CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION

Notice is hereby given that ROBERT O GUNNELLS III, OWNER, desiring to engage in business under the fictitious name of TRAILS END HANDYMAN SERVICES located at 25085 ALCAZAR DR., PUNTA GORDA, FLORIDA 33955 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

June 9, 2023 23-00573T

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 fictitious name of Lorelei Natural Beauty & Wellness located at 5500 Sunseeker Way, in the County of Charlotte in the City of Charlotte Harbor, Florida 33980 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Charlotte County, Florida, this 2nd day of June, 2023.

Sunseeker Florida, Inc. June 9, 2023

23-00

FIRST INSERTION

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

CASE NO.: 2022-CC-001020 PRAIRIE CREEK PARK PROPERTY OWNER'S ASSOCIATION, INC., Plaintiff, vs. MONICA MARTINEZ, et al.,

Defendant(s).
Notice is hereby given that pursuant to an Amended Final Judgment of Foreclosure entered on May30, 2023, in the above styled cause, in the County Court

of Charlotte County, Florida, Roger D.

Eaton, Clerk of the Circuit Court will

sell the property situated in Charlotte County, Florida legally described as: Lot 15, Block 17, PRAIRIE CREEK PARK, according to the Plat thereof, as recorded in Plat Book 13, Pages 33A thru 33S, of the Public Records of Charlotte

County, Florida. Property Address: 4750 Cypress Grove Circle, Punta Gorda, FL 33982. at public sale on July 21, 2023, to the highest bidder for cash, except as prescribed in Paragraph 7, in the following location:

In an online sale at www.charlotte. realforeclose.com, beginning at 11:00 a.m. on the prescribed date (mark this box for all sales in Charlotte County).

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

DATED this day of 05/31/2023. Clerk Circuit & County Courts (SEAL) By: Deni Gerace Clerk of Court

June 9, 16, 2023 23-00562T

bidder, for cash VIA THE INTERNET

REALFORECLOSURE.COM, at 11:00

A.M. EASTERN STANDARD TIME

on JULY 13, 2023 in accordance with

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

than the property owner as of the date

of the list pendens must file a claim not later than the date that the clerk reports

If you are a person with a disability

who needs any accommodation in or-

der to participate in this proceeding,

you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact Jon Embury, Admin-

istrative Services Manager, whose office is located at 350 E. Marion

Avenue, Punta Gorda, Florida 33950,

and whose telephone number is (941) 637-2110, at least 7 days before your

scheduled court appearance, or im-

mediately upon receiving this notification if the time before the scheduled

appearance is less than (7) days; if

you are hearing or voice impaired,

DATED THIS 06/07/2023 CLERK OF THE CIRCUIT COURT

Christopher Hixson, Esq.

Clearwater, FL 33759

chris@segalschuh.com

Segal & Schuh

June 9, 16, 2023

ROGER D. EATON BY: B. Lackey (SEAL) DEPUTY CLERK

23-00576T

Chapter 45 Florida Statutes.

the funds unclaimed.

WWW.CHARLOTTE.

FIRST INSERTION

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

CAMBRO, LLC

DOROTHY S. REED; UNKNOWN SPOUSE OF DOROTHY REED; STATE OF FLORIDA; CHARLOTTE COUNTY UTILITIES, A DEPARTMENT OF CHARLOTTE COUNTY GOVERNMENT; ROBERT CAMPBELL; UNKNOWN TENANT 1; and UNKNOWN

TENANT 2. Defendants.

NOTICE IS HEREBY GIVEN, pursuant to Final Judgment entered in this cause on April 6, 2023, in the Circuit Court of Charlotte County, Florida, Roger D. Easton, Clerk of the Circuit Court, sell the property situated in Charlotte County, Florida described as:

LOT 5, BLOCK 3285, PORT CHARLOTTE SUBDIVISION SECTION FORTY-FOUR, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 5, PAGE(S) 54A-54G, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

and commonly known as 17352 ROB-INSON AVE., PORT CHARLOTTE, FL 33948, including the building, apprutenances, and fixtures located therein at public sale to the highest and best

an popularing

2625 McCormick Dr., Units 104-105

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA GENERAL JURISDICTION

GENERAL JURISDICTION
DIVISION
CASE NO. 22001309CA
CALIBER HOME LOANS, INC.,

Plaintiff, vs.
CARROLL N MCCALL, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursu-

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 15, 2023, and entered in 22001309CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and CARROLL N. MCCALL; UNKNOWN SPOUSE OF CARROLL N. MCCALL are the Defendant(s). ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte. realforeclose.com, at 11:00 AM, on July 14, 2023, the following described property as set forth in said Final Judgment, to with the county of the county of

LOT 10, BLOCK 33, PORT CHARLOTTE SUBDIVISION, SECTION 3, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGE(S) 35A THROUGH 35C, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. Property Address: 3692 EASY

ST, PORT CHARLOTTE, FL 33952

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

Dated this day of 06/06/2023.

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

Submitted by:
Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
22-053319 - MaM
June 9, 16, 2023
23-00577T

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 E-Z Home Rentals located at 21907 Buxton Ave, in the County of Charlotte, in the City of Port Charlotte, Florida 33952 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Port Charlotte, Florida, this 5th day of June, 2023.

