## PASCO COUNTY LEGAL NOTICES

#### FIRST INSERTION

NOTICE OF PUBLIC SALE Euro Mechanik LLC gives notice & intent to sell for non-payment of labor, service & storage fees the following vehicle on 10/16/2023 at 8:30 AM at 9604 State Road 52, Hudson, FL 34669. Phone (813) 245-5551 for due in cash \$2,009.29 on day of the sale to redeem the motor vehicle or satisfy the lien. Parties claiming interest have rights to a hearing prior to sale with Clerk of Court. Owner has rights to recover possession of vehicles w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. Any proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids. 2001 BMW VIN#

WBACN33491LM00246 September 15, 2023 23-01546P

#### FIRST INSERTION

Notice is hereby given that GIHAN GAFFAR ABDALLA MOHAMED, OWNER, desiring to engage in business under the fictitious name of FIRST STEP HOME DAYCARE located at 3756 PARKWAY BLVD, LAND O LAKES, FLORIDA 34639 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. September 15, 2023 23-01552P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512023CP001261CPAXWS

Division I/J IN RE: ESTATE OF CATHERINE BASSILL AKA CATHERINE PYE AKA KATHLEEN PYE AKA KATHLEEN BASSILL **Deceased.**The administration of the estate of

CATHERINE BASSILL aka CATH-ERINE PYE aka KATHLEEN PYE aka KATHLEEN BASSILL, deceased, whose date of death was May 25, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division. the address of which is PO Box 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 15, 2023.

#### Personal Representative: MARY C. HEDRICK

9036 Robert Avenue Port Richey, Florida 34668 Attorney for Personal Representative: BARBARA A. EPSTEIN, ESQ. Florida Bar Number: 917265

BARBARA A. EPSTEIN &

ASSOCIATES, P.A. New Port Richey, Florida 34656-0847 Telephone: (727) 845-8433 Fax: (727) 475-9822 E-Mail: barbeps@msn.com Secondary E-Mail:

mary ellen.leone@gmail.comSeptember 15, 22, 2023 23-01536P



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

or email legal@businessobserverfl.com



#### FIRST INSERTION

#### NOTICE OF RECEIPT OF AN APPLICATION THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 877853 from Pulte Home Company, LLC, 2662 Falkenburg Road, Riverview, FL 33578. Application received: 9/7/2023. Proposed activity: Amenity Center. Project name: Depue Amenity Center. Project size: 3.26 acres Location: Section(s) 1, Township 26 South, Range 20 East, in Pasco County. Outstanding Florida Water: No. Aquatic preserve: No

The application is a modification of a previously permitted project, which has an ERP No. 43045951.002.

The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www. watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103. September 15, 2023 23-01547P

#### FIRST INSERTION

#### NOTICE OF FINAL AGENCY ACTION BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is given that the District's Final Agency Action is approval of the minor alteration of an existing Surface Water Management System on 30.40 acres to serve the Commercial project known as Epperson South Towncenter East Road - Modification. The project is located in Pasco County, Section(s) 26, 35, Township 25 South, Range 20 E. The permit applicant is Meadow Ridge Owner, LLC, 2502 N. Rocky Point Drive, Suite 1050, Tampa, FL 33607. The Permit No. is 43027996.031.

The file(s) pertaining to the project referred to above is available for inspection Monday through Friday except for legal holidays, 8:00 a.m. to 5:00 p.m., at the Southwest Florida Water Management District (District) at 7601 Highway 301 North, Tampa, Florida 33637.

