

## LEE COUNTY LEGAL NOTICES

**FIRST INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
Section 197.512 F.S.  
Tax Deed #:2023000181  
NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:  
Certificate Number: 17-017840  
Year of Issuance 2017 Description of Property LEHIGH ACRES UT 16 BLK 70 PB 15 PG 167 LOT 9 Strap Number 11-45-27-16-00070.0090  
Names in which assessed: GE QU, YING XIN  
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 08/01/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.  
May 19, 26; June 2, 9;  
July 21, 2023 23-02119L

**FIRST INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
Section 197.512 F.S.  
Tax Deed #:2023000145  
NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:  
Certificate Number: 19-016745  
Year of Issuance 2019 Description of Property SOUTHWOOD UNIT 30 BLK 163 PB 26 PG 94 LOT 6 Strap Number 08-45-27-30-00163.0060  
Names in which assessed: JING JING WANG  
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 08/01/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.  
May 19, 26; June 2, 9;  
July 21, 2023 23-02120L

**FIRST INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
Section 197.512 F.S.  
Tax Deed #:2023000127  
NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:  
Certificate Number: 19-020933  
Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 5 BLK 23 PB 18 PG 143 LOT 2 Strap Number 36-45-27-05-00023.0020  
Names in which assessed: SHADEYS CHOICE LLC  
All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 08/01/2023 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Courts.  
May 19, 26; June 2, 9;  
July 21, 2023 23-02121L

**FIRST INSERTION**  
**NOTICE OF UNCLAIMED GUARDIANSHIP FUNDS DEPOSITED IN COURT REGISTRY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION 19-GA-000138**  
**IN RE: The Guardianship of Denise C Lang**  
Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds of \$5446.86 are being held for Robert Michael Lipshutz in the registry of the court, deposited per order dated 03/13/2023, IN RE: The Guardianship of Denise C Lang, the Ward.  
Six months after the posting or the first publication of this notice, the Clerk of Court will deposit these funds with the Department of Financial Services after deducting fees and costs of publication. Any person or entity entitled to such funds may obtain them by compliance with applicable provisions of F.S. 744.534, Fla. Stat., within 10 years from the date of deposit with the Department of Financial Services, after which time funds will escheat to the State.  
KEVIN C. KARNES, CLERK OF CIRCUIT COURT, By: s/ Heather Beachy Deputy Clerk  
July 21; August 25, 2023 23-02108L

**FIRST INSERTION**  
**NOTICE OF UNCLAIMED GUARDIANSHIP FUNDS DEPOSITED IN COURT REGISTRY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION 19-GA-000167**  
**IN RE: The Guardianship of Alfred Green**  
Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds of \$57.99 are being held for Alfred Green in the registry of the court, deposited per order dated 07/06/2023, IN RE: The Guardianship of Alfred Green, the Ward.  
Six months after the posting or the first publication of this notice, the Clerk of Court will deposit these funds with the Department of Financial Services after deducting fees and costs of publication. Any person or entity entitled to such funds may obtain them by compliance with applicable provisions of F.S. 744.534, Fla. Stat., within 10 years from the date of deposit with the Department of Financial Services, after which time funds will escheat to the State.  
Dated: July 18, 2023  
KEVIN C. KARNES, CLERK OF CIRCUIT COURT, By: s/ Courtney Peasley Deputy Clerk  
July 21; August 25, 2023 23-02131L

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
The following personal property of LENA DINARDO, MARIO DINARDO, if deceased any unknown heirs or assigns, VIRGINIA DINARDO, if deceased any unknown heirs or assigns, and JUDY VANACORE, will, on August 2, 2023, at 10:00 a.m., at 140 Lakeside Circle, Lot #140, North Fort Myers, Lee County, Florida 33903; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:  
1984 JACO MOBILE HOME, VIN: 2C7506GA, TITLE NO.: 0040538814, and VIN: 2C7506GB, TITLE NO.: 0040565038  
PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236  
July 21, 28, 2023 23-02151L

**FIRST INSERTION**  
**STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION NOTICE OF ISSUANCE OF VERIFICATION OF EXEMPTION**  
The Department of Environmental Protection has granted a Verification of Exemption, number 0145231-005 EE, to Smi Vue LLC-Steven Israel, c/o Authorized Agent, Hans Wilson & Associates, Inc., 1938 Hill Avenue, Fort Myers, FL 33901.  
The verification addresses the following: To replace a previously permitted commercial dock in the same location and configuration at 2002 W. First St. Fort Myers, FL 33901, Parcel ID No. 14-44-24-P3-00006.0000, in a(n) Caloosahatchee River, Class III Waters, Section 14, Township 44 South, Range 24 East, Lee County.  
Based on the information submitted, the Department has verified that the activity as proposed is exempt under Chapter 62-330.051(5)(d), Florida Administrative Code, and Section 403.813(1)(d) of the Florida Statutes from the need to obtain a regulatory permit under Part IV of Chapter 373 of the Florida Statutes.  
Mediation is not available in this proceeding.  
This action is final and effective on the date filed with the Clerk of the Department unless a petition for an administrative hearing is timely filed under Sections 120.569 and 120.57, F.S., before the deadline for filing a petition. On the filing of a timely and sufficient petition, this action will not be final and effective until further order of the Department. Because the administrative hearing process is designed to formulate final agency action, the hearing process may result in a modification of the agency action or even denial of the application.  
A person whose substantial interests are affected by the Department's

action may petition for an administrative proceeding (hearing) under Sections 120.569 and 120.57, F.S. Pursuant to Rules 28-106.201 and 28-106.301, F.A.C., a petition for an administrative hearing must contain the following information:  
(a) The name and address of each agency affected and each agency's file or identification number, if known;  
(b) The name, address, and telephone number of the petitioner; the name, address, and telephone number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests are or will be affected by the agency determination;  
(c) A statement of when and how the petitioner received notice of the agency decision;  
(d) A statement of all disputed issues of material fact. If there are none, the petition must so indicate;  
(e) A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends the agency's proposed action;  
(f) A statement of the specific rules or statutes that the petitioner contends require reversal or modification of the agency's proposed action, including an explanation of how the alleged facts relate to the specific rules or statutes; and  
(g) A statement of the relief sought by the petitioner, stating precisely the action that the petitioner wishes the agency to take with respect to the agency's proposed action.  
The petition must be filed (received by the Clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency\_Clerk@dep.state.fl.us. Also,

a copy of the petition shall be mailed to the applicant at the address indicated above at the time of filing.  
In accordance with Rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the applicant and persons entitled to written notice under Section 120.60(3), F.S., must be filed within 21 days of receipt of this written notice. Petitions filed by any persons other than the applicant, and other than those entitled to written notice under Section 120.60(3), F.S., must be filed within 21 days of publication of the notice or within 21 days of receipt of the written notice, whichever occurs first. You cannot justifiably rely on the finality of this decision unless notice of this decision and the right of substantially affected persons to challenge this decision has been duly published or otherwise provided to all persons substantially affected by the decision. While you are not required to publish notice of this action, you may elect to do so pursuant Rule 62-110.106(10)(a).  
Under Rule 62-110.106(4), F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, or via electronic correspondence at Agency\_Clerk@dep.state.fl.us, before the deadline for filing a petition for an administrative hearing. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon.  
July 21, 2023 23-02140L

**FIRST INSERTION**  
**NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES**  
NOTICE IS HEREBY GIVEN that Donna Marinovich will engage in business under the fictitious name DONNAS HOME SERVICES, with a physical address 945 CHENAULT ST LEHIGH ACRES, FL 33974, with a mailing address 945 CHENAULT ST LEHIGH ACRES, FL 33974, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.  
July 21, 2023 23-02118L

**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 Cafe Liege located at 2269 First St in the City of Fort Myers, Lee County, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated this 12th day of July, 2023.  
Shop on First LLC  
Stephanie McGuire  
July 21, 2023 23-02117L

**FIRST INSERTION**  
**Notice of Self Storage Sale**  
Please take notice Hide-Away Storage - College Parkway located at 12859 McGregor Blvd., Fort Myers, FL 33919 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storage-treasures.com on 8/9/2023 at 10:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Sylvester Powell unit #03278. All property is being stored at the above self-storage facility. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.  
July 21, 28, 2023 23-02116L

**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 FIRST CHOICE RENTALS AND PROPERTY MANAGEMENT located at 12811 Kenwood Lane, Suite 107, in the City of Fort Myers, Lee County, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated at Fort Myers, Florida, this 21st day of July, 2023.  
KHI REAL ESTATE FM, LLC  
By: KHI Real Estate, LLC, Authorized Member  
July 21, 2023 23-02153L

**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 WILLIAM J EDWARDS REALTY located at 12811 Kenwood Lane, Suite 107, in the City of Fort Myers, Lee County, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated at Fort Myers, Florida, this 21st day of July, 2023.  
KHI REAL ESTATE FM, LLC  
By: KHI Real Estate, LLC, Authorized Member  
July 21, 2023 23-02155L

**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 SOUTH FLORIDA GAS : Located at 5260 Westview Dr Ste 200 : Lee County in the City of Frederick : Florida, 21703-8512 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at Frederick Florida, this July day of 19, 2023  
THOMPSONGAS, LLC  
July 21, 2023 23-02159L

**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 CORK SOAKERS DECK & WINE BAR located at 4400 HANCOCK BRIDGE PKWY in the City of N FT MYERS, Lee County, FL 33903 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated this 18th day of July, 2023.  
CS HANCOCK, LLC  
ROBERT MULROY  
July 21, 2023 23-02152L

**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 SOUTHSKYN : Located at 27181 Lavinka St : Lee County in the City of Bonita Springs : Florida, 34135-4744 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at Bonita Springs Florida, this July day of 19, 2023  
NIETO JACQUELINE  
July 21, 2023 23-02160L

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 8/4/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2012 BIGC TV 5F8FG3827CE236225 . Last Tenants: LINDA DIANE GOLDFMAN and all unknown parties beneficiaries heirs . Sale to be at SUN GROVES LLC DBA GROVES RV RESORT, 16175 JOHN MORRIS ROAD, FORT MYERS, FL 33908. 813-241-8269.  
July 21, 28, 2023 23-02143L

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 8/4/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2004 SKYO HS 05610431SB . Last Tenants: ANNE CHRISTINA CRUMPACKER and all unknown parties beneficiaries heirs . Sale to be at SUN GROVES LLC DBA GROVES RV RESORT, 16175 JOHN MORRIS ROAD, FORT MYERS, FL 33908. 813-241-8269.  
July 21, 28, 2023 23-02142L

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 8/4/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1986 DREA HS 1EH4L3422G7900264 . Last Tenants: NADIA CLEGG and all unknown parties beneficiaries heirs . Sale to be at SUN GROVES LLC DBA GROVES RV RESORT, 16175 JOHN MORRIS ROAD, FORT MYERS, FL 33908. 813-241-8269.  
July 21, 28, 2023 23-02141L

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 8/4/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1986 MALL TV 1U82M1R24GA011502 . Last Tenants: EDWARD MOORE JR, NANCY E MOORE, BRENDA MURRAY and all unknown parties beneficiaries heirs . Sale to be at SUN GROVES LLC DBA GROVES RV RESORT, 16175 JOHN MORRIS ROAD, FORT MYERS, FL 33908. 813-241-8269.  
July 21, 28, 2023 23-02145L

**FIRST INSERTION**  
Notice is hereby given that AFFORDABLE DENTURES & IMPLANTS - ESTERO II, P.A., OWNER, desiring to engage in business under the fictitious name of AFFORDABLE DENTURES & IMPLANTS - ESTERO located at 10151 ESTERO TOWN COMMONS PL., SUITE 202, ESTERO, FLORIDA 33928 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
July 21, 2023 23-02130L

**FIRST INSERTION**  
**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 8/4/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1970 BELA HS 20446681 . Last Tenants: JOSEPH QUINN, ODELTA EUGENIA CEDENO ZAMORA and all unknown parties beneficiaries heirs . Sale to be at SUN GROVES LLC DBA GROVES RV RESORT, 16175 JOHN MORRIS ROAD, FORT MYERS, FL 33908. 813-241-8269.  
July 21, 28, 2023 23-02144L

FIRST INSERTION

Notice of Public Hearing and Board of Supervisors Meeting of the Brightwater Community Development District

The Board of Supervisors (the "Board") of the Brightwater Community Development District (the "District") will hold a public hearing and a meeting on August 22, 2023, at 3:00 p.m. at Hyatt Place Ft. Myers at the Forum, 2600 Champion Ring Road, Fort Myers, Florida 33905.