Brandon Nuse

June 9, 2023

23-00571T

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 BABCOCK MOVEMENT PHYSIOTHERAPY & WELLINESS located at 4371 CATTLEMAN DRIVE in the City of PUNTA GORDA, Charlotte County, FL 33982 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this day of June, 2023. SUTTER J. CATON, P.T., LLC

June 9, 2023

23-00572

FIRST INSERTION

NOTICE OF ACTION IN THE 20TH JUDICIAL CIRCUIT COURT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No. 2023 CA 517

21ST MORTGAGE CORPORATION, AS SERVICER FOR WILMINGTON SAVINGS FUND SOCIETY, FSB, A FEDERAL SAVINGS BANK D/B/A CHRISTIANA TRUST, A DIVISION OF WILMINGTON SAVINGS FUND SOCIET, FSB, SOLEY IN ITS CAPACITY AS TRUSTEE FOR AND ON BEHALF OF THE KNOXVILLE 2012 TRUST Plaintiff, vs. MICHAEL J. HAJNEY; UNKNOWN SPOUSE OF MICHAEL J. HAJNEY; WARY L. HAJNEY; UNKNOWN SPOUSE OF MARY L. HAJNEY;

CITY OF PUNTA GORDA; SHANGRI-LA TRUST UTD; and UNKNOWN TENANT, Defendant. TO: MARY L. HAJNEY and UN-KNWON SPOUSE MARY L. HAJNEY

last known address, 902 Elizabeth Street, Punta Gorda, FL 33950 Notice is hereby given to MARY L. HAJNEY and UNKNWON SPOUSE MARY L. HAJNEY that an action of foreclosure on the following property in Charlotte County, Florida: Legal: LOT 8, BLOCK 92, CITY OF PUNTA GORDA, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 20, PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Leslie S. White, Esquire, the Plaintiff's attorney, whose address is, 420 S. Orange Avenue, Suite 700, P.O. Box 2346, Orlando, Florida 32802-2346

[] on or before June 26, 2023 [] 30 days from the first date of publication

and file the original with the clerk of the court either before service on the Plaintiffs' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED ON May 19, 2023. County Clerk of Circuit Court By: B. Lackey (SEAL)

Leslie S. White, Esquire, the Plaintiffs attorney, 420 S. Orange Avenue, Suite 700, P.O. Box 2346, Orlando, Florida 32802-2346

June 9, 16, 2023 23-00563T

FIRST INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA CASE NO.: 2022-CA-1261 NHU TRAN, Plaintiff, v. ROBERT S. ST. MIKLOSSY;

ROBERT S. ST. MIKLOSSY; ROBERTA M. ST. MIKLOSSY; MICHAEL S. ST. MIKLOSSY; ROBERT ST. MIKLOSSY; SHERRI LYNN ST. MIKLOSSY SAINT-MARROW; GRANT ALEXANDER MORROW and BROOK L. MORROW,

Defendants.
To ROBERT ST. MIKLOSSY; SHERRI LYNN ST. MIKLOSSY SAINT-MARROW; BROOK L. MORROW:
YOU ARE HERERY NOTIFIED that

YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as: PORT CHARLOTTE SEC71

BLK4369 LT25 More commonly known as: 14258 Keystone Boulevard, Port Charlotte, FL 33981 has been filed by Plaintiff, NHU TRAN, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before July 12,

2023 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief demanded.

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

call 711.

Witness my hand and the seal of this court on this 6th day of June, 2023.

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

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 June 9, 16, 23, 30, 2023

23-00574T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL
CIRCUIT, IN AND FOR
CHARLOTTE COUNTY,
FLORIDA.

CASE No. 21000963CA
WILMINGTON SAVINGS FUND
SOCIETY, FSB, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS OWNER TRUSTEE
FOR CASCADE FUNDING
MORTGAGE TRUST HB5,
PLAINTIFF, VS.
THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNORS,
CREDITORS AND TRUSTEES OF
THE ESTATE OF JOHN BEBON,
JR. (DECEASED), ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 21, 2023, in the above action, I will sell to the highest bidder for cash at Charlotte County, Florida, on JULY 5, 2023, at 11:00 AM, at WWW. CHARLOTTE.REALFORECLOSE. COM for the following described property:

Lots 1, 2, 3 and the Northerly 10 feet of Lot 4, Block 157, together with portion of the vacated alley lying between said Lots Grove City subdivision, as per plat thereof recorded in Plat Book 1, Page 4, of the Public Records of

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

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

Date: 06/02/2023

Clerk of the Circuit Court
By: B. Lackey (SEAL)
Deputy Clerk of the Court
Tromberg, Morris & Poulin, PLLC
1515 South Federal Highway, Suite 100

Boca Raton, FL 33432 Our Case #: 20-000682-FHA-REV\21000963CA\PHH June 9, 16, 2023 23-00570T



Who benefits from legal notices?

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

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

Are there different types of legal notices?

Simply put, there are two basic types - Warning Notices and Accountability Notices.

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of happiness. Warning notices typically are published more than once over a certain period.

Accountability notices are designed to make sure citizens know details about their government. These notices generally are published one time, and are archived for everyone to see. Accountability is key to efficiency in government.