#### NOTICE OF RIGHTS

Any person whose substantial interests are affected by the District's action regarding this permit may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or final action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooksville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 21 days of publication of this notice (or within14 days for an Environmental Resource Permit with Proprietary Authorization for the use of Sovereign Submerged Lands). Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of final agency action. Persons whose substantial interests will be affected by any such final decision of the District on the application have the right to petition to become a party to the proceeding, in accor-

Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's final action in this matter is not available prior to the filing of a request for hearing. September 15, 2023

## FIRST INSERTION

## Fiscal Year 2023/2024

**Union Park East Community Development District** 

As required by Chapters 189 and 190 of Florida Statutes, notice is hereby given that the Fiscal Year 2023/2024 Regular Meetings of the Board of Supervisors of the Union Park East CommunityDevelopmentDistrict shall beheldat 6:00 p.m. at the Residence Inn located at 2867 Lajuana Blvd, Wesley Chapel, FL 33543. The meeting dates are as follows:

October 5, 2023 November 2, 2023 December 7, 2023 January 4, 2024 February 1, 2024 March 7, 2024 May 2, 2024

June 6, 2024 July 11, 2024 August 8, 2024 September 5, 2024

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. Any meeting may be continued with no additional notice to a date, time and place to be specified on the record at a meeting. A copy of the agenda for the meetings listed above may be obtained from Breeze, 1540 International Parkway, Suite 2000, Lake Mary FL 32756 at (407) 221-9153, one week prior to the meeting.

There may be occasions when one or more supervisors will participate by telephone

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact BREEZE at (407) 221-9153. If you are hearing or speech impaired, please contact the Florida Relay Service at 711 for aid in contacting the District Office at least forty-eight (48) hours prior to the date of the hearing and

Each person who decides to appeal any action taken at the meetings is advised that the 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.

Breeze, District Management September 15, 2023

23-01565P

## What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else. Rarely do consumers specifically search online for public notices.

#### FIRST INSERTION

#### Notice of Meetings Fiscal Year 2023/2024

The Preserve at Wilderness Lake Community Development District

As required by Chapters 189 and 190 of Florida Statutes, notice is hereby given that the Fiscal Year 2023/2024 Regular Meetings of the Board of Supervisors of The Preserve at Wilderness Lake Community Development District shall be held at 9:30 a.m. at The Preserve at Wilderness Lake Lodge, located at 21320 Wilderness Lake Boulevard, Land O' Lakes, Florida 34637. The meeting dates are as follows:

> October 4, 2023 November 1, 2023 at 6:30PM December 6, 2023 January 3, 2024 February 7, 2024 at 6:30PM March 6, 2024 April 3, 2024 May 1, 2024 at 6:30PM June 5, 2024 July 3, 2024 August 7, 2024 at 6:30 PM September 4, 2024

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida Law for community development districts. Any meeting may be continued with no additional notice to a date, time and place to be specified on the record at a meeting. A copy of the agenda for the meetings listed above may be obtained from Vesta District Services, 250 International Parkway #208 Lake Mary, FL 32746 at (321) 263-0132, one week prior to the meeting.

There may be occasions when one or more supervisors will participate by telephone

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at 813-994-1001. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office

Each person who decides to appeal any action taken at the meetings is advised that the 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.

Vesta District Services, District Management September 15, 2023

23-01557P

### FIRST INSERTION

#### NOTICE OF FINAL AGENCY ACTION BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is given that the District's Final Agency Action is approval of a Petition for Formal Determination of Wetlands and Other Surface Waters to serve Commercial activities on 25.33 acres known as Kiefer Rd Phase 1. The project is located in Pasco County, Section(s) 23, 24 Township 25 South, Range 20 East. The petitioner is Brightman Logan Revocable Trust whose address is PO BOX 1045, San Antonio, FL 33576. The Petition No. is 42047135.000.

The file(s) pertaining to the project referred to above is available for inspection Monday through Friday except for legal holidays, 8:00 a.m. to 5:00 p.m., at the Southwest Florida Water Management District, 7601 U.S. Highway 301 N. Tampa, FL 33637.

## NOTICE OF RIGHTS

Any person whose substantial interests are affected by the District's action regarding this matter may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or proposed action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Tampa address, 7601 US Hwy. 301, Tampa, FL 33637-6759 within 21 days of publication of this notice. Failure to file a request for hearing within this time period shall  $\,$ constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of agency action. Persons whose substantial interests will be affected by any such final decision of the District in this matter have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above.

Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's action in this matter is not available prior to the filing of a request for hearing.

September 15, 2023 23-01566P

## FIRST INSERTION

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 863748 from 4014 20th Street, LLC at 4069 20th St, Zephyrhills, FL 33542 in Pasco County Property ID 13-26-21-0070-12100-0010. Application received: August 7, 2023. Proposed activity: Commercial. Project name: Premium Stone Gallery Warehouse and RV Storage. Project size: 2.91 acres. Location: Section 13, Township 26 S, Range 21 E, in Pasco County, Outstanding Florida Water: no. Aquatic preserve: no. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103.

September 15, 2023

Florida Statutes.

September 15, 2023

FIRST INSERTION

FIRST INSERTION

Notice is hereby given that CHARLES Notice Is Hereby Given that Greater HYSELL, OWNER, desiring to engage Tampa Bay Physician Specialists, LLC, in business under the fictitious name of 14100 Fivay Rd Suite 300 Hudson, FL PASCO PARTICULAR PAINTING 34667, desiring to engage in business under the fictitious name of HCA located at 11600 OSCEOLA DRIVE, NEW PORT RICHEY, FLORIDA Florida Vascular Specialists, with its principal place of business in the State of Florida in the County of Pasco will 34654 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of file an Application for Registration State, pursuant to section 865.09 of the of Fictitious Name with the Florida Department of State September 15, 2023 23-01549P

#### FIRST INSERTION

NOTICE OF ACTION FOR SUPPLEMENTAL PETITION FOR MODIFICATION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR PASCO COUNTY

CASE NUMBER: 20-DR-003015 IN THE INTEREST OF JORDAN HARWOOD n/k/a JORDAN JOHNSTON-AVANZATO, Petitioner,

DAKOTA HARWOOD, Respondent.

TO: DAKOTA HARWOOD  $(Respondent's\ last\ known\ address)$ Unknown

YOU ARE NOTIFIED that an action for SUPPLEMENTAL PETITION FOR MODIFICATION has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Simone Lennon, Esq., counsel for Petitioner, JORDAN HARWOOD n/k/a JORDAN JOHNSTON-AVAN-ZATO, 6330 Madison St., New Port Richey, FL 34652 on or before 10-16-2023, and file the original with the clerk of this Court at 7530 Little Road, New Port Richey, Fl 34654, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demand-

ed in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's

WARNING: Rule 12,285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated: September 6, 2023. CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Beth Bray

 $(Deputy\ Clerk)$ Sept. 15, 22, 29; Oct. 6, 2023

23-01562P

## FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SEC-TION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that David Macfarlane / AIMES BUILD-ING SOURCE, LLCwill engage in business under the fictitious name KEEN'S BUILDINGS-DADE CITY, with physical address 20229 US 301 Dade City, FL 33523, with a mailing address 20229 US 301 Dade City , FL 33523, and already registered the name mentioned above with the Florida Department of State, Division of Corporations September 15, 2023 23-01575P

## 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 Veridian Mortgage located at 11403 Biddeford Pl in the City of New Port Richey, Pasco County, FL 34654 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 12th day of September,

David Temko David Temko September 15, 2023

23-01574P

## FIRST INSERTION

Notice is hereby given that REBECCA REQUEL BARKER, OWNER, desiring to engage in business under the fictitious name of REBECCA'S PLACE located at 36636 AUDREY RD, DADE CITY, FLORIDA 33523 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 23-01541P September 15, 2023

## 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 Bella Excellence located at 1821 BRUCE B DOWNS BLVD SUITE 120 in the City of Wesley Chapel, Pasco County, FL 33544 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 8th day of September, 2023.