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

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

A copy of the proposed budget, preliminary assessment roll, and the agenda may be viewed on the District's website at least 2 days before the meeting [www.brightwatercd.org](http://www.brightwatercd.org), or may be obtained by contacting the District Manager's office via email at [Tom@Breezehome.com](mailto:Tom@Breezehome.com) or via phone at (813) 460-0130.

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

Approx Lot Width	Assigned ERU	Net Assmt/ Lot	Total Net Assmt	Gross Assmt/ Lot	Total Gross Assmt
35'	0.70	\$ 1,062	\$ 235,674	\$ 1,129.36	\$ 250,717
50'	1.00	\$ 1,517	\$ 242,650	\$ 1,613.37	\$ 258,139
<b>total</b>			<b>\$ 478,324</b>		<b>\$ 508,856</b>

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

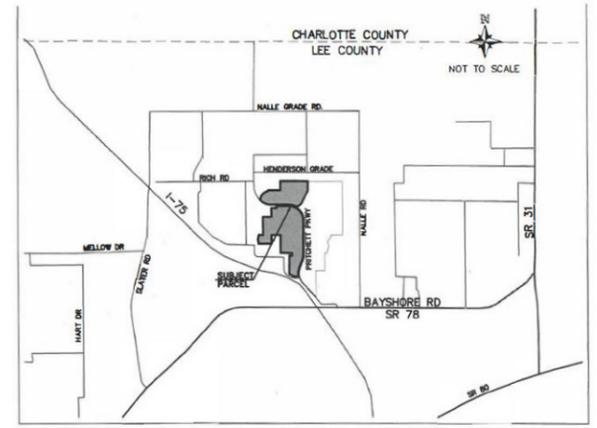
The County Tax Collector will collect the assessments for all lots and parcels within the District. Alternatively, the District may elect to directly collect its assessments in accordance with Chapter 190, Florida Statutes. Failure to pay the District's assessments will cause a tax certificate to be issued against the property which may result in a loss of title or a foreclosure action to be filed against the property. All affected property owners have the right to appear at the public hearing and to file written objections with the District within 20 days of publication of this notice.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Tom O'Grady  
District Manager



July 21, 2023 23-02149L

FIRST INSERTION

Notice of Public Hearing and Board of Supervisors Meeting of the Stoneybrook North Community Development District

The Board of Supervisors (the "Board") of the Stoneybrook North Community Development District (the "District") will hold a public hearing and a meeting on August 22, 2023, at 3:00 p.m. at Hyatt Place Ft. Myers at the Forum, 2600 Champion Ring Road, Fort Myers, Florida 33905.

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

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

A copy of the proposed budget, preliminary assessment roll, and the agenda may be viewed on the District's website at least 2 days before the meeting [www.stoneybrooknorthcd.org](http://www.stoneybrooknorthcd.org), or may be obtained by contacting the District Manager's office via email at [Tom@Breezehome.com](mailto:Tom@Breezehome.com) or via phone at (813) 460-0130.

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

Lot Width	Units	Assigned ERU	Net Assmt/ Unit	Total Net Assmt	Gross Assmt/ Unit	Total Gross Assmt
28'	110	0.56	\$772	\$84,923	\$821	\$90,344
40'	117	0.80	\$1,103	\$129,039	\$1,173	\$137,276
50'	265	1.00	\$1,379	\$365,336	\$1,467	\$388,655
60'	147	1.20	\$1,654	\$243,189	\$1,760	\$258,712
<b>Total</b>	<b>639</b>			<b>\$822,488</b>		<b>\$874,987</b>

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

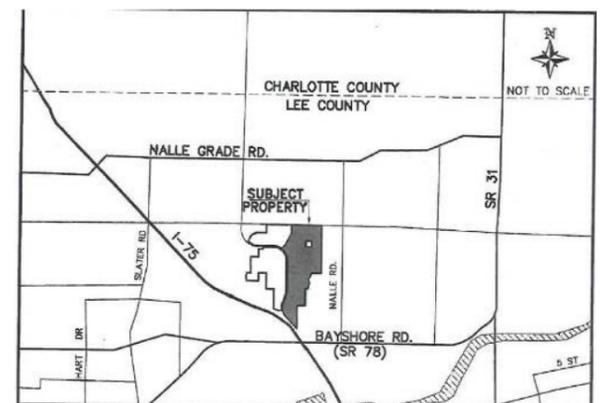
The County Tax Collector will collect the assessments for all lots and parcels within the District. Alternatively, the District may elect to directly collect its assessments in accordance with Chapter 190, Florida Statutes. Failure to pay the District's assessments will cause a tax certificate to be issued against the property which may result in a loss of title or a foreclosure action to be filed against the property. All affected property owners have the right to appear at the public hearing and to file written objections with the District within 20 days of publication of this notice.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations because of a disability or physical impairment should contact the District Manager's office at least 2 business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Tom O'Grady  
District Manager



July 21, 2023 23-02150L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 23-CP-02512 IN RE: ESTATE OF BARBARA BROWN WRIGHT A/K/A BARBARA B. WRIGHT Deceased.

The administration of the estate of Barbara Brown Wright a/k/a Barbara B. Wright, deceased, whose date of death was May 17, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, Florida 33901. 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 July 21, 2023

**Personal Representative:**  
**Sonja Koutsoutis**  
4406 Lake Heather Circle  
St. James City, FL 33965  
/s/ Alvaro Sanchez  
Alvaro C. Sanchez  
Attorney for the Petitioner  
1714 Cape Coral Parkway East  
Cape Coral, FL 33904  
Tel: (239) 542-4733  
Fax: (239) 542-9203  
FLA BAR NO 105539  
Email: [alvero@capecoralattorney.com](mailto:alvero@capecoralattorney.com)  
Email: [courtfilings@capecoralattorney.com](mailto:courtfilings@capecoralattorney.com)  
July 21, 28, 2023 23-02110L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 23-CP-002101 Division Probate IN RE: ESTATE OF WILLIAM STEWART Deceased.

The administration of the estate of William Stewart, deceased, whose date of death was December 14, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street Fort Myers, FL 33901. 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 July 21, 2023.

**Personal Representative:**  
**Heidi J. Tarr**  
1628 Hayworth Rd  
Port Charlotte, Florida 33952  
Attorney for Personal Representative:  
Bryan K. Tippen, Esq.,  
Attorney for P.R.  
Florida Bar Number: 113421  
TIPPEN LAW FIRM, PLLC  
315 E. Olympia Ave, STE 224  
Punta Gorda, Florida 33950  
Telephone: (941) 888-4260  
Fax: (239) 214-6080  
E-Mail: [info@tippenlaw.com](mailto:info@tippenlaw.com)  
Secondary E-Mail:  
[Bryan@TippenLaw.com](mailto:Bryan@TippenLaw.com)  
July 21, 28, 2023 23-02112L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 23-CP-002145 Division: Probate IN RE: ESTATE OF MARIANNE WILLIAMS, Deceased.

The administration of the estate of Marianne Williams, deceased, whose date of death was June 14, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 21, 2023.

**Personal Representative:**  
**John D. Summers**  
5208 Orahood Ct.  
Plainfield, IN 46168  
Attorney for Personal Representative:  
Lowell S. Schoenfeld  
Attorney for Personal Representative  
Florida Bar Number: 980099  
GREEN SCHOENFELD & KYLE LLP  
1380 Royal Palm Square Blvd.  
Fort Myers, FL 33919  
Telephone: (239) 936-7200  
Fax: (239) 936-7997  
E-Mail: [lowellschoenfeld@gskattorneys.com](mailto:lowellschoenfeld@gskattorneys.com)  
Sec. E-Mail: [bethmikovits@gskattorneys.com](mailto:bethmikovits@gskattorneys.com)  
00880367.DOC/1  
July 21, 28, 2023 23-02111L

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 23-CP-002016 IN RE: ESTATE OF VERA MITCHELL, Deceased.

The administration of the estate of VERA MITCHELL, deceased, whose date of death was April 8, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, Florida 33902. 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 July 21, 2023.

**Personal Representative:**  
**/s/ Mack C. Mitchell IV**  
**MACK C. MITCHELL IV**  
1200 SW 18th Ct.  
Cape Coral, Florida 33991  
Attorney for Personal Representative:  
/s/Stephen W. Buckley  
STEPHEN W. BUCKLEY, ESQUIRE  
Florida Bar Number: 117747  
GOLDSTEIN, BUCKLEY,  
CECHMAN, RICE & PURTZ, P.A.  
Post Office Box 2366  
Fort Myers, Florida 33902  
Telephone: (239) 334-1146  
Fax: (239) 334-3039  
E-Mail: [sbuckley@gbclaw.com](mailto:sbuckley@gbclaw.com)  
Secondary E-Mail:  
[lmintz@gbclaw.com](mailto:lmintz@gbclaw.com)  
July 21, 28, 2023 23-02125L

FIRST INSERTION

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

CASE NO. 23-CA-001084 U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WASHINGTON MUTUAL MORTGAGE PASS-THROUGH CERTIFICATES, WMALT SERIES 2006-AR9, Plaintiff, vs.

CHARLOTTE M. HARFF A/K/A CHARLOTTE HARFF, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 10, 2023, and entered in 23-CA-001084 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK NA, SUCCESSOR TRUSTEE TO BANK OF AMERICA, NA, SUCCESSOR IN INTEREST TO LASALLE BANK NA, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE WASHINGTON MUTUAL MORTGAGE PASS-THROUGH CERTIFICATES, WMALT SERIES 2006-AR9 is the Plaintiff and CHARLOTTE M. HARFF A/K/A CHARLOTTE HARFF; JACK BERNATZ A/K/A JACK E. BERNATZ A/K/A JOHN E. BERNATZ; CHARLOTTE M. HARFF A/K/A CHARLOTTE HARFF, CO-TRUSTEE OF THE JOHN E. BERNATZ AND CHARLOTTE M. HARFF GRANTOR'S JOINT REVOCABLE TRUST AGREEMENT DATED MARCH 4, 2008; JACK BERNATZ A/K/A JACK

E. BERNATZ A/K/A JOHN E. BERNATZ, CO-TRUSTEE OF THE JOHN E. BERNATZ AND CHARLOTTE M. HARFF GRANTOR'S JOINT REVOCABLE TRUST AGREEMENT DATED MARCH 4, 2008 are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at [www.lee.realforeclose.com](http://www.lee.realforeclose.com), at 09:00 AM, on October 11, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 37, BLOCK 1268 AND LOT 78, BLOCK 1269, UNIT 18, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 96 TO 120, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 1301 SE 20TH COURT, CAPE CORAL, FL 33990

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.

Dated this day of JUL 14 2023.