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

The public is well-served by notices published in a community newspaper.

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 23-0645-CP set forth below. Division: PROBATE All creditors of the decedent and oth-IN RE: ESTATE OF CARLTON LEE ANDERSON,

Deceased. The administration of the estate of CARLTON LEE ANDERSON, deceased, whose date of death was May 12,

a/k/a C. LEE ANDERSON.

a/k/a CARLTON L. ANDERSON

bate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are

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

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

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

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

The date of first publication of this notice is June 9, 2023.

Personal Representative: CHRISTOPHER L. ANDERSON 5109 William Ave.

Edina, Minnesota 55436 Attorney for Personal Representative: MARY A. BYRSKI, Attorney Florida Bar Number: 0166413 25086 Olympia Ave., Suite 310 Punta Gorda, Florida 33950 Telephone: (941) 833-9262 Fax: (941) 833-9264 E-Mail: mary@byrskilaw.com Secondary E-Mail:

23-00579T

FIRST INSERTION

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

PROBATE DIVISION File No. 23-581-CP **Division PROBATE** IN RE: ESTATE OF RALPH THEODORE PALMER

The administration of the estate of Ralph Theodore Palmer a/k/a Ralph Palmer, deceased, whose date of death was March 3, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

A/K/A RALPH PALMER Deceased.

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 $733.702 {\rm WILLBEFOREVERBARRED}.$

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 9, 2023.

Personal Representative: /s/ Dorothea D. Palmer Dorothea D. Palmer

15432 Lakeland Circle Port Charlotte, Florida 33981 Attorney for Personal Representative: /s/ Ellie K. Harris Ellie K.Harris, Attorney Florida Bar Number: 0021671 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: elise@schwarzlaw.net Secondary: e-service@schwarzlaw.net June 9, 16, 2023

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000608CP Division Probate IN RE: ESTATE OF MARY ELLEN DEGLOPPER,

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of MARY ELLEN DEGLOPPER, deceased, File Number 23000608CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950; that the decedent's date of death was February 23, 2023; that the total value of the estate is \$22,169,33 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS Jennifer DeGlopper as Trustee of the Mary Ellen DeGlopper 2000 Revocable Trust 200 Harbor Walk Dr. $\sharp 344$ Punta Gorda, FL 33950

ALL INTERESTED PERSONS ARE

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

The date of first publication of this Notice is June 9, 2023.

Person Giving Notice Jennifer DeGlopper 200 Harbor Walk Drive, #344 Punta Gorda, FL 33950 Attorney for Person Giving Notice: Katharine W. Payne Florida Bar Number: 0873411

Payne Ryan, PLLC 25073 Marion Avenue Punta Gorda, FL 33950 Telephone: (941) 655-8970/ Fax: (941) 655-8973 E-Mail: kpayne@payneryan.com

23-00575T

June 9, 16, 2023

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-607-CP **Division Probate** IN RE: ESTATE OF Mitchel Mauney,

Deceased. The administration of the estate of Mitchel Mauney, deceased, whose date of death was March 21, 2023 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOT-WITHSTANDING THE TIME PERI-OD 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 9, 2023.

Personal Representative: Terese J. Mauney

Attorney for Personal Representative: Robert C. Benedict Florida Bar No: 0361150 rbenedict@bigwlaw.com Wideikis, Benedict & Berntsson, LLC The BIG W Law Firm 3195 S. Access Road Englewood, FL 34224 (941) 627-1000 Telephone June 9, 16, 2023 23-00567T

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-437-CP Division Probate IN RE: ESTATE OF WAYNE MORSE A/K/A WAYNE S. MORSE

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Wayne Morse a/k/a Wayne S. Morse, deceased, File Number 23-437-CP the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was February 18, 2022; that the total value of the estate is less than \$10,000 and that the names and addresses of those to whom it has been assigned by such order are:

Darlene J. Sharamitaro 14390 Tugwell Avenue Kenneth A. Morse 23 Virginia Ave.

Beverly, MA 01915 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is June 9, 2023.

Person Giving Notice: Darlene J. Sharamitaro 14390 Tugwell Avenue Port Charlotte, FL 33953

Attorney for Person Giving Notice: Jeffrey R. Kuhns, Florida Bar No. 96026 Forrest G. Miller, Florida Bar No. 1028360 Attorney for Darlene J. Sharamitaro KUHNS LAW FIRM, PLLC 425 Cross Street, Ste. #312 Punta Gorda, Florida 33950 Telephone: (941) 205-8000/ Fax: (941) 205-8001 E-Mail: jeff@kuhnslawfirm.com Secondary E-Mail: forrest@kuhnslawfirm.com June 9, 16, 2023 23-00566T



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

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



FIRST INSERTION

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

Case No. 08-2022-ca-000865 CARDINAL FINANCIAL COMPANY, LIMITED PARTNERSHIP Plaintiff, vs. CLIFTON R. FOX, UNKNOWN SPOUSE OF CLIFTON R. FOX, STATE OF FLORIDA DEPARTMENT OF REVENUE, CLERK OF CHARLOTTE COUNTY, FLORIDA, AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on April 5, 2023, in the Circuit Court of Charlotte County, Florida, Roger D. Eaton, Clerk of the Circuit Court, will sell the property situated in Charlotte County, Florida described as: EAST 1/2 OF LOT 1, BLOCK L,

N.H. DECOSTERS ADDITION TO HARBOR VIEW, ACCORD-ING TO THE PLAT THEREOF. RECORDED IN PLAT BOOK 1, PAGE 24, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

and commonly known as: 1925 BA-NANA ST, PUNTA GORDA, FL 33980; including the building, appurtenances, and fixtures located therein, at public

sale, to the highest and best bidder, for cash, at www.Charlotte.realforeclose. com in accordance with Chapter 45 Florida Statutes, on July 10, 2023 at 11:00 A.M..