Bella Excellence One, LLC Yvette Suarez

September 15, 2023 23-01548P

#### FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY FLORIDA PROBATE DIVISION FILE NUMBER 2023-CP-001473 CPAXES IN RE: ESTATE OF

BETTY J. WOMACK 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 Betty Womack, deceased, file Number 23CP001473, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue Dade City, FL 33523; that the total cash value of the Estate is \$1500.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME AND ADDRESS Allan M. Grimm 21330 Marsh Hawk Drive Land O' Lakes, FL 34638 Sarah Womack 22706 Gage Loop, Unit 37 Land O' Lakes, FL 34639 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 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 MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER

BARRED. The date of the first publication of

#### this Notice is September 15, 2023. **Person Giving Notice** /s/ Allan Grimm Állan M. Grimm 21330 Marsh Hawk Drive Land O' Lakes, FL 34638

Attorney for Person Giving Notice /s/ Donald B. Linsky Donald B. Linsky, Esquire Donald B. Linsky & Associates, P.A. 1509 B Sun City Center Plaza Sun City Center, FL 33573 Florida Bar Number 265853 (813) 634-5566

September 15, 22, 2023 23-01542P

#### FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE SIXTH CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 23CP-1227 IN RE: ESTATE OF JAMES SKEELS, Sr. Deceased.

If you have been served with a copy of this notice and you have any claim or demand against the decedents' estate, even if that claim is unmatured, contingent, or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUB-LICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with the court, ON OR BEFORE THE DATE THAT IS 3 MONTHS AF-TER THE FIRST PUBLICATION OF THIS NOTICE.

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

EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS THAT HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AF-TER DECEDENT'S DEATH.

The case number and decedent's name are: JAMES SKEELS, Sr., File Number 23CP-1227.

The address of the court where this probate is pending is: Circuit Court for Pasco County, Florida, 7530 Little Rd., New Port Richey, FL, 34654.

Date of death of the decedent is: April 14th, 2023..

The date of first publication of this notice is: September 15, 2023.

The second week of publication is September 22, 2023.

#### Personal Representative(s): James Skeels.

Attorney for the representative(s): By:/s/Matthew T. Morrison Matthew T. Morrison, Esquire Florida Bar No. 1005203 5121 S. Lakeland Dr, Suite 2 Lakeland, Florida 33813 September 15, 22, 2023 23-01540P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION Case No. 23-CP-001377-ES IN RE: ESTATE OF BARBARA JEAN WILLIAMS

Deceased. The administration of the estate of BARBARA JEAN WILLIAMS, deceased, whose date of death was May  $17,\,2023,$  is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Robert D. Sumner Judicial Center, Attn Probate, 38053 Live Oak Ave Ste. 205, Dade City, FL 33523, Attn: Probate Division. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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 September 15, 2023.

#### Personal Representative: /s/Jamie Williams Jamie Williams

15771 SR 67 Wapakoneta, Ohio 45895 Attorney for Personal Representative: /s/ Spiro J. Verras Spiro J. Verras, Esq. Florida Bar Number: 479240 Verras Law, P.A. 31640 US Highway 19 N, Suite 4 Palm Harbor, Florida 34684 Telephone: (727) 493-2900 Fax: (888) 908-5750 E-Mail: spiro@verras-law.com Secondary E-Mail: contact@verras-law.com September 15, 22, 2023 23-01535P

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-1412 IN RE: ESTATE OF LOUISE B. BUSKEY, Deceased.

The administration of the estate of LOUISE B. BUSKEY, deceased, whose date of death was October 25, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 15, 2023. Signed on this 17th day of August,

## GREGORY GATT

2023.

Personal Representative 2488 Bachman Path The Villages, FL 32162 Wayne R. Coulter Attorney for Personal Representative Florida Bar No. 114585 Delzer, Coulter & Bell, P.A. 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: (727) 848-3404 Email: info@delzercoulter.com September 15, 22, 2023 23-01539P

#### FIRST INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001329

IN RE: ESTATE OF VIRGINIA MAY ANDERSON

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Virginia May Anderson, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654; that the decedent's date of death was March 31, 2023; that the total value of the estate is \$584.39 and that the names and addresses of those to whom it has been assigned by such order are: NAME ADDRESS

William C. Ashmore 3324 Monticello Street Holiday, FL 34690 John Scott Anderson 511 Covington Terrace Moorestown, NJ 08057 ALL INTERESTED PERSONS ARE

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

The date of first publication of this Notice is September 15, 2023.