Kevin C. Karnes  
As Clerk of the Court (SEAL) By: T. Cline  
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  
23-091380 - MaM  
July 21, 28, 2023 23-02123L

**OFFICIAL COURTHOUSE WEBSITES**

1:23 1

**MANATEE COUNTY** [manateeclerk.com](http://manateeclerk.com)

**SARASOTA COUNTY** [sarasotaclerk.com](http://sarasotaclerk.com)

**CHARLOTTE COUNTY** [charlotteclerk.com](http://charlotteclerk.com)

**LEE COUNTY** [leeclerk.org](http://leeclerk.org)

**COLLIER COUNTY** [collierclerk.com](http://collierclerk.com)

**HILLSBOROUGH COUNTY** [hillsclerk.com](http://hillsclerk.com)

**PASCO COUNTY** [pascoclerk.com](http://pascoclerk.com)

**PINELLAS COUNTY** [pinellasclerk.org](http://pinellasclerk.org)

**POLK COUNTY** [polkcountyclerk.net](http://polkcountyclerk.net)

**ORANGE COUNTY** [myorangeclerk.com](http://myorangeclerk.com)

**CHECK OUT YOUR**

**FIRST INSERTION**  
 NOTICE OF ACTION  
 IN THE CIRCUIT COURT OF THE  
 TWENTIETH JUDICIAL CIRCUIT,  
 IN AND FOR LEE COUNTY,  
 FLORIDA.  
**Case No. 23-CA-007725**  
**MORTGAGE ASSETS**  
**MANAGEMENT, LLC,**  
**PLAINTIFF, VS.**  
**THE UNKNOWN HEIRS,**  
**BENEFICIARIES, DEVISEES,**  
**GRANTEES, ASSIGNORS,**  
**CREDITORS AND TRUSTEES OF**  
**THE ESTATE OF JOSEPH MIRRA,**  
**JR. (DECEASED), ET AL.**  
**DEFENDANT(S).**  
 To: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF JOSEPH MIRRA, JR. (DECEASED)  
 RESIDENCE: UNKNOWN  
 LAST KNOWN ADDRESS: 920 SE 23rd Terrace, Cape Coral, FL 33990  
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Lee County, Florida:  
 LOTS 10 AND 11, BLOCK 687, UNIT 21, CAPE CORAL SUB-DIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGES 149 TO 173. IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.  
 has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.  
 This notice shall be published once a week for two consecutive weeks in the Business Observer.  
 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.  
 Date: 07/19/2023  
 Kevin C. Karnes  
 Clerk of the Circuit Court  
 (SEAL) By: N Watson  
 Deputy Clerk of the Court  
 Tromberg, Morris & Poulin, PLLC,  
 attorneys for Plaintiff,  
 1515 South Federal Highway, Suite 100,  
 Boca Raton, FL 33432  
 Our Case #: 23-000730-REV-  
 FHA-F23-CA-007725/PHH  
 July 21, 28, 2023 23-02147L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-1677**  
**Division Probate**  
**IN RE: ESTATE OF**  
**NANCY JANE EDWARDS**  
**Deceased.**  
 The administration of the estate of Nancy Jane Edwards, deceased, whose date of death was January 11, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 July 21, 2023.  
**Personal Representative:**  
**Deena R. Groleau**  
 25519 E. Huron River Drive  
 Flat Rock, MI 48134  
 Attorney for Personal Representative:  
 Ernest Hatch  
 Florida Bar Number: 097091  
 Henderson, Franklin,  
 Starnes & Holt, P.A.  
 1715 Monroe Street  
 Fort Myers, FL 33901  
 Telephone: (239) 344-1100  
 Fax: (239) 344-1200  
 E-Mail: ernest.hatch@henlaw.com  
 Secondary E-Mail:  
 sabrina.guerin@henlaw.com  
 Secondary E-Mail:  
 service@henlaw.com  
 July 21, 28, 2023 23-02113L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-002158**  
**IN RE: ESTATE OF**  
**ANTONIO ARDAVIN**  
**Deceased.**  
 The administration of the estate of Antonio Ardavin, deceased, whose date of death was March 4, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2nd Floor, 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, Florida 33901. 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 July 21, 2023.  
**Personal Representative:**  
**/s/ Carlos Ardavin**  
**Carlos Ardavin**  
 6540 SW 114 Place, Unit B  
 Miami, Florida 33173  
 Attorney for Personal Representative:  
 /s/ Charles S. Sacher  
 Charles S. Sacher, Attorney  
 Florida Bar Number: 0961876  
 SACHER LAW FIRM, P.A.  
 2655 LeJeune Road, Suite 815  
 Coral Gables, FL 33134  
 Telephone: (305) 448-3900  
 Fax: (305) 446-9206  
 E-Mail: css@sachmarlaw.com  
 Secondary E-Mail:  
 e-mailservice@sachmarlaw.com  
 July 21, 28, 2023 23-02126L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-2065**  
**IN RE: ESTATE OF**  
**EDWARD C. FLORIAN A/K/A**  
**EDWARD CHARLES FLORIAN**  
**Deceased.**  
 The administration of the estate of Edward C. Florian a/k/a Edward Charles Florian, deceased, whose date of death was May 13, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. 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 July 21, 2023.  
**Personal Representative:**  
**Thomas S. Florian**  
 18088 Harvest Drive  
 Chagrin Falls, Ohio 44023  
 Attorney for Personal Representative:  
 James E. Kerr, Attorney  
 Florida Bar Number: 0521728  
 HENDERSON FRANKLIN  
 STARNES & HOLT, P.A.  
 3451 Bonita Bay Boulevard, Suite 206  
 Bonita Springs, FL 34134  
 Telephone: (239) 344-1100  
 Fax: (239) 344-1200  
 E-Mail: james.kerr@henlaw.com  
 July 21, 28, 2023 23-02136L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-2060**  
**IN RE: ESTATE OF**  
**DANIEL E. GIRARD,**  
**Deceased.**  
 The administration of the Estate of DANIEL E. GIRARD, deceased, whose date of death was January 8, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.  
 All creditors of the Decedent and other persons having claims or demands against Decedent's Estate, on whom a copy of this Notice is required to be served, must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 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: July 21, 2023.  
 Signed on this 17th day of July, 2023.  
**ELAINE J. GIRARD**  
**Personal Representative**  
 4150 Kirby Lane  
 Estero, Florida 33928  
 SUSAN NESBET-SIKUTA  
 Attorney for Personal Representative  
 Florida Bar No. 859001  
 Dentons Cohen & Grigsby P.C.  
 9110 Strada Place, Suite 6200  
 Naples, Florida 34108  
 Telephone: (239) 390-1900  
 Email: susan.sikuta@dentons.com  
 Secondary Email:  
 shannon.haas@dentons.com  
 July 21, 28, 2023 23-02135L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-2068**  
**IN RE: ESTATE OF**  
**EDWARD R. NOSAL, JR.**  
**Deceased**  
 The administration of the estate of Edward R. Nosal, Jr., deceased, whose date of death was April 20, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 July 21, 2023.  
**Personal Representative:**  
**Lisa M. Nosal**  
 1851 Hyde Burdendale Road  
 Sonoma, CA 95476  
 Attorney for Personal Representative:  
 Kyle C. Bacchus, Esq.  
 E-mail Addresses:  
 kcbacchus@naplesstatelaw.com,  
 jljavor@naplesstatelaw.com  
 Florida Bar No. 1018458  
 Wilson & Johnson  
 2425 Tamiami Trail North, Suite 211  
 Naples, Florida 34103  
 Telephone: (239) 436-1500  
 July 21, 28, 2023 23-02157L

**SAVE TIME**  
  
 Email your Legal Notice  
 legal@businessobserverfl.com  
 Deadline Wednesday at noon  
 Friday Publication  
 1/27/2024, V6

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-002097**  
**IN RE: ESTATE OF**  
**MICHAEL DENNIS COYLE, SR.,**  
**Deceased.**  
 The administration of the estate of MICHAEL DENNIS COYLE, SR., deceased, whose date of death was April 3, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902. 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: July 21, 2023.  
 Signed on this 20th day of June, 2023.  
**MARIANNE COYLE**  
**Personal Representative**  
 4745 Estero Blvd. # 1504A  
 Ft. Myers Beach, FL 33931  
 Rebecca C. Bell  
 Attorney for Personal Representative  
 Florida Bar No. 0223440  
 Delzer, Coulter & Bell, P.A.  
 7920 U.S. Highway 19  
 Port Richey, FL 34668  
 Telephone: (727) 848-3404  
 Email: rebecca@delzercoulter.com  
 July 21, 28, 2023 23-02114L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-002032**  
**IN RE: ESTATE OF**  
**THOMAS F. WAGNER**  
**Deceased.**  
 The administration of the estate of Thomas F. Wagner, deceased, whose date of death was March 18, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 21, 2023.  
**Personal Representative:**  
**David R. Wagner**  
 310 Washington St.  
 Birdsboro, Pennsylvania 19508  
 Attorney for Personal Representative:  
 Douglas A. Dodson, II  
 Florida Bar Number: 126439  
 DORCEY LAW FIRM PLC  
 10181 Six Mile Cypress Parkway, Ste C  
 Fort Myers, FL 33966  
 Telephone: (239) 418-0169  
 Fax: (239) 418-0048  
 E-Mail: douglas@dorceylaw.com  
 Secondary E-Mail:  
 probate@dorceylaw.com  
 July 21, 28, 2023 23-02134L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-001952**  
**Division Probate**  
**IN RE: ESTATE OF**  
**ELIZABETH JANOWSKI**  
**Deceased.**  
 The administration of the estate of Elizabeth Janowski, deceased, whose date of death was January 3, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 21, 2023.  
**Personal Representative:**  
**Joyce Patricia Smith**  
 1145 E. Hickory Ln.  
 Lanoka Harbor, New Jersey 08734  
 Attorney for Personal Representative:  
 Douglas A. Dodson, II  
 Florida Bar Number: 126439  
 DORCEY LAW FIRM PLC  
 10181 Six Mile Cypress Parkway, Ste C  
 Fort Myers, FL 33966  
 Telephone: (239) 418-0169  
 Fax: (239) 418-0048  
 E-Mail: douglas@dorceylaw.com  
 Secondary E-Mail:  
 probate@dorceylaw.com  
 July 21, 28, 2023 23-02137L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-2210**  
**Division Probate**  
**IN RE: ESTATE OF**  
**SUSAN LYNN WENDSCHUH**  
**Deceased.**  
 The administration of the estate of Susan Lynn Wendschuh, deceased, whose date of death was February 26, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 July 21, 2023.  
**Personal Representative:**  
**Peter Wendschuh**  
 10700 SW 98th Court  
 Miami, Florida 33176  
 Attorney for Personal Representative:  
 Mark N. Musial, Attorney  
 Florida Bar Number: 566330  
 Wickens Herzer Panza  
 35765 Chester Road  
 Avon, Ohio 44011  
 Telephone: (440) 695-8038  
 Fax: (440) 695-8098  
 E-Mail: mmusial@wickenslaw.com  
 Secondary E-Mail:  
 rchabot@wickenslaw.com  
 July 21, 28, 2023 23-02133L

**FIRST INSERTION**  
 NOTICE TO CREDITORS  
 IN THE CIRCUIT COURT FOR  
 LEE COUNTY, FLORIDA  
 PROBATE DIVISION  
**File No. 23-CP-2210**  
**Division Probate**  
**IN RE: ESTATE OF**  
**JOHN STATES A/K/A**  
**JOHN E. STATES**  
**Deceased.**  
 The administration of the estate of John States a/k/a John E. States, deceased, whose date of death was March 22, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 21, 2023.  
**Personal Representative:**  
**Brett J. States**  
 1592 Wainscott Dr  
 O'Fallon, Missouri 63366  
**John C. States**  
 7269 Savanna Ct  
 Lino Lakes, MN 55104  
 Attorney for Personal Representative:  
 Michael B. Hill, Attorney  
 Florida Bar Number: 547824  
 Sheppard Law Firm  
 9100 College Pointe Court  
 Fort Myers, FL 33919  
 Telephone: (239) 334-1141  
 Fax: (239) 334-3965  
 E-Mail: hill@sbshlaw.com  
 Secondary E-Mail:  
 abalcer@sbshlaw.com  
 July 21, 28, 2023 23-02132L

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## FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO.: 22-CA-001031  
FREEDOM MORTGAGE CORPORATION  
PLAINTIFF, VS.  
DASWAYJIA NIEVES, AS NATURAL GUARDIAN FOR ZAMORAH PARSON, A MINOR, ANGELICA ACOSTA, A NATURAL GUARDIAN FOR XAVIER PARSON, JR., A MINOR ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 10th day of July, 2023, and entered in Case No. 22-CA-001031, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and DASWAYJIA NIEVES, AS NATURAL GUARDIAN FOR ZAMORAH PARSON, A MINOR; UNKNOWN TENANT # 1 IN POSSESSION OF THE SUBJECT PROPERTY; UNKNOWN TENANT #2 IN POSSESSION OF THE SUBJECT PROPERTY; ANGELICA ACOSTA, A NATURAL GUARDIAN FOR XAVIER PARSON, JR., A MINOR; and UNKNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.lee.realforeclose.com at 9:00 A.M. on the

13th day of September, 2023, the following described property as set forth in said Final Judgment, to wit:  
LOT 35, BLOCK 11, LEHIGH ESTATES, UNIT 5, SECTION 4, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 85, OF THE PUBLIC RECORDS OF LEE 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.

Dated this 18 day of July, 2023.

By: /s/Migdalia Jordan  
Migdalia Jordan, Esq.  
Florida Bar No. 125410

Submitted by:  
Miller, George & Suggs, PLLC  
ATTORNEY FOR PLAINTIFF  
210 N. University Drive, Suite 900  
Coral Springs, FL 33071  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
ESERVICE@MGS-LEGAL.COM  
22FL373-0239  
July 21, 28, 2023 23-02139L

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY FLORIDA  
PROBATE DIVISION  
Case No. 2023-CP-001968  
IN RE: THE ESTATE OF CHARLES GAGER GATEWOOD, deceased

The administration of the Estate of Charles Gager Gatewood, deceased, whose date of death was June 29, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. 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 SO 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 is July 21, 2023.