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

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

Dated this day of 06/01/2023. Clerk of the Circuit Court Roger D. Eaton By: B. Lackey (SEAL) Deputy Clerk

Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 327486/2218381/wll June 9, 16, 2023 23-00561T

FIRST INSERTION

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

Case No.: 23001858CA JEFFREY W KOCH, Plaintiff, vs. ABEER M KH H BORESLI,

TO: ABEER M KH H BORESLI Al Sarraf Tower Floor 6 Ahmed Al Jaber St, Safat P.O. Box 214 13003, Sharq, Kuwait

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

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN CHARLOTTE COUNTY, FLORIDA, TO WIT:

Legal Description: Lots 1470 and 1471, South Punta Gorda Heights, Fifth Addition, a subdivision of the South Half of Section 33, Township 41 South, Range 23 East, according to the plat thereof, recorded in Plat Book 3, Pages 96A through 96F, inclusive, of the Public Records

of Charlotte County, Florida. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205,

Phone Number: (904) 389-6202, not less than 28 nor more than 60 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 350 E. Marion Ave., Punta Gorda, Florida 33950 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711. DATED this 18th day of May, 2023.

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

The Law Office of C.W. Wickersham, Jr., P.A. Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205 Phone Number: (904) 389-6202 June 9, 16, 23, 30, 2023

23-00560T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 22000790CA BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I

Plaintiff, vs. THE UNKNOWN SUCCESSOR OR TRUSTEE OF THE V. LORRAINE WHITTAKER TRUST, DATED MAY 10, 2004, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 15, 2023, and entered in 22000790CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein BANK OF NEW YORK MEL-LON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE AS-SETS MANAGEMENT SERIES I TRUST is the Plaintiff and THE UN-KNOWN SUCCESSOR OR TRUSTEE OF THE V. LORRAINE WHITTAKER TRUST, DATED MAY 10, 2004; THE UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF V. LORRAINE WHITTAKER, DECEASED; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE V. LORRAINE WHITTAKER TRUST, DATED MAY 10, 2004; GLENN WHITTAKER; RALEIGH HOUSE OF PORT CHARLOTTE - A CONDOMINIUM, INC; THE UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). ROGER D. EATON as the Clerk of the Circuit Court will sell

to the highest and best bidder for cash

at www.charlotte.realforeclose.com, at 11:00 AM, on July 14, 2023, the following described property as set forth in said Final Judgment, to wit:

CONDOMINIUM UNIT 116, RALEIGH HOUSE, TOGETH-ER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ACCORDING
TO THE DECLARATION OF
CONDOMINIUM THEREOF
RECORDED IN OFFICIAL RE-CORDS BOOK 466, PAGE 370, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Property Address: 21280 BRIN-SON AVENUE APT. 116, PORT CHARLOTTE, FL 33952

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

or voice impaired, call 711. Dated this day of 06/06/2023. ROGER D. EATON As Clerk of the Court By: B. Lackey (SEAL) As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 20-079805 - MaM June 9, 16, 2023 23-00578T

FIRST INSERTION

CHARLOTTE COUNTY

NOTICE TO CREDITORS OF FORMAL ADMINISTRATION STATE OF FLORIDA IN THE TWENTIETH CIRCUIT CHARLOTTE COUNTY CIRCUIT COURT PROBATE DIVISION File No. 2023-000407-CP IN RE: ESTATE OF RONALD BRUCE WELTER, Sr.,

deceased The administration of the estate of RONALD BRUCE WELTER, SR., deceased, whose date of death was December 27, 2022, is pending before the Circuit Court for Charlotte County, Florida, Probate Department, located at 350 E. Marion Avenue, Punta Gorda. Florida 33950. The name and addresses of the Personal Representative and the Personal Representatives' attorney are set forth below.

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

VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

The date of the first publication of this Notice is June 9, 2023.

Personal Representative: Ronald B. Welter, Jr. 20 Morris Road

Prospect, CT 06712

Attorney for the Personal Representative: Anne E. Moore, FL Bar #110621 Anne E. Moore PLLC 3579 S. Access Rd., Ste. A Englewood, FL 34224 Tel: (941) 662-5750 Fax: (941) 237-5200 Primary Email: anne@attorneyanne.comSecondary Email: staff@attorneyanne.com June 9, 16, 2023

23-00565T

FIRST INSERTION

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

PROBATE DIVISION File No. 23-563-CP Division Probate IN RE: ESTATE OF ROBERT REITZEL a/k/a ROBERT JOSEPH REITZEL Deceased.