## Person Giving Notice: John Scott Anderson

511 Covington Terrace Moorestown, New Jersey 08057 Attorney for Person Giving Notice: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, samantha@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 September 15, 22, 2023 23-01556P

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA, PROBATE DIVISION File No. 2023-CP-001231 IN RE: ESTATE OF DOROTHY MARIA APPLEBY, Deceased.

The administration of the estate of DOROTHY MARIA APPLEBY, deceased, whose date of death was June 23, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida, 34654. The names and addresses of the personal representative and the personal representative attornev are set forth below.

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

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

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

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

The date of first publication of this notice is September 15, 2023.

#### Personal Representative: /s/ Daniel Appleby Daniel Appleby, Petitioner

Cell: 917-335-6084 E-Mail: treble-d@hotmail.com Attorney for Personal Representative: Matthew J. Jowanna, P.A. /s/ Christine Behrman De Colindres Christine Behrman De Colindres, Esq. Florida Bar License #102465 2521 Windguard Circle, Suite 101 & 102 Wesley Chapel, Florida 33544 Telephone Number: 813-929-7300 Fax: 813-929-7325 E-Mail: service@jowanna.com September 15, 22, 2023 23-01543P

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP001239CPAXWS IN RE: ESTATE OF JANIS R. CARROLL,

Deceased. The administration of the estate of Janis R. Carroll, deceased, whose date of death was July 4, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative

and the personal representative's attor-

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

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

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

BARRED. NOTWITHSTANDING THE TIME 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: September 15, 2023. Signed on this 8th day of September,

#### /s/ Stephanie Carroll Carson Stephanie Carroll Carson Personal Representative 16 Mildred Avenue

Asheville, NC 28806 /s/ Michael J. Faehner Michael J. Faehner Attorney for Personal Representative Florida Bar No. 23043 Faehner, PLLC 301 Woodlands Pkwy., Suite #10 Oldsmar, FL 34677 Telephone: (727) 306-0201 Email: michael@faehner.com Secondary Email: filings@faehner.com September 15, 22, 2023 23-01560P

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-1384 IN RE: ESTATE OF MARK R. MCCALLUM AKA MARK ROBERT MCCALLUM

Deceased. The administration of the estate of MARK R. MCCALLUM AKA MARK MCCALLUM, whose date of death was July 8, 2023, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal repre-

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

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

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

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

The date of first publication of this notice is September 15, 2023.

#### Personal Representative: ANDREW STINTON 2409 Huntwood Court

Frederick, Maryland 21702 Attorney for Personal Representative: /S/ CHRISTINA KANE CHRISTINA KANE, Attorney Florida Bar Number: 97970 LYONS LAW GROUP PA 8362 Forest Oaks Blvd. Spring Hill, FL 34606 Telephone: (352) 515-0101 Fax: (352) 616-0055  $\hbox{E-Mail: ckane@lyonslawgroup.com}$ Secondary E-Mail: cyndi@lyonslawgroup.com September 15, 22, 2023 23-01555P

#### FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 51-2023-CP1288-WS IN RE: ESTATE OF CLYDE M. SPARKS

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of CLYDE M. SPARKS, deceased, File Number 51-2023-CP-1288-WS, by the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654; that the decedent's date of death was June 6, 2023; that the total value of the estate is \$11,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Address CATHY M. SPARKS 9739 Fred St.

Hudson, FL 34669 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is September 15, 2023.