**Personal Representative:**  
Elizabeth Ashley Gatewood  
Attorney for Personal Representative:  
Jack Pankow, Esquire  
5230-2 Clayton Court  
Fort Myers, FL 33907  
Telephone: 239-334-4774  
FL Bar # 164247  
July 21, 28, 2023 23-02115L

## FIRST INSERTION

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

Case No. 362022CA00333A001CH  
SPECIALIZED LOAN  
SERVICING LLC  
Plaintiff, vs.  
JOHN R. CONNELL A/K/A JOHN CONNELL, SUSAN E. CONNELL A/K/A SUSAN CONNELL; THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND, AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on JULY 18, 2023, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

LOTS 5 AND 6, BLOCK 788, UNIT 22, CAPE CORAL SUBDIVISION, AS RECORDED IN PLAT BOOK 14, PAGES 1 THROUGH 16, INCLUSIVE, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 1412 S E 11TH STREET, CAPE CORAL, FL 33990; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at:

[X] www.lee.realforeclose.com  
on SEPTEMBER 20, 2023 at 9:00 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.

Dated this day of JULY 18, 2023  
Clerk of the Circuit Court  
Kevin C. Karnes  
(SEAL) By: Theresa Cline  
Deputy Clerk

Donna S. Glick  
(813) 229-0900 x  
Kass Shuler, P.A.  
1505 N. Florida Ave.  
Tampa, FL 33602-2613  
ForeclosureService@kasslaw.com  
362022CA00333A001CH  
298100/2219095/sg  
July 21, 28, 2023 23-02146L

## FIRST INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION  
CASE NO.: 23-CA-001615  
HOME LANDED LLC,  
Plaintiff, vs.  
ESTATE OF HULAR MAE MARION; et al.  
Defendants.

TO: ESTATE OF CATHERINE H. ZAHER, UNKNOWN ADDRESS  
UNKNOWN HEIRS OF CATHERINE H. ZAHER, UNKNOWN ADDRESS  
ESTATE OF JERRY P. ZAHER, UNKNOWN ADDRESS  
UNKNOWN HEIRS OF JERRY P. ZAHER, UNKNOWN ADDRESS

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

LOT 5, BLOCK 49, UNIT 5, SECTION 12, TOWNSHIP 45 SOUTH, RANGE 26 EAST LEHIGH ACRES ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 98, PUBLIC RECORDS, LEE COUNTY, FLORIDA.

Parcel ID:  
12-45-26-05-00049.0050

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 August 23, 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.

DATED on 07/14/2023  
Kevin Karnes  
CLERK OF THE CIRCUIT COURT  
(SEAL) By: N Watson  
DEPUTY CLERK  
SOKOLOF REMTULLA, PLLC  
6801 Lake Worth Road, Suite 100E  
Greenacres, FL 33467  
Telephone: 561-507-5252/  
Facsimile: 561-342-4842  
Email: pleadings@sokrem.com  
Counsel for Plaintiff  
July 21, 28; Aug. 4, 11, 2023  
23-02107L

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-001876  
IN RE: ESTATE OF ROBERTA JEAN BRICE  
Deceased.

The administration of the estate of deceased, ROBERTA JEAN BRICE, whose date of death was January 25, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Ft. Myers, FL 33901. 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: July 21, 2023.

Signed on this 18th day of July, 2023.  
**Brandy Rose Lowery**  
Personal Representative  
255 Hubbard Avenue #A  
North Fort Myers, FL 33917  
Susan M. Larned  
Attorney for Personal Representative  
Florida Bar No. 1011025  
The Larned Law Group P.A.  
12734 Kenwood Lane, #39  
Fort Myers, FL 33907  
Telephone: 239-202-2881  
Email: susan@larnedlegal.com  
July 21, 28, 2023 23-02148L

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-001972  
Division Probate  
IN RE: ESTATE OF DAVID WESLEY LANGFORD  
Deceased.

The administration of the estate of David Wesley Langford, deceased, whose date of death was January 5, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 21, 2023.

**Personal Representative:**  
Donald W. Langford  
505 W. Hickpochee Ave., Ste. 200-154  
Labell, Florida 33935  
Attorney for Personal Representative:  
Douglas A. Dodson, II  
Florida Bar Number: 126439  
DORCEY LAW FIRM PLC  
10181 Six Mile Cypress Parkway, Ste C  
Fort Myers, FL 33966  
Telephone: (239) 418-0169  
Fax: (239) 418-0048  
E-Mail: douglas@dorceylaw.com  
Secondary E-Mail:  
probate@dorceylaw.com  
July 21, 28, 2023 23-02138L

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-002255  
Division Probate  
IN RE: ESTATE OF JOHN PARCELL  
Deceased.

The administration of the estate of JOHN PARCELL, deceased, whose date of death was March 31, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2000 Main Street, Fort Myers, Florida 33901. 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 July 21, 2023.

**Personal Representative:**  
MELISSA PARCELL  
3174 Cozumel Court  
Cape Coral, Florida 33909  
Attorney for Personal Representative:  
Melissa R. Casanueva, Esq., Attorney  
Florida Bar Number: 0105788  
Butler Elder Law, P.A. a member of  
Ferrari, Butler & Moneymaker, PLLC  
11023 Gatewood Dr., Ste. 104  
Bradenton, Florida 34211  
Telephone: (941) 254-6611  
Fax: (941) 254-6611  
E-Mail: melissa@butlerelderlaw.com  
July 21, 28, 2023 23-02156L

## FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO: 23-CA-000752  
REGIONS BANK, D/B/A REGIONS MORTGAGE,  
Plaintiff, vs.

KARL J. KLEMM, a/k/a KARL KLEMM, an unmarried man, AQUA FINANCE, INC., a Foreign corp., UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS, UNKNOWN TENANT 1, and UNKNOWN TENANT 2, Defendants,

NOTICE IS HEREBY GIVEN that pursuant to Plaintiff's Final Judgment of Foreclosure entered in the above styled cause now pending in said court, wherein REGIONS BANK, D/B/A REGIONS MORTGAGE is the Plaintiff that the Lee County Clerk of Court shall sell to the highest bidder for cash at the www.lee.realforeclose.com on the 29th day of September, 2023, at 9:00 AM., in accordance with Sec. 45.031 of the Florida Statutes, the following property:

Lots 69 and 70, Block 59, San Carlos Park Unit No. 7, according to the map or plat thereof as recorded in Deed Book 315, Page 128, Public Records of Lee 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.

Dated this 14th day of July, 2023.  
GARRIDO LEGAL, P.A., f/k/a GARRIDO & RUNDQUIST, P.A.  
Attorneys for Plaintiff  
525 71 ST  
No. 414124  
Miami Beach, Florida 33141  
Tel. (305) 987-5782  
By: /s/ Caridad M. Garrido  
Caridad M. Garrido, Esq.  
F.B.N. 814733  
Primary email: cary@garridolegal.com  
Secondary Email:  
carygrlaw@gmail.com  
July 21, 28, 2023 23-02124L

## FIRST INSERTION

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

CASE NO. 23-CA-000407  
AMERIHOM MORTGAGE COMPANY, LLC;  
Plaintiff, vs.  
DAVID B. ROBERTS,  
MARCIA L. ROBERTS A/K/A  
MARCIA ROBERTS, ET.AL;  
Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated June 8, 2023, in the above-styled cause. I will sell to the highest and best bidder for cash at https://www.lee.realforeclose.com, on August 9, 2023 at 09:00 AM the following described property:

Lot 3, Block 4, Parkwood III, Section 31, Township 44 South, Range 27 East, Lehigh Acres, Florida, according to the map or plat thereof on file in the Office of the Clerk of the Circuit Court, recorded in Plat Book 28, Pages 91 thru 95, Public Records, Lee County, Florida. .  
Property Address:  
23 BURRSTONE AVENUE,  
LEHIGH ACRES, FL 33936

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.

WITNESS my hand on day of July 17, 2023.

Kevin C. Karnes,  
Clerk of Court  
(COURT SEAL) Theresa Cline  
Deputy Clerk of Court,  
Lee County

MARINOSCI LAW GROUP, P.C.  
Attorney for the Plaintiff  
100 WEST CYPRESS CREEK ROAD,  
STE 1045  
FORT LAUDERDALE, FL 33309  
Telephone: (954)644-8704;  
Fax: (954) 772-9601  
ServiceFL@mlg-defaultlaw.com  
ServiceFL2@mlg-defaultlaw.com  
22-05479  
July 21, 28, 2023 23-02122L



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SUBSEQUENT INSERTIONS

SECOND INSERTION

**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 7/28/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1978 TWIN HS T2474307A & T2474307B . Last Tenants: EMERSON FRANCIS NORDMARK, REBECCA JEAN NORDMARK AND SHAUN M FADLEY and all unknown parties beneficiaries heirs . Sale to be at MHC BUCCANEER ESTATES LLC, 2210 N TAMIAMI TR NE, NORTH FORT MYERS, FL 33903. 813-282-5925. July 14, 21, 2023 23-02101L

THIRD INSERTION

**FORMAL NOTICE**  
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**PROBATE DIVISION**  
**File No. 23-CP-002007**  
**IN RE: THE ESTATE OF HULAR MAE MARION Deceased.**  
TO: Cotina Marion  
Whereabouts unknown  
Jessie Marion III  
Whereabouts unknown  
YOU ARE HEREBY NOTIFIED that a Petition for Summary Administration has been filed in this Court, a true copy of which accompanies this notice or is on file. You are required to serve and file written defenses on the undersigned within 20 days after the last date of

SECOND INSERTION

**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 7/28/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 2004 KEYS TV 4YDF34T244H403425 . Last Tenants: TINA GRIMES DENTON, JOHN L GIRAMMA, BERNICE ALESANDRA ALVITI and all unknown parties beneficiaries heirs . Sale to be at SUN GROVES LLC DBA GROVES RV RESORT, 16175 JOHN MORRIS ROAD, FORT MYERS, FL 33908. 813-241-8269. July 14, 21, 2023 23-02104L

publication of this notice, exclusive of the day of service, and to file the original of the written defenses with the Clerk of Court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded in the pleading or motion, without further notice.  
Dated: July 1, 2023  
/s/ Michael Farrar  
Michael Farrar, Esq.  
Fla. Bar No. 634921  
Attorney for Petitioner  
3508 NW 114th Ave. Suite 201  
Doral FL 33178  
Tel.: (305) 463-9446  
Fax: (305) 513-5887  
michaelfarrar@atlanticbb.net  
July 7, 14, 21, 28, 2023 23-02014L

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**CIVIL ACTION**  
**CASE NO.: 22-CA-003309**  
**MICHAEL R. GROW, JR., Plaintiff, vs. MARGARET GONZALEZ, et al., Defendant(s).**  
NOTICE IS HEREBY GIVEN that the undersigned Clerk of Court of Lee County, will on November 1, 2023 at 9:00 am EST at www.lee.realforeclose.com, offer for sale and sell at public outcry to the highest and best bidder for cash, the following described property situate in Lee County, Florida:  
LOT(S) 33 AND 34, BLOCK 2321, CAPE CORAL, UNIT 36, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGE(S) 112 THROUGH 130, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY,

FLORIDA.  
PROPERTY ADDRESS: 325 NE 29TH TERRACE, CAPE CORAL, FL 33909  
pursuant to a Final Judgment of Foreclosure entered in Case No. 22-CA-003309 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, the style of which is indicated 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 in accordance with Florida Statutes, Section 45.031.  
WITNESS MY HAND and seal of this Court on July 7, 2023.  
Kevin Karnes  
Clerk of the Circuit Court (SEAL) By: Theresa Cline  
Deputy Clerk  
Law Offices of  
Damian G. Waldman, Esq.  
PO Box 5162  
Largo, FL 33779  
service@dwardmanlaw.com  
July 14, 21, 2023 23-02058L

SECOND INSERTION

**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 7/28/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1979 BROO HS FLFL2A911321295 & FLFL2B911321295 . Last Tenants: STEVEN FRANCIS LOOFBORO AND CITIZENS PROPERTY INSURANCE CORPORATION and all unknown parties beneficiaries heirs . Sale to be at MHC BUCCANEER ESTATES LLC, 2210 N TAMIAMI TR NE, NORTH FORT MYERS, FL 33903. 813-282-5925. July 14, 21, 2023 23-02103L