The administration of the estate of Robert Reitzel a/k/a Robert Joseph Reitzel, deceased, whose date of death was May 5, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida $33950. \, \text{The names}$ and addresses of the curator and the curator's attorney are set forth below.

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

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

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

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

NOTWITHSTANDING THE TIME 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 9, 2023.

Jeffrey R. Kuhns, Curator Florida Bar No. 96026

Jeffrey R. Kuhns, Florida Bar No. 96026 Forrest G. Miller. Florida Bar No. 1028360 Attorney for John Brewer KUHNS LAW FIRM, PLLC 425 Cross Street, Ste. #312 Punta Gorda, Florida 33950 Telephone: (941) 205-8000 Fax: (941) 205-8001 $\hbox{E-Mail: jeff@kuhnslawfirm.com}$ Secondary E-Mail: forrest@kuhnslawfirm.com June 9, 16, 2023 23-00569T

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 2023-CP-000606

Division: Probate IN RE: ESTATE OF BERNARD E. DERENCIN, Deceased. The administration of the estate of

Bernard E. Derencin, deceased, whose date of death was February 27, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000592CP

Division: Probate IN RE: ESTATE OF STELLA HORWATH Deceased.

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

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

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

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

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

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

Personal Representative: BARBARA LAFALCE c/o Staas Law Group, P.L.L.C. 801 E. Venice Ave., Ste. #2

Venice, FL 34285 Attorney for Personal Representative: JULIE A. COLLINS Florida Bar Number: 0151483 Staas Law Group, P.L.L.C. 801 E. Venice Ave., Ste. #2 Venice, FL 34285 Telephone: (941) 408-8555 Fax: (941) 408-8556 E-Mail: Jcollins@staaslawgroup.com Secondary E-Mail: eservice@veniceelderlaw.com June 2, 9, 2023 23-00549T

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: Maria Gallina 35 Verbena Drive

Commack, NY 11724 Attorney for Personal Representative: Nicole S. Peet, Attorney Florida Bar No.: 1025612 Farr Farr Emerich Hackett Carr & Holmes, PA 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941)639-1158 Fax: (941)639-0028 E-Mail: npeet@farr.com Secondary E-Mail: msleeper@farr.com and probate@farr.com 23-00552TJune 2, 9, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION

File No. 23000468CP IN RE: THE ESTATE OF: CATHERINE LAJOIE JAMES

Deceased.

The administration of the estate of CATHERINE LAJOIE JAMES, deceased, whose date of death was September 30, 2022, is pending in the Circuit Court of Charlotte County, Florida Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representatives and the personal representatives' attor-

ney are set forth below. All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is required to be served, must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE 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 this decedent and other persons having claims or demands against the decedent's estate must file their claims with the court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE.

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

NOT WITHSTANDING 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 Representatives: Elizabeth Megan James Studenski 460 Coronado Dr, Punta Gorda, FL

33950; and Joshua Gregory James 5413 Wentworth Ave, Minneapolis, MN 55419

Attorney for Personal Representative: WESLEY T. MATHIEU, ESQ. sklawyers, pllc 1314 Cape Coral Pkwy E. Ste. 320, Cape Coral, FL 33904 Telephone: (239) 772-1993 Email: wmathieu@sklawyers.net Florida Bar No. 116222 June 2, 9, 2023 23-00548T

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Pursuant to the lien granted by the Florida Self-Storage Facility Act, notice is hereby given that the undersigned self-storage units will be sold at a public sale by competitive bidding, to satisfy the lien of the Lessor, with Metro Storage LLC as managing agent for Lessor, for rental and other charges due from the undersigned. The said property has been stored and is located at the respective address below. Units up for auction will be listed for public bidding on-line at www. StorageTreasures.com (Chris Rosa Auctioneer License AU 4167) beginning five days prior to the scheduled auction date and time. The terms of the sale will be by lot to the highest bidder for cash only. A 10% buyer's premium will be charged per unit. All sales are final. Metro Self Storage LLC reserves the right to withdraw any or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 48 hours or sooner or are deemed abandoned by bidder/buyer. Sale rules and regulations are available at the time of sale.

Property includes the storage unit contents belonging to the following tenants at the following locations:

Metro Self Storage 1231 Kings Highway Port Charlotte, FL 33980

June 2, 9, 2023

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on June 20th, 2023 at 10AM

Occupant Name Annette Lanfranchi Timothy Keenan, Timothy Allen Keenan 05030 Household Items Rodger Woods, Rodger Dale Woods, Jr.

Unit Description of Property

6027 Household Items 10008 Household / Garage Items

SECOND INSERTION

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

File No. 23-561-CP Division Probate IN RE: ESTATE OF DELBERT EUGENE WALTON a/k/a DELBERT E. WALTON Deceased. The administration of the estate of Del-

bert Eugene Walton a/k/a Delbert E. Walton, deceased, whose date of death was March 23, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and oth-

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER 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: Susan Vacca P.O. Box 494006

Port Charlotte, FL 33949 Attorney for Personal Representative: Guy S. Emerich, Attorney Florida Bar Number: 126991 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: gemerich@farr.com Secondary E-Mail: mlavine@farr.com and probate@farr.com

SECOND INSERTION

June 2, 9, 2023

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FI ORIDA PROBATE DIVISION

File No. 082023CP000218XXXXXX Division PROBATE IN RE: ESTATE OF

ANTOINETTE MARIE INFRANCO Deceased.

