

CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES
 NOTICE IS HEREBY GIVEN that Nicholas Kowalewski will engage in business under the fictitious name ROAMING ROOTS CUISINE, with a physical address 3475 Melissa Ct Port Charlotte , Fl 33980, with a mailing address 3475 Melissa Ct Port Charlotte , Fl 33980, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
 September 8, 2023 23-00897T

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
Case No.: 23001823CA
LOUIS DAVID RICO,
Plaintiff, vs.
J.S.M. HOLDING CORP., INC.,
Defendant.
 TO: J.S.M. HOLDING CORP., INC. c/o MICHAEL S. JONES, its Registered Agent
 1720 EL JOBEAN ROAD, STE 204 PORT CHARLOTTE, FL 33948
 YOU ARE NOTIFIED that an action to quiet title on the following property in Charlotte County, Florida:
 THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN CHARLOTTE COUNTY, FLORIDA, TO WIT:
 Lot 5, Block 1898, PORT CHARLOTTE SUBDIVISION, SECTION 60, according to the plat thereof, recorded in Plat Book 5, Pages 74A thru 74K, of the Public Records of Charlotte County, Florida, Parcel ID#402130454010.
 has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not
 23-00902T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA.
CASE No. 21000963CA
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST HB5,
PLAINTIFF, VS.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF JOHN BEBON, JR. (DECEASED), ET AL.
DEFENDANT(S).
 NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 21, 2023, in the above action, I will sell to the highest bidder for cash at Charlotte County, Florida, on OCTOBER 12, 2023, at 11:00 AM, at WWW.CHARLOTTE.REALFORECLOSE.COM for the following described property:
 Lots 1, 2, 3 and the Northerly 10 feet of Lot 4, Block 157, together with portion of the vacated alley lying between said Lots Grove City subdivision, as per plat thereof recorded in Plat Book 1, Page 4, of the Public Records of Charlotte County, Florida
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
 Date: 09/05/2023
 Clerk of the Circuit Court
 By: (Seal) D. Gerace
 Deputy Clerk of the Court
 Prepared by:
 Tromberg, Morris & Poulin, PLLC
 1515 South Federal Highway, Suite 100
 Boca Raton, FL 33432
 Our Case #: 20-000682-FHA-REV\21000963CA\PHH
 September 8, 15, 2023 23-00901T

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA.
CIVIL DIVISION
CASE NO.
082023CA001818XXXXXX
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT,
Plaintiff, vs.
RICHARD SPERBER; DOUGLAS E. TROJANOWSKI; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,
Defendant(s).
 TO: RICHARD SPERBER
 Last Known Address
 86 NW RD
 EAST HAMPTON, NY 11937
 Current Residence is Unknown
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following described property in Charlotte County, Florida:
 LOT 25, BLOCK 4564, PORT CHARLOTTE SUBDIVISION, SECTION EIGHTY SEVEN, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 7, PAGES 20A THROUGH 20N, OF THE PUBLIC RECORDS
 OF CHARLOTTE COUNTY, FLORIDA.
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
 DATED on September 5th, 2023.
 As Clerk of the Court
 By: K. Rogers (SEAL)
 As Deputy Clerk
 Diaz Anselmo & Associates, P.A.,
 Plaintiff's attorneys,
 P.O. BOX 19519,
 Fort Lauderdale, FL 33318,
 (954) 564-0071,
 answers@dallegal.com
 1460-192249 / DP
 September 8, 15, 2023 23-00906T

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 MICHAEL RIMKUS : Located at 22441 Lacombe Ave : Charlotte County in the City of Port Charlotte : Florida, 33952-7185 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
 Dated at Port Charlotte Florida, this August day of 30, 2023
 IGNITE EXTERIORS LLC
 September 8, 2023 23-00892T

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CASE NO.: 23002187CA
RAUK MAI WORLD LLC,
Plaintiff, v.
CHARLES M. POLK, JR, ESTATE OF CHARLES M. POLK, JR, HEIRS OF CHARLES M. POLK, JR, and PAIGE C. POLK,
Defendants.
 TO: CHARLES M. POLK, JR.
 148 SAPODILLA ST.
 PORT CHARLOTTE, FLORIDA 33980
 YOU ARE NOTIFIED that an action to quiet title on the following property in Charlotte County, Florida:
 THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN CHARLOTTE COUNTY, FLORIDA, TO WIT:
 LOTS 59 AND 60, BLOCK B OF SUNSHINE PARK ADDITION TO PUNTA GORDA, ACCORDING TO THE PLAT THEROF, AS RECORDED IN PLAT BOOK 1 AT PAGE 37 OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
 has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205,
 23-00903T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 22001156CA
RESIDENTIAL INVESTMENT TRUST IV,
Plaintiff, vs.
N & J DREAMS, LLC, a Nevada Limited Liability Company;
FELICIA ACOSTA; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendants.
 NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 13th day of AUGUST 2023 and entered in Case No. 22001156CA of the Circuit Court of the 20TH Judicial Circuit in and for Charlotte County, Florida, wherein RESIDENTIAL INVESTMENT TRUST IV is the Plaintiff and N & J DREAMS, LLC, a Nevada Limited Liability Company; FELICIA ACOSTA; UNKNOWN TENANT #1; UNKNOWN TENANT #2, are defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes at, 11:00 AM on the 2nd day of October, 2023, the following described property as set forth in said Final Judgment, to wit:
 LOT 66, BLOCK 1864, PORT CHARLOTTE SUBDIVISION SECTION FIFTY-FOUR, ACCORDING TO THE PLAT
 THEREOF, RECORDED IN PLAT BOOK 5, PAGES 68A TO 68E OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
 Property Address: 5165 LATHAM TERRACE, PORT CHARLOTTE, FL 33981
 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 WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
 Dated this 09/05/2023 day of SEPTEMBER, 2023.
 Roger D. Eaton
 Clerk of The Circuit Court
 By: (SEAL) D. Gerace
 Deputy Clerk
 22-05078
 September 8, 15, 2023 23-00905T



Who benefits from legal notices?

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

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

Are there different types of legal notices?

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

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

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

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

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

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

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

IV10237

To publish your legal notice Email:
 legal@businessobserverfl.com