SECOND INSERTION

**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on 7/28/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1978 NOBI HS N2524A & N2524B . Last Tenants: RICHARD M FRIEDMAN AND JANE DOE and all unknown parties beneficiaries heirs . Sale to be at MHC BUCCANEER ESTATES LLC, 2210 N TAMIAMI TR NE, NORTH FORT MYERS, FL 33903. 813-282-5925. July 14, 21, 2023 23-02102L

SECOND INSERTION

**Notice Of Sale:**  
Affordable Secure Storage  
5775 W SR 80  
Labelle, Florida 33935  
(863)674-1876  
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.  
unit 36 Jaylene Gomez  
unit 241 Daniel Snow  
unit 115 Robert Sheehan  
unit 42 Celestina Perez  
auction date : 8/30/2023  
July 14, 21, 2023 23-02052L

SECOND INSERTION

**NOTICE OF FORFEITURE PROCEEDINGS**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**Case Number: 2023-CA-000837**  
**IN RE: FORFEITURE OF: One (1) 2021 Dodge Charger VIN: 2C3CDXCT6MH557730**  
ALL PERSONS who claim an interest in the following property: One (1) 2021 Dodge Charger, VIN: 2C3CDXCT6MH557730, which was seized because said property is alleged to be contraband as defined by Sections 932.701 (2)(a)(1-6), Florida Statutes, by the Department of Highway Safety and Motor Vehicles, Division of Florida Highway Patrol, on or about February 4, 2023, in Lee County, Florida. Any owner, entity, bona fide lienholder, or person in possession of the property when seized has the right to request an adversarial preliminary hearing for a probable cause determination within fifteen (15) days of initial receipt of notice, by providing such request to Angeline Attila, Assistant General Counsel, Department of Highway Safety and Motor Vehicles, 7322 Normandy Boulevard, Jacksonville, Florida 32205, by certified mail return receipt requested. A complaint for forfeiture has been filed in the above styled court.  
July 14, 21, 2023 23-02099L

SECOND INSERTION

**NOTICE OF PUBLIC SALE**  
**PUBLIC NOTICE** is hereby given, that beginning on the date and time as set forth below, and continuing from day to day, until all goods are sold, we will sell at public auction, to the highest bidder, for cash, at the warehouse of Florida's Decorators Warehousing & Delivery, located at 28741 South Cargo Court, Bonita Springs, Florida 34135, the following goods, wares and merchandise belonging to Renee Moore for non-payment of storage charges, to wit:  
**DATE OF SALE: July 28, 2023**  
**TIME: 11:00 A.M.**  
**NAME & DESCRIPTION OF PROPERTY TO BE SOLD: Miscellaneous Household Goods Including, but not Limited to, Various Furniture such as Tables, Buffets, Chairs, Chests, Sofas, and Seating.**  
The goods may be inspected prior to the sale from 10:30 a.m. until 11:00 a.m. on the day of the sale.  
The winning bidder is required to pay cash for any goods or items. Florida's Decorators Warehousing & Delivery reserves the right to reject any bids in its sole and absolute discretion. The winning bidder shall remove all goods or items from Florida's Decorators & Warehousing Delivery at the conclusion of the auction.  
SAID SALE IS UNDER AND BY VIRTUE OF, SECTION 677.210, FLORIDA STATUTES. NOTICE OF THE SALE IS HEREBY BEING PUBLISHED IN THE BUSINESS OBSERVER, A NEWSPAPER OF GENERAL CIRCULATION, ONCE EACH WEEK FOR TWO (2) CONSECUTIVE WEEKS.  
**FLORIDA'S DECORATORS WAREHOUSING & DELIVERY**  
28741 South Cargo Court Bonita Springs, Florida 34135  
Contact: Matthew L. Jones  
Telephone Number: (239) 948-4550  
Electronic Mail: matthew.jones@flmovingandstorage.com  
July 14, 21, 2023 23-02068L

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT PROBATE DIVISION LEE COUNTY, FLORIDA  
**File No: 23-CP-1456**  
**Division: Probate**  
**IN RE: THE ESTATE OF PATRICK WHEELER, Deceased.**  
The Estate of PATRICK WHEELER, deceased, whose date of death was September 4, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 23-CP-1456, which address is: Lee County Justice Center, 1st Floor, 1700 Monroe Street, Fort Myers, Florida 33901.  
The names and addresses of the personal representative and the personal representative's attorney are set forth below. The date of first publication of this notice is July 14, 2023.  
All creditors and those having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above named court within the later of three (3) months after the date of the first publication of this notice or thirty (30) days after the date of service of a copy of this notice on them.  
All other creditors having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, are required to file their claims with the above-named court within three (3) months after the date of the first publication of this notice.  
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.  
**Personal Representative:**  
**Mitchell Wheeler**  
740 Clarkson Avenue, Apt. 1E  
Brooklyn, NY 11203  
Attorney for Personal Representative:  
Jennifer M. Neilson  
Florida Bar No. 54986  
NEILSON LAW, P.A.  
829 SE 47th Terrace  
Cape Coral, Florida 33904  
Office: (239) 443-3866  
Email: jn@nlaw.us  
July 14, 21, 2023 23-02081L

SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**CASE NO.: 23-CA-001450**  
**WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR BRAVO RESIDENTIAL FUNDING TRUST 2021-NQMI, Plaintiff, v. MARK SOLLITTO; SARAH SOLLITTO; et al, Defendants.**  
To the following Defendant(s):  
UNKNOWN SPOUSE OF MARK SOLLITTO  
(Last Known Address: 15521 Blackhawk Dr., Fort Myers, FL 33912)  
UNKNOWN SPOUSE OF SARAH SOLLITTO  
(Last Known Address: 15521 Blackhawk Dr., Fort Myers, FL 33912)  
YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:  
LOT 10, BLACKHAWK, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 52, PAGES 18 THROUGH 20 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.  
PROPERTY ADDRESS: 15521 BLACKHAWK DR., FORT MYERS, FL 33912  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti|

Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.  
This notice is provided pursuant to Administrative Order No. 2010-08.  
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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 10th day of July, 2023.  
KEVIN C. KARNES  
As Clerk of Court (SEAL) By C. Richardson  
As Deputy Clerk  
Ghidotti| Berger LLP,  
Attorney for Plaintiff,  
1031 North Miami Beach Boulevard,  
North Miami Beach, FL 33162  
July 14, 21, 2023 23-02072L

SECOND INSERTION

**NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY**  
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION  
**CASE NO.: 23-CA-001682**  
**SIGMA LANDHOLDINGS, LLC, Plaintiff, vs. LAW INVESTMENT PROPERTIES, LLC et al., Defendants.**  
TO: LAW INVESTMENT PROPERTIES, LLC, UNKNOWN  
YOU ARE NOTIFIED that an action to quiet title to the following property in Lee County, Florida:  
LOTS 38 AND 39, BLOCK 2612, UNIT 37, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 17, PAGES 15 TO 29, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.  
Parcel ID: 11-44-23-C2-02612.0380  
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 August 21, 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.  
DATED on 07/11/2023  
Kevin Karnes  
CLERK OF THE CIRCUIT COURT (SEAL) By: N Watson  
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@sokrem.com  
Counsel for Plaintiff  
July 14, 21, 28; August 4, 2023 23-02093L

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA  
**PROBATE DIVISION**  
**CASE NO. 23-CP-001642**  
**IN RE: THE ESTATE OF SUSAN GAIL SULLIVAN, Deceased.**  
The Administration of the Estate of SUSAN GAIL SULLIVAN, deceased, whose date of death was November 18, 2021, and whose Social Security Number is xxx-xx-7080, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Ft. Myers, FL 33901. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.  
All creditors of the Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LATER OF 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 SO FILED WILL BE FOREVER BARRED.  
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
The date of first publication of this notice is July 14, 2023.  
**SARAH L. MUNOZ**  
**Petitioner**  
Adis L. Riveron, Esq.  
Attorney for Petitioner  
Florida Bar No. 0030783  
6800 S.W. 40 St., No. 360  
Miami, FL 33155  
(305) 502-6623  
ariveron2000@aol.com  
July 14, 21, 2023 23-02048L

SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA  
**PROBATE DIVISION**  
**File No. 23-CP-002017**  
**Division: Probate**  
**IN RE: ESTATE OF HENRY J. CAKORA, Deceased.**  
The administration of the estate of Henry J. Cakora, deceased, whose date of death was May 3, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Justice Center, 2075 Dr. Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, Florida 33901. 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 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 July 14, 2023.  
**Personal Representative:**  
**Alice F. Cakora**  
**c/o Dunwoody White & Landon, P.A.**  
4001 Tamiami Trail North, Suite 200  
Naples, FL 34103  
Attorneys for Personal Representative:  
DUNWODY WHITE & LANDON, P.A.  
Alfred J. Stashis, Jr., Esq.  
Florida Bar Number: 14772  
Jonathan T. Baker, Esq.  
Florida Bar Number: 97793  
4001 Tamiami Trail North, Suite 200  
Naples, FL 34103  
Telephone: (239) 263-5885  
Fax: (239) 262-1442  
July 14, 21, 2023 23-02077L

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE FIFTEENTH JUDICIAL CIRCUIT IN AND FOR PALM BEACH COUNTY, FLORIDA  
**CIVIL DIVISION**  
**CASE NO. 2020-CA-012823**  
**U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR VCC 2020-MC1 TRUST, Plaintiff, v. DIVICO CONSULTING, LLC, A FLORIDA LIMITED LIABILITY COMPANY, SENOVIO A. JOAQUIN, SR., AND SENOVIO A. JOAQUIN, JR., et al, Defendant.**  
NOTICE IS GIVEN that pursuant to the Order on Motion to Cancel Foreclosure Sale entered on June 28, 2023, in Civil Action No. 2020-CA-012823, of the Circuit Court of the Fifteenth Judicial Circuit in and for Palm Beach County, Florida, in which the Plaintiff, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR VCC 2020-MC1 TRUST, will sell to the highest and best bidder for cash at https://www.palmbeach.realforeclosure.com at 10:00 a.m. on the 31st day of July, 2023 the following real property located in:  
PARCEL 1 (LEE COUNTY)  
Lots 40 and 41, Block 671, Unit 21, CAPE CORAL SUBDIVISION, according to the Plat thereof, as recorded in Plat Book 13, Pages 149 through 173, of the Public Records of Lee county, Florida

Parcel Identification Number: 30-44-24-C3-00671.0400  
Property Address: 1510 Southeast 23rd Terrace, Cape Coral, Florida 33990- 6602  
PARCEL 2 (PALM BEACH COUNTY)  
Lot 15 LYONS RANCHES, according to the Plat thereof, as recorded in Plat Book 114, Page 3, of the Public Records of Palm Beach County, Florida.  
Parcel Identification Number: 00-42-45-17-09-000-0150  
Property Address: 8393 Lyons Ranches Road, Boynton Beach, Florida 33472  
PARCEL 3 (PALM BEACH COUNTY)  
Lot 17, GATEWAY PALMS, according to the Plat thereof, recorded in Plat Book 77, Page 140, of the Public Records of Palm Beach County, Florida.  
Parcel Identification Number: 00-42-45-13-17-000-0170  
Property Address: 8134 Palm Gate Drive, Boynton Beach, Florida 33436-1557  
Dated this 6th day of July, 2023.  
Respectfully submitted,  
ROETZEL & ANDRESS, LPA  
By: Paul A. Giordano, Esquire  
Florida Bar No. 194190  
pgiordano@ralaw.com  
serve.pgiordano@ralaw.com  
Roetzel & Address  
2320 First Street Suite 1000  
Fort Myers, FL 33901-2904  
Telephone: 239.337.3850  
Attorneys for Plaintiff  
July 14, 21, 2023 23-02042L



What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY,  
FLORIDA  
Probate Division  
File No. 23-CP-001832  
IN RE: ESTATE OF  
ALBERT EDWARD SONNTAG,  
deceased.

The administration of the testate estate of ALBERT EDWARD SONNTAG, deceased, whose date of death was November 12, 2022, File Number 23-CP-001832, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, PO Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this Notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED 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 July 14, 2023.  
**Personal Representative:**  
Paul S. Tritaik  
1807 Serenity Lane  
Sanibel, Florida 33957  
Attorney for Personal Representative:  
Janet M. Strickland  
Law Office of Janet M. Strickland, P.A.  
Florida Bar Number: 137472  
1101 Periwinkle Way, Suite 104  
Sanibel, FL 33957  
Telephone: (239) 472-3322  
E-Mail: jms@sanibellaw.net  
Secondary E-Mail:  
jms2@sanibellaw.net  
July 14, 21, 2023 23-02061L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-2058  
IN RE: ESTATE OF  
DENISE A. TRITAIK  
Deceased.