The administration of the estate of ANTOINETTE MARIE INFRANCO, deceased, whose date of death was NO-VEMBER 12, 2021, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's

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

All other creditors of the decedent and other persons having claims or 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.

23-00557T

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 June 2, 2023.

Personal Representative: PIERA KRAMARSKI 157 POWELL PLACE ROAD TABERNACLE, NJ 08088

Attorney for Personal Representative: /s/ Samantha Heaton SAMANTHA HEATON, ESQUIRE Email Addresses: SHEATON@ KULZERDIPADOVA.COM JMF@KULZERDIPADOVA.COM Florida Bar No. 1010514 76 EAST EUCLID AVENUE,

SUITE 300 HADDONFIELD, NJ 08033-2342 Telephone: 856-795-7744 June 2, 9, 2023 23-00556T

The administration of the estate of Anne-Marie Guarini, deceased, whose date of death was March 26, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY, FLORIDA

PROBATE DIVISION

File No. 23-CP-571 Division: Probate

IN RE: ESTATE OF

ROBERT DEAN HOUSE a/k/a

ROBERT D. HOUSE Deceased.

The administration of the Estate of

Robert Dean House a/k/a Robert D.

House, deceased, whose date of death

was February 15, 2023, is pending in the Circuit Court for Charlotte County,

Florida, Probate Division, the address

of which is 350 E. Marion Ave., Punta

Gorda, FL 33950. The names and ad-

dresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CIVIL DIVISION

Case No. Case No. 23000136CA

CHARLES E. SNYDER and MARY

ADMINISTRATION, AN AGENCY

OF THE GOVERNMENT OF THE

UNITED STATES OF AMERICA,

other parties, natural or corporate,

unknown, claiming by through or

under any of the above-named or

described defendants or parties

claiming to have any right, title or

interest in the property hereafter

TO: ROBERT J. ROUSH, deceased,

his unknown spouses, heirs, devisees,

grantees, creditors, and all other parties

claiming by, through, under, or against

said Defendant and all unknown natu-

ral persons, if alive, and if dead or not

known to be dead or alive, their several

and respective unknown spouses, heirs,

devises, grantees, and creditors or other

parties claiming by, through, or un-

der unknown natural persons; and all

claimants, persons, or parties, natural

NOTICE OF ACTION

Defendants.

L. CREGO, Plaintiffs, v.

ROBERT J. ROUSH; WENDI HOFF; SMALL BUSINESS

and their unknown grantees,

creditors, claimants, and all

or whose exact legal status is

ney are set forth below.

SECOND INSERTION

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

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

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

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

CHARLOTTE COUNTY

Personal Representative: Michael Guarini 25 Storybrook Lane Amherst, NH 03031

notice is June 2, 2023.

Attorney for Personal Representative: Alicia K. Henry, Esq., Attorney Florida Bar Number: 1016619 The Law Office of Alicia K. Henry, P.A. 19700 Cochran Blyd., Unit B Port Charlotte, FL 33948 Telephone: (941) 740-4842 $\hbox{E-Mail: Alicia@HenryLawOffice.net}\\$ June 2, 9, 2023 23-00551T

SECOND INSERTION

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION $733.702 {\tt WILLBEFOREVERBARRED}.$ 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

Personal Representative: Wendy S. House 46400 Bermont Rd. Punta Gorda, FL 33982 Attorney for Personal Representative:

Florida Bar No. 0726044 Mizell & Mays Law Firm, P.A. 331 Sullivan St., Punta Gorda, FL 33950 Telephone: (941) 575-9291 E-mail Addresses: tmays@mizell-law.com,

notice is June 2, 2023.

Tina M. Mavs

June 2, 9, 2023

ndotres@mizell-law.com

23-00559T

FOURTH INSERTION

or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described defendants or parties claiming to have any right, title, or interest in the property hereaf-

YOU ARE HEREBY NOTIFIED that an action to quiet title to and to determine the beneficiaries of the interest of ROBERT J. ROUSH, deceased, in the following real property located in Charlotte County, Florida:

Lot 105, HUNTER CREEK VILLAGE, PHASE I, a subdivision according to the map or plat thereof as recorded in Plat Book 15, Page 94, of the Public Records of Charlotte County, Florida, and that certain Indies House double-wide manufactured home on the Property bearing vehicle identification numbers of AL3266I055518A (Title Number 95139220) and Property Appraiser's Par-cel Identification Number:

4023123044003 Property Address: 1612 Hunter Creek Drive, Punta Gorda, FL

has been filed against you, and you are required to serve your written defenses, if any, on Plaintiffs' attorney, Roger H. Miller III, of Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A., whose address is 99 Nesbit Street, Punta Gorda, Florida 33950, on or before June 19. 2023, and file the original with the Clerk of this Court either before service on Plaintiffs' attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

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

Dated on this 12th day of May, 2023. ROGER D. EATON, as Clerk of the Court (SEAL) BY: B. Lackey as Deputy Clerk

Roger H. Miller III. Attorney for Plaintiffs 99 Nesbit Street, Punta Gorda, Florida 33950 May 19, 26; June 2, 9, 2023

