level, it does not eliminate that incentive entirely. An extra dollar earned always means more money available for spending.

Equally important, the negative income tax would dispense with the vast bureaucracy that now administers the host of welfare programs. A negative income tax would fit directly into our current income tax system and could be administered along with it. It would reduce evasion under the current income tax since everyone would be required to file income tax forms. Some additional personnel might be required, but nothing like the number who are now employed to administer welfare programs.

By dispensing with the vast bureaucracy and integrating the subsidy system with the tax system, the negative income tax would eliminate the present demoralizing situation under which some people — the bureaucrats administering the programs — run other people's lives.

It would help to eliminate the present division of the population into two classes — those who pay and those who are supported on public funds. At reasonable break-even levels and tax rates, it would be far less expensive than our present system.

There would still be need for personal assistance to some families who are unable for one reason or another to manage their own affairs. However, if the burden of income maintenance were handled by the negative income tax, that assistance could and would be provided by private charitable activities. We believe that one of the greatest costs of our present welfare system is that it not only undermines and destroys the family, but also poisons the springs of private charitable activity.

HOW TO FIX SOCIAL SECURITY

Where does Social Security fit into this beautiful, if politically unfeasible, dream?

The best solution in our view would be to combine the enactment of a negative income tax with winding down Social Security while living up to present obligations. The way to do that would be:

1. Repeal immediately the payroll tax.
2. Continue to pay all existing beneficiaries under Social Security the amounts that they are entitled to under current law.
3. Give every worker who has already earned coverage a claim to those retirement, disability and survivors benefits that his tax payments and earnings to date would entitle him to under current law, reduced by the present value of the reduction in his future taxes as a result of the repeal of the payroll tax. The worker could choose to take his benefits in the form of a future annuity or government bonds equal to the present value of the benefits to which he would be entitled.
4. Give every worker who has not yet earned coverage a capital sum (again in the form of bonds) equal to the accumulated value of the taxes that he or his employer has paid on his behalf.
5. Terminate any further accumulation of benefits, allowing individuals to provide for their own retirement as they wish.
6. Finance payments under items 2, 3 and 4 out of gen-



eral tax funds plus the issuance of government bonds.

This transition program does not add in any way to the true debt of the U.S. government. On the contrary, it reduces that debt by ending promises to future beneficiaries. It simply brings into the open obligations that are now hidden. It funds what is now unfunded.

These steps would enable most of the present Social Security administrative apparatus to be dismantled at once.

The winding down of Social Security would eliminate its present effect of discouraging employment and so would mean a larger national income currently. It would add to personal saving and so lead to a higher rate of capital formation and a more rapid rate of growth of income. It would stimulate the development and expansion of private pension plans and so add to the security of many workers.

WHAT IS POLITICALLY FEASIBLE?

This is a fine dream, but unfortunately it has no chance whatsoever of being enacted at present. Three presidents — Presidents Nixon, Ford and Carter — have considered or recommended a program including elements of a negative income tax.

In each case, political pressures have led them to offer the program as an addition to many existing programs, rather than as a substitute for them. In each case, the subsidy rate was so high that the program gave little if any incentive to recipients to earn income.

These misshapen programs would have made the whole system worse, not better.

Despite our having been the first to have proposed a negative income tax as a replacement for our present welfare system, one of us testified before Congress against the version that President Nixon offered as the “Family Assistance Plan.”

The political obstacles to an acceptable negative income tax are of two related kinds. The more obvious is the existence of vested interests in present programs: the recipients of benefits, state and local officials who regard themselves as benefiting from the programs and, above all, the welfare bureaucracy that administers them. The less obvious obstacle is the conflict among the objectives that advocates of welfare reform, including existing vested interests, seek to achieve.

As Martin Anderson puts it in an excellent chapter on “The Impossibility of Radical Welfare Reform”:

“All radical welfare reform schemes have three basic parts that are politically sensitive to a high degree. The first is the basic benefit level provided, for example, to a family of four on welfare.

“The second is the degree to which the program affects the incentive of a person on welfare to find work or to earn more.

“The third is the additional cost to the taxpayers.

“To become a political reality, the plan must provide a decent level of support for those on welfare. It must contain strong incentives to work, and it must have a reasonable cost. And it must do all three at the same time.”

The conflict arises from the content given to “decent,” to “strong” and to “reasonable,” but especially to “decent.” If a “decent” level of support means that few if any current recipients are to receive less from the reformed program than they now do from the collection of programs available, then it is impossible to achieve all three objectives simultaneously, no matter how “strong” and “reasonable” are interpreted.

Yet, as Anderson says, “There is no way that the Congress, at least in the near future, is going to pass any kind of welfare reform that actually reduces payments for millions of welfare recipients.”

Consider the simple negative income tax that we introduced as an illustration in the preceding section: a break-even point for a family of four of \$7,200, a subsidy rate of 50%, which means a payment of \$3,600 to a family with no other source of support. A subsidy rate of 50% would give a tolerably strong incentive to work.

The cost would be far less than the cost of the present complex of programs.

However, the support level is politically unacceptable today. As Anderson says, “The typical welfare family of four in the United States now [early 1978] qualifies for about \$6,000 in services and money every year. In higher paying states, like New York, a number of welfare families receive annual benefits ranging from \$7,000 to \$12,000 and more.”

Even the \$6,000 “typical” figure requires a subsidy rate of 83.3% if the break-even point is kept at \$7,200. Such a rate would both seriously undermine the incentive to work and add enormously to cost.

The subsidy rate could be reduced by making the break-even point higher, but that would add greatly to the cost. This is a vicious circle from which there is no escape.

So long as it is not politically feasible to reduce the payments to many persons who now receive high benefits from multiple current programs, Anderson is right: “There is no way to achieve all the politically necessary conditions for radical welfare reform at the same time.”

However, what is not politically feasible today may become politically feasible tomorrow. Political scientists and economists have had a miserable record in forecasting what will be politically feasible. Their forecasts have repeatedly been contradicted by experience.

Our great and revered teacher Frank H. Knight was fond of illustrating different forms of leadership with ducks that fly in a V with a leader in front. Every now and then, he would say, the ducks behind the leader would veer off in a different direction while the leader continued flying ahead. When the leader looked around and saw that no one was following, he would rush to get in front of the V again. That is one form of leadership — undoubtedly the most prevalent form in Washington.

While we accept the view that our proposals are not currently feasible politically, we have outlined them as fully as we have, not only as an ideal that can guide incremental reform, but also in the hope that they may, sooner or later, become politically feasible.