The administration of the estate of Denise A. Tritaik, deceased, whose date of death was May 15, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 July 14, 2023.  
**Personal Representative:**  
Paul S. Tritaik  
1807 Serenity Lane  
Sanibel, Florida 33957  
Attorney for Personal Representative:  
Janet M. Strickland  
Law Office of Janet M. Strickland, P.A.  
Florida Bar Number: 137472  
1101 Periwinkle Way, Suite 104  
Sanibel, FL 33957  
Telephone: (239) 472-3322  
E-Mail: jms@sanibellaw.net  
Secondary E-Mail:  
jms2@sanibellaw.net  
July 14, 21, 2023 23-02050L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
CASE NO. 23-CP-1651  
IN RE: ESTATE OF  
MARK TROY ZEISS,  
Deceased.

The administration of the Estate of MARK TROY ZEISS, deceased, whose date of death was January 24, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address is 1700 Monroe St., Fort Myers, FL 33901. The personal representative's and the personal representative's attorney names and addresses are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN THE FLORIDA STATUTES 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 first publication of this notice is July 14, 2023.  
**LAUREN ZEISS**  
**Personal Representative**  
MARCUS OWENS  
**Personal Representative**  
/s/ Richard M. Ricciardi, Jr., Esquire  
RICHARD M. RICCIARDI, JR., ESQ.  
Florida Bar No. 90567  
Powell, Jackman,  
Stevens & Ricciardi, P.A.  
12381 S. Cleveland Ave., Suite 200  
Fort Myers, FL 33907  
Phone: (239) 689-1096  
Fax: (239) 791-8132  
E-mail:  
rricciardi@your-advocates.org  
July 14, 21, 2023 23-02095L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-2059  
IN RE: ESTATE OF  
PHILIP M. BANKS  
Deceased.

The administration of the estate of PHILIP M. BANKS, deceased, whose date of death was June 10, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, Florida 33901. 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 July 14, 2023.  
**TODD L. BRADLEY**  
**Personal Representative**  
c/o SAMUEL RAYMOND, ESQ.  
CUMMINGS & LOCKWOOD LLC  
P.O. Box 413032  
Naples, Florida 34101-3032  
SAMUEL J. RAYMOND, ESQ.  
Attorney for Personal Representative  
E-mail Address:  
sraymond@cl-law.com  
Florida Bar No. 1032399  
CUMMINGS & LOCKWOOD LLC  
P.O. Box 413032  
Naples, Florida 34101-3032  
Telephone: (239) 262-8311  
July 14, 21, 2023 23-02049L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
FILE NO.: 23-CP-2053  
IN RE: ESTATE OF  
MARGARET BALLO,  
Deceased.

The administration of the estate of Margaret Ballo, deceased, whose date of death was May 23, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901. 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 July 14, 2023.  
**Michele Bonaviso**  
3729 SW 6th Avenue  
Cape Coral, FL 33914  
/s/ Alvaro Sanchez  
Alvaro C. Sanchez  
Attorney for the Petitioner  
1714 Cape Coral Parkway East  
Cape Coral, FL 33904  
Tel: (239) 542-4733  
Fax: (239) 542-9203  
FLA BAR NO 105539  
Email: alvero@capecoralattorney.com  
Email:  
courtfilings@capecoralattorney.com  
July 14, 21, 2023 23-02047L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No.: 23-CP-002040  
Division: Probate  
IN RE: ESTATE OF  
SYLVIA W. RIVERS,  
Deceased.

The administration of the Estate of Sylvia W. Rivers, deceased, whose date of death was December 26, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the Decedent and other persons having claims or demands against the 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 is July 14, 2023.  
**Personal Representative:**  
Gary H. Griffin  
6521 Jacobs Drive  
Fort Myers, FL 33908  
Attorney for Personal Representative:  
Kevin A. Kyle  
Attorney for Personal Representative  
Florida Bar Number: 980595  
GREEN SCHOENFELD & KYLE LLP  
1380 Royal Palm Square Boulevard  
Fort Myers, Florida 33919  
Telephone: (239) 936-7200  
Fax: (239) 936-7997  
E-Mail: kevin@kylegskattorneys.com  
00874814.DOC/1  
July 14, 21, 2023 23-02062L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-002112  
Division Probate  
IN RE: ESTATE OF  
ALBERT WILLIAM APPLEBY, JR.  
Deceased.

The administration of the estate of Albert William Appleby, Jr., deceased, whose date of death was March 30, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 14, 2023.  
**Personal Representative:**  
Anne W. Appleby  
18839 Baseleg Ave.  
North Fort Myers, Florida 33917  
Attorney for Personal Representative:  
Douglas A. Dodson, II  
Florida Bar Number: 126439  
DORCEY LAW FIRM PLC  
10181 Six Mile Cypress Parkway, Ste C  
Fort Myers, FL 33966  
Telephone: (239) 418-0169  
Fax: (239) 418-0048  
E-Mail: douglas@dorceylaw.com  
Secondary E-Mail:  
probate@dorceylaw.com  
July 14, 21, 2023 23-02080L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-001920  
Division Probate  
IN RE: ESTATE OF  
ROBERT STEWART BLAKELY  
Deceased.

The administration of the estate of Robert Stewart Blakely, deceased, whose date of death was March 11, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. 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 July 14, 2023.  
**Personal Representative:**  
Michael S. Blakely  
10 Barber Rd.  
Woodstock, Connecticut 06281  
Attorney for Personal Representative:  
Douglas A. Dodson, II  
Florida Bar Number: 126439  
DORCEY LAW FIRM PLC  
10181 Six Mile Cypress Parkway, Ste C  
Fort Myers, FL 33966  
Telephone: (239) 418-0169  
Fax: (239) 418-0048  
E-Mail: douglas@dorceylaw.com  
Secondary E-Mail:  
probate@dorceylaw.com  
July 14, 21, 2023 23-02064L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-2141  
IN RE: ESTATE OF  
JOHN S. GARDNER,  
a/k/a JOHN GARDNER,  
Deceased.

The administration of the estate of JOHN S. GARDNER, also known as JOHN GARDNER, deceased, whose date of death was May 4, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the executor and the executor'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 July 14, 2023.  
Signed on this 6th day of July, 2023.  
**DENNIS R. DEVOY**  
**Personal Representative**  
1036 Bayview Drive  
Sanibel, FL 33957  
Nicole R. Cook, Esq.  
Attorney for Executor  
Florida Bar No. 124945  
SIMMONS & COOK, PLLC  
2080 McGregor Blvd., Suite 101  
Fort Myers, FL 33901  
Telephone: (239) 204-9376  
Email: Nicole@lawswfl.com  
Secondary Email:  
Victoria@lawswfl.com  
July 14, 21, 2023 23-02060L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-694  
Division PROBATE  
IN RE: ESTATE OF  
ROBERT PATRICK CASEY  
Deceased.

The administration of the estate of ROBERT PATRICK CASEY, deceased, whose date of death was January 20, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. 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 July 14, 2023.  
**Personal Representative:**  
ROBERT PATRICK CASEY  
171 SW 53rd Street  
Cape Coral, Florida 33914  
Attorney for Personal Representative:  
Darrin R. Schutt, Attorney  
Florida Bar Number: 886830  
SCHUTT LAW FIRM PA  
12601 New Brittany Boulevard  
Fort Myers, Florida 33907  
Telephone: (239) 540-7007  
Fax: (239) 791-1080  
E-Mail: darrin.schutt@schuttlaw.com  
Secondary E-Mail:  
haley@schuttlaw.com  
July 14, 21, 2023 23-02105L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No.: 23-CP-001999  
Division: Probate  
IN RE: ESTATE OF  
VICTOR J. ERRICHELLI,  
Deceased.

The administration of the Estate of Victor J. Erricelli, deceased, whose date of death was June 27, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the Decedent and other persons having claims or demands against the 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 is July 14, 2023.  
**Personal Representative:**  
Denise Stevens  
23 Holly Hills Drive  
Somers Point, NJ 08244  
Attorney for Personal Representative:  
Kevin A. Kyle  
Attorney for Personal Representative  
Florida Bar Number: 980595  
GREEN SCHOENFELD & KYLE LLP  
1380 Royal Palm Square Boulevard  
Fort Myers, Florida 33919  
Telephone: (239) 936-7200  
Fax: (239) 936-7997  
E-Mail: kevin@kylegskattorneys.com  
00871477.DOC/1  
July 14, 21, 2023 23-02046L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-001752  
Division Probate  
IN RE: ESTATE OF  
LLOYD ADRIAN OLIVER,  
Deceased.

The administration of the estate of Lloyd Adrian Oliver, deceased, whose date of death was December 16, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. 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 July 14, 2023.  
**Personal Representative:**  
Lionel W. Oliver  
91 Beaufort PL  
New Rochelle, NY 10801  
Attorney for Personal Representative:  
Jamy Barreau Esq.  
E-Mail Addresses:  
jamy@blegalf.com  
Florida Bar No. 1005169  
Barreau Legal, PLLC  
1860 SW Fountainview Blvd.,  
Suite 100  
Port St. Lucie FL 34986  
Telephone: 7722365204  
July 14, 21, 2023 23-02097L

**PUBLISH YOUR LEGAL NOTICE**

Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE

**Business Observer**

SECOND INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR LEE COUNTY, CIVIL DIVISION

CASE NO.: 23-CA-006116  
**MICHAEL ORR,**  
Plaintiff, vs.  
**ESTATE OF PATRICIA HARVEY and UNKNOWN HEIRS OF PATRICIA HARVEY,**  
Defendant.

TO: ESTATE OF PATRICIA HARVEY, UNKNOWN UNKNOWN HEIRS OF PATRICIA HARVEY, UNKNOWN

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

LOTS 42 AND 43, BLOCK 3692, UNIT 50, CAPE CORAL SUBDIVISION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 155-162, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.  
Parcel ID: 16-44-23-C2-03692.0420

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on SokolofRemtulla, PLLC, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before August 21, 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.

DATED on 07/11/2023

Kevin Karnes  
CLERK OF THE CIRCUIT COURT (SEAL) By: N. Watson  
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@sokrem.com  
Counsel for Plaintiff  
July 14, 21, 28; August 4, 2023

23-02092L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 23-CP-1948  
Division Probate  
IN RE: ESTATE OF MARY JOAN KAZIN  
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 JOAN KAZIN, deceased, File Number 23-CP-1948, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street Fort Myers, FL 33901; that the decedent's date of death was April 22, 2023; that the total value of non-exempt estate assets does not exceed Seventy-five Thousand Dollars (\$75,000) and that the names and addresses of those to whom the assets have been assigned by such order are:

Name Address  
James A. Kazin and Mary Joan Kazin Living Trust dated August 15, 2012  
c/o Neil R. Covert, P.A.  
311 Park Place Blvd., Ste. 180  
Clearwater, Florida 33759

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. NOTWITHSTANDING ANY OTHER APPLICABLE 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 July 14, 2023.

Persons Giving Notice:  
/s/ JAMES A. KAZIN, II, Trustee  
c/o Neil R. Covert, P.A.  
311 Park Place Blvd., Ste. 180  
Clearwater, Florida 33759  
/s/ GERARD G. KAZIN, Trustee  
c/o Neil R. Covert, P.A.  
311 Park Place Blvd., Ste. 180  
Clearwater, Florida 33759

Attorney for Person Giving Notice  
Neil R. Covert  
Attorney for Petitioners  
Florida Bar Number: 227285  
311 Park Place Blvd., Ste. 180  
Clearwater, Florida 33759  
Telephone: (727) 449-8200  
Fax: (727) 450-2190  
E-Mail: ncovert@covertlaw.com  
Secondary E-Mail:  
service@covertlaw.com  
July 14, 21, 2023 23-02065L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA PROBATE DIVISION  
File Number: 23-CP-001319  
IN RE: ESTATE OF ADELE M. HEFT  
Deceased.

The administration of the estate of Adele M. Heft deceased, File Number: 23-CP-001319, whose date of death was December 2, 2022, is pending in the Circuit Court for the Twentieth Judicial District for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Junior Boulevard Ft. Myers, FL 33901. 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: July 14, 2023.