## Person Giving Notice: CATHY M. SPARKS

9739 Fred St. Hudson, Florida 34669 Attorney for Persons Giving Notice DONALD R. PEYTON, Attorney Florida Bar Number: 516619 7317 Little Road New Port Richey, FL 34654 Telephone: (727) 848-5997 Fax: (727) 848-4072 E-Mail: peytonlaw@yahoo.com Secondary E-Mail: peytonlaw2@gmail.com September 15, 22, 2023 23-01553F

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-745 IN RE: ESTATE OF

DIANE GIARDINA, Deceased.

The administration of the estate of DIANE GIARDINA, deceased, whose date of death was September 14, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-

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

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

THE TIME PERIODS SET FORTH FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is: September 15, 2023. PAM GIARDINA

**Personal Representative** 2309 Peach Tree Drive Little Rock, AR 72211 BRENDA KETCHUM Personal Representative

25 Timber Ridge Spencerport, NY 14559 Robert D. Hines, Esquire Attorney for Personal Representatives Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com September 15, 22, 2023 23-01576P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-001345 IN RE: ESTATE OF CECIL F. WIGMORE

Deceased.
The administration of the estate of Cecil F. Wigmore, deceased, whose date of death was September 10, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and oth-

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 September 15, 2023.

#### **Personal Representative:** Harriet Wigmore 11214 Callisia Drive

Odessa, Florida 33556 Attorney for Personal Representative: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, samantha@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 Telephone: (727) 842-1001 September 15, 22, 2023 23-01550P

### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-001105 Division: Probate IN RE: ESTATE OF WILLIAM WALDO BROWN

(A/K/A WILLIAM W. BROWN A/K/A WILLIAM BROWN) Deceased.

The administration of the estate of William Waldo Brown (a/k/a William W. Brown a/k/a William Brown), deceased, whose date of death was March 10, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

The date of first publication of this notice is September 15, 2023.

Personal Representative: /s/ Charlene Brown Charlene Brown 7505 Tirzah Church Road Waxhaw, North Carolina 28173

Attorney for Personal Representative: /s/ Tanya Bell Tanya Bell, Esq. Florida Bar Number: 52924 Sarah E. Voss, Esq. Florida Bar Number: 1025128 Bell Law Firm, P.A. 2364 Boy Scout Road, Suite 200 Clearwater, Florida 33763 Telephone: (727) 287-6316 Fax: (727) 287-6317 TanyaBell@BellLawFirmFlorida.com AMullins@BellLawFirmFlorida.com SVoss@BellLawFirmFlorida.com September 15, 22, 2023 23-01554P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 23-CP-001205 IN RE: ESTATE OF JEFFERY BLAINE COOK,

Deceased. The administration of the estate of Jeffery Blaine Cook, deceased, whose date of death was June 17, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco Judicial Center, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is September 15, 2023.

#### Personal Representative: Debra Faucher

4212 Gray Squirrel Ln. New Port Richey, FL 34653 Attorneys for Personal Representative: Steven L. Hearn, Esquire Florida Bar No. 350801 Frederick L. Hearn, Esquire Florida Bar No. 105987 STEVEN L. HEARN, P.A. 600 S. Magnolia Ave., Ste. 200 Tampa, FL 33606 Telephone: (813) 222-0003 slh@estate disputes.comflh@estatedisputes.com melr@estatedisputes.com September 15, 22, 2023 23-01572P

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP001264CPAXES IN RE: ESTATE OF CHRISTOPHER DONALD CLABEAUX,

Deceased. The administration of the estate of CHRISTOPHER DONALD CLA-BEAUX, deceased, whose date of death was May 27, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave, Dade City, FL  $\,$ 33523-3894. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 15, 2023.

#### DONALD FRANCIS CLABEAUX Personal Representative

24225 Satinwood Court Lutz, FL 33559 ROBERT D. HINES Florida Bar No. 0413550 MORGAN A. ROBINSON Florida Bar No. 1038923 Attorneys for Personal Representative Hines Norman Hines, PL 315 South Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com

23-01573P

Secondary Email:

mrobins on@hnh-law.com

September 15, 22, 2023

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR  ${\tt PASCO\ COUNTY,\ FLORIDA}$ PROBATE DIVISION File No. 2023-CP-001124 Divison Probate IN RE: ESTATE OF: BARBARA A. PETITJEAN

Deceased. The administration of the estate of BARBARA A. PETITJEAN, deceased, whose date of death was June 16, 2023; is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO BOX 338, New Port Richey Florida 34656. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: September 15, 2023.