23-00513T

FOLLOWS:

33982

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY. FLORIDA CIVIL DIVISION Case No.: 22001530CA KIM FERGUSON, as Personal

Representative of the Estate of GARY FERGUSON, Plaintiff, vs. BRIAN FERGUSON; KRISTAL FERGUSON ENNIS; ROBBIE FERGUSON, individually and as Personal Representative of the Estate of ROBERT FERGUSON: H. LAWRENCE FERGUSON DECLARATION OF TRUST dated June 7, 1988; LENORE M. FERGUSON DECLARATION OF TRUST u/d/d June 7, 1988, as amended and restated August 23, 1989, October 21, 1990, December 28, 2000, May 26, 2005, and June 8, 2010; LENORE M. FERGUSON, deceased; and any defendant's unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons

against said defendant, and all claimants, persons, or parties, natural or corporate, or whose exact legal status is unknown, having or claiming to have any right, title, or interest in the property herein Defendants.

claiming by, through, under, or

TO: LENORE M. FERGUSON, deceased; and any defendant's unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other persons claiming by, through, under, or against said defendant, and all claimants, persons, or parties, natural or corporate, or whose exact legal status is unknown, having or claiming to have any right, title, or interest in the property herein described.

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

Legal Description: A PARCEL OF LAND LYING IN SECTIONS 20 AND 29, TOWN-SHIP 40 SOUTH, RANGE 24

FOURTH INSERTION EAST, CHARLOTTE COUNTY, FLORIDA, BEING MORE SPE-CIFICALLY DESCRIBED AS

COMMENCE AT THE SOUTH-WEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 SOUTH, RANGE 24 EAST, CHARLOTTE COUNTY, FLORIDA; THENCE RUN NORTH 00°24'04" WEST, ALONG THE WEST LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 354.82 FEET; THENCE NORTH 89°35'56' EAST, A DISTANCE OF 175.70 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY OF WASHINGTON LOOP ROAD (SR 764) SAID POINT ON A CURVE CONCAVE TO THE NORTH AND HAVING AS ELEMENTS, A CENTRAL ANGLE OF 17°28'08", A RA-DIUS OF 1392.29 FEET, AND A CHORD BEARING OF SOUTH 66°59'39" EAST; THENCE EASTERLY ALONG SAID RIGHT-OF-WAY CURVE, A DISTANCE OF 424.49 FEET TO THE POINT OF BEGIN-

THENCE NORTH 05°45'58" EAST, A DISTANCE OF 1590.24

THENCE NORTH 18°53'14" EAST, A DISTANCE OF 967.26 FEET TO THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 20; THENCE SOUTH 85°16'31" EAST, A DISTANCE OF 143.61 FEET; THENCE SOUTH 06°43'34" WEST, A DISTANCE OF 851.46 FEET; THENCE SOUTH FEET; THENCE SOUTH 31°26°39" WEST, A DISTANCE OF 556.62 FEET; THENCE SOUTH 05°10'11 WEST, A DISTANCE OF 1421.65 FEET TO THE NORTH RIGHT-OF-WAY OF SAID WASHING-TON LOOP ROAD (SR 764): SAID POINT BEING ON A CURVE CONCAVE TO THE

NORTH AND HAVING AS EL-EMENTS, A CENTRAL ANGLE OF 04°58'24", A RADIUS OF 1392.29 FEET, AND A CHORD BEARING OF NORTH 78°12'55" WEST; THENCE WESTERLY ALONG SAID RIGHT-OF-WAY CURVE, A DISTANCE OF 120.85 FEET TO THE POINT OF BEGINNING. SAID LANDS CONTAINING 10.3 ACRES, MORE OR LESS. Parcel Identification Number: 402420400011

Property Address: 37461 Washington Loop Road, Punta Gorda, Florida 33982

has been filed against you, and you are required to serve your written defenses, if any, on Plaintiff's attorney, Will W. Sunter, of Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A., whose address is 99 Nesbit Street, Punta Gorda, Florida 33950, on or before June 19, 2023, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter: otherwise, a default will be entered against you for the relief demanded in the complaint.

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

DATED this May 12, 2023. ROGER D. EATON, as Clerk of the Court (SEAL) BY: B. Lackey as Deputy Clerk

Will W. Sunter, Attorney for Plaintiff Farr Law Firm, 99 Nesbit Street, Punta Gorda, Florida 33950 May 19, 26; June 2, 9, 2023

23-00512T

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 3811 Tamiami Trail, Punta Gorda FL 33950, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www. selfstorageauction.com on 06/22/2023 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

Boxes, Bags and Totes, Toys 529 Tiffany Pringle Furniture, Boxes, Bags and Totes 2317 Tami Precopio 2153 Deborah Vance Furniture, Boxes, Bags and Totes 2429 Wolfgang Peitz Boxes, Bags and Totes 2530 Zelda Smith Furniture, Clothing, Boxes, Bags, Totes

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (941) 993-9071.

June 2, 9, 2023

SECOND INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA known as: 2417 Maclachlan Street, Port Charlotte, FL 33953 CASE NO.: 2022-CA-1529 MORVIN MESQUITA,

Plaintiff, v. JOHN EWARTT TRASTER, INDIVIDUALLY AND AS PERSONAL REPRESENTATIVE OF THE ESTATE OF MARY LOU TRASTER: ET AL. Defendants.