Personal Representative  
**Marianne A Dwight**  
266A Old Greenfield Road  
Shelburne MA 01370  
413-522-2999

Attorney for Personal Representative  
Richard C. Bishop  
FL Bar No: 246158  
277 Main Street # 205  
Greenfield MA 01301  
413-773-1818  
rcb@richardcoxbishop.com  
July 14, 21, 2023 23-02073L

SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 362023CP002085  
Division Probate  
IN RE: ESTATE OF BARBARA ANN POWELL,  
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 BARBARA ANN POWELL, deceased, File Number 362023CP002085, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Probate Court, 1700 Monroe Street, Fort Myers, FL 33901; that the decedent's date of death was April 3, 2023; that the only asset of the estate is Exempt Homestead Property and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
AMANDA LEE POWELL  
1144 Ecru Street E,  
Lehigh Acres, FL 33974  
MATTHEW A. POWELL  
1144 Ecru Street E,  
Lehigh Acres, FL 33974

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. NOTWITHSTANDING ANY OTHER APPLICABLE 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 July 14, 2023.

Personal Giving Notice:  
**AMANDA LEE POWELL**  
1144 Ecru Street E  
Lehigh Acres, FL 33974

Attorney for Person Giving Notice:  
/s/ Gregory Nussbickel  
Gregory Nussbickel  
Attorney for Petitioner  
Florida Bar No. 580643  
12500 Brantley Commons Court,  
Suite 103  
Fort Myers, FL 33907  
Telephone: (239) 900-9455  
Email: Greg@Will.Estate  
Secondary Email:  
Christine@Will.Estate  
July 14, 21, 2023 23-02075L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 2023-CP-1411  
IN RE: ESTATE OF EDITH BEATRICE TANNER  
Deceased.

The administration of the estate of EDITH BEATRICE TANNER, deceased, whose date of death was February 15, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. 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 July 14, 2023.

Personal Representative:  
**Mary L. Andersen**  
7345 CEDAR POINT DRIVE  
NEW PORT RICHEY, FLORIDA  
34653

Attorney for Personal Representative:  
/s/ N. Michael Kouskoutis  
N. Michael Kouskoutis  
Attorney for Petitioner  
Florida Bar Number: 883591  
623 E. Tarpon Ave.  
Tarpon Springs, FL 34689  
Telephone: (727) 942-3631  
Fax: (727) 934-5453  
E-Mail: nmk@nmklaw.com  
Secondary E-Mail:  
transcribe123@gmail.com  
July 14, 21, 2023 23-02067L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No.: 23-CP-002082  
IN RE: THE ESTATE OF DANIEL W. WENSON  
Deceased.

The administration of the estate of DANIEL W. WENSON, deceased, whose date of death was January 21, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd, Fort Myers, FL 33901. 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 July 14, 2023.

Personal Representative:  
**HAYLEY A. WENSON**  
6800 Schaller St.  
Garden City, MI 48135-3408

Attorney for Personal Representative:  
NICHOLAS J. FIORENTINO,  
ESQUIRE  
CIARCIAGLINO, GELL & FIORENTINO, P.A.  
10225 Ulmertown Road, #12B  
Largo, FL 33771  
(727) 898-8000  
Fax (727) 345-5388  
FBN: 627224/SPN: 02442412  
Primary:  
NJF@TheTampaBayLawyers.com  
Secondary:  
Staff@TheTampaBayLawyers.com  
Attorney for Petitioners  
July 14, 21, 2023 23-02045L

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 23-CP-001655  
Division Probate  
IN RE: ESTATE OF THEODORE KRAMER  
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 Theodore Kramer, deceased, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was February 5, 2023; that the total value of the estate is \$7,221.05 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
Linda B. Kramer  
17145 Losillas Cir., Unit 1117  
Fort Myers, FL 33913

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. NOTWITHSTANDING ANY OTHER APPLICABLE 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 July 14, 2023.

Person Giving Notice:  
**Linda B. Kramer**  
17145 Losillas Cir., Unit 1117  
Fort Myers, Florida 33913

Attorney for Person Giving Notice  
Douglas A. Dodson, II  
Florida Bar Number: 126439  
DORCEY LAW FIRM PLC  
10181 Six Mile Cypress Parkway, Ste C  
Fort Myers, FL 33966  
Telephone: (239) 418-0169  
Fax: (239) 418-0048  
E-Mail: douglas@dorceylaw.com  
Secondary E-Mail:  
probate@dorceylaw.com  
July 14, 21, 2023 23-02063L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 23-CP-001892  
Division Probate  
IN RE: ESTATE OF PATRICIA A. BARRY  
Deceased.

The administration of the estate of Patricia A. Barry, deceased, whose date of death was December 16, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. 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 July 14, 2023.

Personal Representative:  
**Robert J. Barry**  
c/o the Payne Law Group, PLLC  
766 Hudson Ave Suite C  
Sarasota FL, 32436

Attorney for Personal Representative:  
David W. Payne, Esq.  
Attorney for Robert J. Barry  
Florida Bar Number: 0958530  
Payne Law Group PLLC  
766 Hudson Ave., Suite C  
Sarasota, FL 34236  
Telephone: (941) 487-2800  
Fax: (941) 487-2801  
E-Mail: dpayne@lawnav.com  
Secondary E-mail:  
lbelofatto@lawnav.com  
July 14, 21, 2023 23-02076L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 23-CP-2123  
Section: P(3)  
IN RE: ESTATE OF NEVILLE PHILIP SHEVLOFF  
Deceased.

The administration of the estate of Neville Philip Shevloff, deceased, whose date of death was June 7, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd. 1st and 2nd Floors, Fort Myers, Florida 33901. 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 July 14, 2023.

Personal Representative:  
/s/ Michael Anthony Shevloff  
**Michael Anthony Shevloff**  
305-990 Beach Avenue  
Vancouver, British Columbia V6Z 2N0

Attorney for Personal Representative:  
/s/ Luke Tabor Johnson  
Luke Tabor Johnson, Attorney  
Florida Bar Number: 97966  
Sunshine State Law, PLLC  
2125 Victoria Avenue  
Fort Myers, Florida 33901  
Telephone: (239) 790-4477  
Fax: (239) 201-2662  
E-Mail:  
luke@sunshinestatelawoffice.com  
July 14, 21, 2023 23-02074L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 2023-CP-1807  
Division PROBATE  
IN RE: ESTATE OF KATHERINE VIRGINIA ARNOLD  
Deceased.

The administration of the estate of KATHERINE VIRGINIA ARNOLD, deceased, whose date of death was November 6, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. 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 July 14, 2023.

Personal Representative:  
/s/ Dena M. Rogers  
**DENA M. ROGERS**  
111 2nd Avenue NE, Suite 360  
St. Petersburg, Florida 33701

Attorney for Personal Representative:  
/s/ Dena M. Rogers  
DENA M. ROGERS, Attorney  
Florida Bar Number: 104742  
ROGERS LAW PLLC  
111 2nd Avenue NE, Suite 360  
St. Petersburg, Florida 33701  
Telephone: (727) 900-5611  
E-Mail: dena@rogerslawfl.com  
Secondary E-Mail:  
rogerslawpllc@gmail.com  
July 14, 21, 2023 23-02098L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
CASE NO.: 23-CP-001967  
IN RE: ESTATE OF JEANNE DECONTE,  
Deceased.

The administration of the Estate of Jeanne DeConte, deceased, whose date of death was May 4, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. 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 July 14, 2023.

Personal Representative:  
**Tina Iten**  
304 Oliver Way  
Baxter, TN 38544

Attorney for Personal Representative:  
Jordan R. Hammer, Esq.  
Florida Bar Number: 93758  
ELLIS LAW GROUP, P.L.  
4755 Technology Way,  
Suite 205  
Boca Raton, Florida 33431  
Telephone: (561) 910-7500  
Fax: (561) 910-7501  
E-Mail: Jordan@ellis-law.com  
Secondary E-Mail:  
service@ellis-law.com  
July 14, 21, 2023 23-02079L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION  
File No. 22-CP-003394  
IN RE: ESTATE OF AMER C. SHAB  
Deceased.

The administration of the estate of Amer C. Shab, deceased, whose date of death was May 18, 2016, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. 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 July 14, 2023.

Personal Representative:  
/s/ Tamre Kepler  
**Tamre Kepler**  
39064 E River Rd  
Elyria, OH 44035

Attorney for Personal Representative:  
/s/ Douglas A. Dodson, II  
Douglas A. Dodson, II  
Florida Bar Number: 126439  
DORCEY LAW FIRM PLC  
10181 Six Mile Cypress Parkway, Ste C  
Fort Myers, FL 33966  
Telephone: (239) 418-0169  
Fax: (239) 418-0048  
E-Mail: douglas@dorceylaw.com  
Secondary E-Mail:  
probate@dorceylaw.com  
July 14, 21, 2023 23-02106L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-000849  
IN RE: ESTATE OF  
MARY LOUISE ELLIOTT,  
Deceased.

The administration of the estate of MARY LOUISE ELLIOTT, deceased, whose date of death was September 18, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, FL 33902. 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 July 14, 2023.

**Personal Representative:**  
/s/Thomas Dean

**THOMAS DEAN**  
15444 Admiralty Circle, Apt. 6  
North Fort Myers, Florida 33917  
Attorney for Personal Representative:  
/s/Stephen W. Buckley  
STEPHEN W. BUCKLEY, ESQUIRE  
Florida Bar Number: 117747  
GOLDSTEIN, BUCKLEY,  
CECHMAN, RICE & PURTZ, P.A.  
Post Office Box 2366  
Fort Myers, Florida 33902  
Telephone: (239) 334-1146  
Fax: (239) 334-3039  
E-Mail: sbuckley@gbclaw.com  
Secondary E-Mail:  
lmintz@gbclaw.com  
July 14, 21, 2023 23-02066L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-1966  
Division Probate  
IN RE: ESTATE OF  
BONNIE HEATHER BAKEWELL  
Deceased.

The administration of the estate of Bonnie Heather Bakewell, deceased, whose date of death was November 3, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 July 14, 2023.

**Personal Representative:**  
Michael Scott Bakewell

4 Cottonwood Crescent  
Cambridge, Ontario  
Canada  
N1T 2A7  
Attorney for Personal Representative:  
Nancy J. Gibbs  
E-mail Addresses:  
nancy@sgnapleslaw.com  
Florida Bar No. 15547  
Skrivan & Gibbs, PLLC  
1110 Pine Ridge Road, Suite 300  
Naples, Florida 34108  
Telephone: (239) 597-4500  
July 14, 21, 2023 23-02078L

## THIRD INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF  
TWENTIETH JUDICIAL DISTRICT  
IN AND FOR LEE COUNTY  
FLORIDA

Case No. 2023-CA-006208  
JAMES CHAMPLIN, an individual,  
Plaintiff, v.  
SUN NATIONAL TITLE COMPANY,  
a Florida limited liability company,  
JOHN R. WOOD INC., a Florida  
corporation, and JOHN DOES 1-25,  
unknown individuals.

**Defendants.**  
TO: ANY AND ALL UNKNOWN INDIVIDUALS, JOHN DOES 1-25 claiming by, through, under, and against the herein named individual defendant(s) who are not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants; and ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED that Plaintiff, JAMES CHAMPLIN, an individual, has filed an action against you in the Circuit Court for Lee County for Conversion, Common Law Fraud, and Unjust Enrichment.

The action is titled James Champlin, an individual v. Sun National Title Company, a Florida limited liability company, John R. Wood, Inc., a Florida corporation, and John Does 1-25, unknown individuals. Case No.: 2023-CA-006208 Circuit Court of Lee County, Florida.

You are required to serve a copy of your written defenses, if any, to it on Meghan O. Serrano, Esq. of Shumaker, Loop & Kendrick, LLP, P.O. Box 49948, Sarasota, Florida 34230, the Plaintiff's attorney, on or before August 7, 2023 the date of first publication of this Notice of Action, which will be published by Business Observer for Lee County, 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 Pleading.

Dated: Kevin C. Karnes  
Kevin C. Karnes  
Clerk of the Court, Lee County  
(SEAL) By: N Watson  
As Deputy Clerk

Meaghan O. Serrano, Esq.  
Shumaker, Loop & Kendrick, LLP,  
P.O. Box 49948,  
Sarasota, Florida 34230  
18940632v1  
July 7, 14, 21, 28, 2023 23-02003L

## SECOND INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
20TH JUDICIAL CIRCUIT, IN AND  
FOR LEE COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO.: 23-CA-6514

PENNYMAC LOAN  
SERVICES LLC,  
Plaintiff, vs.  
BRUCE A. MUZZY, et al.,  
Defendants.