To THE UNKNOWN SUCCESSOR TRUSTEE OF THE FERN L. TRASTER AND MARY LOU TRASTER TRUST DATED DECEMBER 17TH, 1992; LOIS K. SMITH:

YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as:

CORAL RIDGE UN 1 LT 124

125 126 More commonly known as: 1300 Edmund Street, Punta Gorda, FL 33950 AND/OR PORT CHARLOTTE SEC59 BLK2964 LT 16 More commonly has been filed by Plaintiff, MORVIN

MESQUITA, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before July 6, 2023 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment will be entered against you for the relief demanded.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, vou are entitled, at no cost to vou, to the provision of certain assistance.

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

Witness my hand and the seal of this court on this 31st day of May, 2023.

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

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224

June 2, 9, 16, 23, 2023 23-00558T

NOTICE OF ACTION; CONSTRUCTIVE SERVICE -

PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR CHARLOTTE COUNTY, CIVIL DIVISION

CASE NO.: 2022-CA-001590 JMMC INVESTMENT HOLDINGS LLC, Plaintiff, vs. ROTONDA VILLAS TRUST; KEVIN LEOPARD; MARIA K. LEOPARD; UNKNOWN SPOUSE OF KEVIN

LEOPARD; UNKNOWN SPOUSE OF MARIA K. LEOPARD; JOHN KEVIN LEOPARD; UNKNOWN SPOUSE OF JOHN KEVIN LEOPARD; UNKNOWN SPOUSE OF JOHN MALCOM LEOPARD; ESTATE OF JOHN MALCOM LEOPARD; and UNKNOWN HEIRS OF JOHN MALCOM LEOPARD, Defendants.

TO: UNKNOWN HEIRS OF JOHN MALCOM LEOPARD, 18229 NORTH 130TH AVENUE, SUN CITY WEST,

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY. FLORIDA PROBATE DIVISION File No. 23000552CP

IN RE: ESTATE OF GARY L. TRIMMER Deceased.

The administration of the estate of GARY L. TRIMMER, deceased, whose date of death was February 24, 2023, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set

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

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

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

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

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

Personal Representative: GEORGE STEVEN TRIMMER

2548 Fairfax Drive Gastonia, North Carolina 28054-7221 Attorney for Personal Representative: JOHN FERRARI, JR.

Attorney Florida Bar Number: 111132 Ferrari, Butler & Moneymaker, PLLC 2520 Tamiami Trail North, Suite 11 Nokomis, Florida 34275 Telephone: (941) 960-1676 Fax: (941) 296-8656 E-Mail: johnf@elderlegalfl.com Secondary E-Mail: pollyb@elderlegalfl.com 23-00554T June 2, 9, 2023

FOURTH INSERTION

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

LOT 12, BLOCK 57, & GREEN ESTATES, 1ST ACCORDING ADDITION, TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGES 55A THRU 55D, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. Parcel ID: 412303284004

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, PLLC, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before June 19, 2023, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-498-CP **Division: Probate** IN RE: ESTATE OF PATRICIA ANN TRYBA a/k/a PATRICIA A. TRYBA

Deceased.

The administration of the Estate of Patricia Ann Tryba a/k/a Patricia A. Tryba, deceased, whose date of death was August 9, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: Camryn N. Weinberg 9225 Strasse Blvd.

Punta Gorda, FL 33982 Attorney Personal Representative: Tina M. Mavs Florida Bar No. 0726044 Mizell & Mays Law Firm, P.A. 331 Sullivan St., Punta Gorda, FL 33950 Telephone: (941) 575-9291 E-mail Addresses: tmays@mizell-law.com, ndotres@mizell-law.com 23-00553T June 2, 9, 2023

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

DATED on May 12, 2023. ROGER D. EATON CLERK OF THE CIRCUIT COURT (SEAL) By: B. Lackey DEPUTY CLERK

SOKOLOF REMTULLA, PLLC 6801 Lake Worth Road, Suite 100E Greenacres, FL 33467 Telephone: 561-507-5252/ Facsimile: 561-342-4842 E-mail: pleadings@floridalitlaw.com Counsel for Plaintiff May 19, 26; June 2, 9, 2023

23-00518T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY. FLORIDA PROBATE DIVISION File No.: 23000527CP Division: Probate IN RE: ESTATE OF SCOTT W. SOUZA Deceased.

The administration of the estate of Scott W. Souza, deceased, whose date of death was November 27, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FLL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

DATE OF DEATH IS BARRED. The date of first publication of this notice is Friday, June 2, 2023.

Personal Representative: **Shirley Souza**

70 Leger Lane Tiverton, Rhode Island 02878 Attorney for Personal Representative: Lori A. Wellbaum Attorney for Shirley Souza Florida Bar Number: 071110 WELLBAUM LAW, PA 686 N. Indiana Avenue Englewood, FL 34223 Telephone: (941) 474-3241 Fax: (941) 475-2927 E-Mail: lori@wellbaumlaw.com Secondary E-Mail: karen@wellbaumlaw.com

June 2, 9, 2023 23-00550T