TO: UNKNOWN BENEFICIARIES OF THE MAVIS M. MILLETT IRREVOCABLE TRUST DATED DECEMBER 26, 2018  
Current Residence Unknown

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

LOT 10, BLOCK 51, LAKEWOOD TERRACE, SECTION 26, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 119, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 within thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 day of 07/07/2023.

KEVIN C. KARNES  
As Clerk of the Court  
(SEAL) By N Watson  
As Deputy Clerk

De Cubas & Lewis, P.A.,  
Attorney for Plaintiff,  
PO BOX 5026,  
CORAL SPRINGS, FL 33310  
23-01339  
July 14, 21, 2023 23-02059L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
LEE COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-001960  
Probate Division  
IN RE: ESTATE OF  
MICHAEL JAMES DOWNS SR  
Deceased.

The administration of the estate of MICHAEL JAMES DOWNS SR, deceased, whose date of death was May 15, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901. 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 July 14, 2023.

**Personal Representative:**  
PATRICIA DOWNS

636 SE 13th Court  
Cape Coral, FL 33990  
Attorney for Personal Representative:  
THOMAS R. WALSER, ESQ.  
Email Address:  
trwalser@floridaprobatefirm.com  
Florida Bar No. 116596  
Florida Probate Law Firm, PLLC  
4800 N. Federal Highway, Suite 106D  
Boca Raton, Florida 33431  
July 14, 21, 2023 23-02096L

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE  
IN THE CIRCUIT COURT OF THE  
20TH JUDICIAL CIRCUIT IN AND  
FOR LEE COUNTY, FLORIDA  
CASE NO.: 22-CA-003951

CARRINGTON MORTGAGE  
SERVICES, LLC,  
Plaintiff, v.

TYLER WEINER A/K/A TYLER A. WEINER; UNKNOWN SPOUSE OF TYLER WEINER A/K/A TYLER A. WEINER; 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 July 10, 2023 entered in Civil Case No. 22-CA-003951 in the Circuit Court of the 20th Judicial Circuit Judicial Circuit in and for Lee County, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff and TYLER WEINER A/K/A TYLER A. WEINER; UNKNOWN SPOUSE OF TYLER WEINER A/K/A TYLER A. WEINER N/K/A PAIGE RICHARDSON are defendants, Kevin C. Karnes, Clerk of Court, will sell the property at public sale at www.lee.realforeclose.com beginning at 9:00 AM on August 24, 2023 the following described property as set forth in said Final Judgment, to-wit:

LOTS 18 AND 19, BLOCK 2831, CAPE CORAL SUBDIVISION, UNIT 40, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGES 81 THROUGH 97, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address: 3024 NW 6th Pl, Cape Coral, FL 33993  
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.

Dated: July 11, 2023  
Kelley Kronenberg  
10360 West State Road 834  
Fort Lauderdale, FL 33324  
Phone: (954) 370-9970  
Fax: (954) 252-4571  
Service E-mail:  
flrealprop@kelleykronenberg.com  
File No: CRF22087-JMV  
Case No.: 22-CA-003951  
July 14, 21, 2023 23-02091L

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY,  
FLORIDA  
PROBATE DIVISION  
FILE NO.: 23-CP-2038  
IN RE: THE ESTATE OF  
DIANE M. LOPRESTI  
Deceased.

The administration of the estate of DIANE M. LOPRESTI, deceased, File Number 23-CP-2038 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is or 1700 Monroe Street, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is July 14, 2023.

**FRANCIS P. CAP, III**

**Personal Representative**  
343 Friendship Road  
Cranbury, NJ 08512  
PHILLIP A. ROACH  
Attorney for Personal Representative  
Fla Bar No. 0765864  
28179 Vanderbilt Drive, Suite 1  
Bonita Springs, Florida 34134  
239-992-0178  
July 14, 21, 2023 23-02094L

## THIRD INSERTION

NOTICE OF CIVIL ACTION  
IN THE CIRCUIT COURT OF THE  
TWENTIETH JUDICIAL CIRCUIT  
IN AND FOR LEE COUNTY  
FLORIDA  
CIVIL ACTION  
CASE NO.: 23-CA-7308

LYNN STEFANUK,  
Plaintiff, vs.  
FRANCIS MICHAEL STEFANUK,  
Defendant.

TO: FRANCIS MICHAEL STEFANUK  
Fayette County KY Detention Center  
600 Old Frankfort Circle  
Lexington, KY 40510

COMES NOW, the Plaintiff, LYNN STEFANUK, by and through the undersigned attorney, and hereby gives notice that a civil action has been instituted on the above action, and is now pending in the Circuit Court of the State of Florida, County of Lee, on June 8, 2023. Case No: 23-CA-7308.

1. Legal Description:  
Condominium Unit 209, Building A, WESTCHESTER CONDOMINIUM UNIT 1, a condominium, together with an undivided interest in the common elements, according to the Declaration of Condominium thereof recorded in Official Records Book 793, Page 562, as amended from time to time, of the Public Records of Lee County, Florida.  
STRAP:  
36-44-24-P4-0100A.2090  
Moore commonly known as:  
2244 Winkler Avenue, Apt. 209,  
Fort Myers, Florida 33901

You are required to serve an Answer to this action upon: RICHARD M. RICCIARDI, JR., ESQUIRE OF POWELL, JACKMAN, STEVENS & RICCIARDI, P.A., Plaintiff's attorney, whose address is 2050 McGregor Blvd., Fort Myers, FL 33901, on or before August 7, 2023, and file the original with the clerk of this court at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Plaintiff's attorney or immediately thereafter.

You must keep the Clerk of the Circuit Court's office notified of you current address. Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

DATED THIS DAY OF 06/28/2023.  
Kevin C. Karnes  
Clerk of the Circuit Court  
(SEAL) By: N Watson  
Deputy Clerk

Richard M. Ricciardi, Jr., Esquire  
Florida Bar No. 90567  
Powell, Jackman,  
Stevens & Ricciardi, PA  
Attorney for Plaintiff  
2050 McGregor Blvd.  
Fort Myers, FL 33901  
(239) 689-1096 (Telephone)  
(239) 791-8132 (Facsimile)  
rricciardi@your-advocates.org  
July 7, 14, 21, 28, 2023 23-02006L

## THIRD INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT  
OF THE TWENTIETH JUDICIAL  
CIRCUIT IN AND FOR  
LEE COUNTY,  
FLORIDA  
CIVIL DIVISION  
CASE NO. 22-CA-004930

ARA KAZARIAN,  
Plaintiff, v.  
ANDREW MAYO, JR.; et al.,  
Defendants.

TO: DEFENDANTS, ANDREW MAYO, JR.; JOSEPH A. MAYO; SABRYNA JENKINS; AND THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH OR UNDER THE ESTATE OF MARIAN JENKINS, DECEASED

YOU ARE NOTIFIED that an action has been filed against you to quiet title to the following property located in Lee County, Florida:

Lots 23 and 24, Block 3735, Unit 51 Cape Coral, according to the plat thereof recorded in Plat Book 19, Pages 2 through 16, inclusive, of the Public Records for Lee County, Florida.

You are required to serve a copy of your written defenses, if any, upon Plaintiff's Attorney, Jacqueline F. Perez, Esquire, whose address is Awerbach | Cohn, 28100 U.S. Hwy 19 North, Suite 104, Clearwater, Florida 33761, within 30 days of the first date of publication, and file the original with the Clerk of this Court either before service on August 7, 2023. Plaintiff's Attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

WITNESS, my hand and seal of this Court on this day of 06/28/2023.

KEVIN C. KARNES  
CLERK OF THE CIRCUIT COURT  
(SEAL) By: N Watson  
Deputy Clerk

Plaintiff's Attorney,  
Jacqueline F. Perez, Esquire,  
Awerbach | Cohn,  
28100 U.S. Hwy 19 North,  
Suite 104,  
Clearwater, Florida 33761  
July 7, 14, 21, 28, 2023 23-02005L

## FOURTH INSERTION

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

Case No. 23 CA 005500  
TMM ENTERPRISES, LLC,  
Plaintiff, v.

ELEANOR KATHLEEN  
HARBOUR a/k/a KATHLEEN  
H. WILLIAMS, JAMES W.  
GRIMES, LINDA L. GRIMES,  
ASHLEE GRIMES, BRUCE F.  
WEBER, GALE L. WEBER,  
and the UNKNOWN HEIRS,  
BENEFICIARIES, DEVISEES,  
ASSIGNEES, TRUSTEES,  
LIENORS, CREDITORS, AND  
ALL OTHER PARTIES CLAIMING  
AN INTEREST BY, THROUGH,  
UNDER, OR AGAINST JERRY  
GRIMES, DECEASED.

**Defendants.**  
TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, TRUSTEES, LIENORS, CREDITORS, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST JERRY GRIMES, DECEASED

YOU ARE NOTIFIED that an action to quiet title and for adverse possession under color of title on the following real property in Lee County, Florida, with an address of 1937 SW 3rd Terrace, Cape Coral, Florida 33991, Parcel Folio ID Number 10070291:

Lots 49 and 50, Block 3694, Unit 50, Cape Coral Subdivision, according to the plat thereof, as recorded in Plat Book 17, Pages 155 through 162, inclusive, of the Public Records of Lee County, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's attorney, whose name and address is:

Michele A. Cavallaro, Esq.  
Fidelity National Law Group  
100 West Cypress Creek Road,  
Suite 889  
Fort Lauderdale, Florida 33309,  
Telephone: (954) 414-2113

Email: michele.cavallaro@fnf.com on or before August 7, 2023, and to file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated: 06/26/2023  
Kevin C. Karnes,  
Clerk of the Court for  
Lee County, Florida  
(SEAL) By: C. Richardson  
Deputy Clerk

Michele A. Cavallaro, Esq.  
Fidelity National Law Group  
100 West Cypress Creek Road,  
Suite 889  
Fort Lauderdale, Florida 33309,  
Telephone: (954) 414-2113  
Email: michele.cavallaro@fnf.com  
June 30, July 7, 14, 21, 2023 23-01973L

## SECOND INSERTION

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

CASE NO. 23-CA-006164  
MIDFIRST BANK  
Plaintiff, v.

JUSTIN M MAYER, ET AL.  
Defendants.  
TO: JUSTIN M. MAYER,  
Current residence unknown, but whose last known address was:  
331 NE 23RD ST.,  
CAPE CORAL, FL 33909-4315

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Lee County, Florida, to-wit: LOTS 30 AND 31, BLOCK 2531, UNIT 36, CAPE CORAL SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 16, PAGES 112 THROUGH 130, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716 within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 310, Ft. Myers, FL 33902, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of the Court on this 6 day of July, 2023.

Kevin C. Karnes  
Clerk of the Circuit Court  
(SEAL) By: N Watson  
Deputy Clerk

eXL Legal, PLLC,  
Plaintiff's attorney,  
12425 28th Street North, Suite 200,  
St. Petersburg, FL 33716  
1000008918  
July 14, 21, 2023 23-02043L

## SECOND INSERTION

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

Case No. 23-CA-7766  
FEDERICO-STOPA HOLDINGS,  
LLC, as Trustee of the East 11th  
Street Land Trust,  
Plaintiffs, v.

FIFTH THIRD  
MORTGAGE COMPANY,  
Defendant.  
STATE OF FLORIDA  
To: FIFTH THIRD MORTGAGE  
COMPANY, and all parties having or  
claiming to have any right, title or interest to the property described below, whose residence is unknown.

YOU ARE NOTIFIED that an action to quiet title to the following properties in Lee County, Florida:  
The East 1/2 of Lot 12, Block 39, LEHIGH ACRES, UNIT 10, a subdivision according to the plat thereof, recorded in Plat Book 15, Page 69, in Section 25, Township 44 South, Range 26 East, of the Public Records of Lee County, Florida

has been filed against you and you are required to file your written defenses, if any, with the Clerk of the above Court and to serve a copy on or before Aug 15, 2023 after the first publication of the Notice of Action upon Vestalia Aylsworth, Esq., Plaintiff's attorney, whose address is 12307 SW 143rd Ln, Miami, FL 33186-6026 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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 07/06/2023.

Kevin C. Karnes  
CLERK OF THE COURT  
(SEAL) By: N Watson  
Deputy Clerk

Vestalia Aylsworth, Esq.,  
Plaintiff's attorney,  
12307 SW 143rd Ln,  
Miami, FL 33186-6026  
July 14, 21, 28; August 4, 2023  
23-02044L