#### /s/ Jean-Pierre Petitjean JEAN-PIERRE PETITJEAN Personal Representative

21137 Catnip Court Leonardtown, MD, 20650 /s/ David C. Lanigan David C. Lanigan Attorney for Personal Representative Email: dave@LaniganLaw.com Secondary Email: Assistant@LaniganLaw.com Florida Bar No. 326159 David Lanigan P.A. 15310 Amberly Drive Suite 250 Tampa FL 33647 Telephone: (813) 983-0655 September 15, 22, 2023 23-01561P

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-986-WS IN RE: ESTATE OF LILLIAN G. PARISEAULT Deceased.

The administration of the estate of Lillian G. Pariseault, deceased, whose date of death was February 26, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco Judicial Center, 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this

#### notice is September 15, 2023. Personal Representative: /s/Bonnie P. Hanje Bonnie P. Hanje 3548 Cincinnati Dr.

Holiday, Florida 34691

Attorney for Personal Representative: /s/Richard A. Venditti Richard A. Venditti, Esquire Florida Bar Number: 280550 500 East Tarpon Avenue Tarpon Springs, Florida 34689 Telephone: (727) 937-3111 Fax: (727) 938-9575 E-Mail: Richard@tarponlaw.com Secondary E-Mail: Celeste@tarponlaw.com September 15, 22, 2023 23-01579P

#### FIRST INSERTION

PASCO COUNTY

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 51-2023-CA-003968-ES CARRINGTON MORTGAGE SERVICES LLC,

Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JORGE MELO AKA JORGE I. MELO, DECEASED, et al, Defendant(s).

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTH-ER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JORGE MELO AKA JORGE I. MELO, DECEASED

Last Known Address: Unknown

Current Address: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida:

LOT 100, GRAND OAKS PHASE I, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 26, PAGE(S) 137 THROUGH 150, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

A/K/A 4803 BALSAM DRIVE LAND O LAKES FL 34639

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition. On or before 10/12/2023

This notice shall be published once a week for two consecutive weeks in the Business Observer.

\*\*See the Americans with Disabilities

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

Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654

Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this court on this 12th day of September, 2023.

Clerk of the Circuit Court (SEAL) By:/s/ Y. Amburgey Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623 tna-23-006707

September 15, 22, 2023 23-01570P

### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2023CA003570-WS FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. BRIAN HALL A/K/A BRIAN PAUL HALL, ET AL., DEFENDANT(S).

TO: Unknown heirs, beneficiaries, devisees, assignees, lienors, creditors, trustees and all others who may claim an interest in the estate of Brian Hall A/K/A Brian Paul Hall Last Known Address: 2252 Society Dr, Holiday, FL 34691

Current Residence: UNKNOWN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property: Lot 1087, Aloha Gardens Unit Nine, according to the map or plat thereof, as recorded in Plat Book 11, Page(s) 34 through 36, inclusive, of the Public Records of Pasco

County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 10/12/2023, a date at least thirty (30) days after the first publication of this Notice in the The Business Observer,

1970 Main Street, 3rd Floor, Sarasota, FL 34236 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. Within two (2) working days of your receipt of this document please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court this 12th day of September

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Circuit Court By: /s/Y. Amburgey As Deputy Clerk MILLER, GEORGE & SUGĜS, PLLC,

Attorney for Plaintiff, 210 N. University Drive, Suite 900 Coral Springs, FL 33071

September 15, 22, 2023 23-01567P

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO .:

51-2023-CA-003756-CAAX-WS U.S. BANK NATIONAL ASSOCIATION.

Plaintiff, vs. DESIREE LOWRY, et al., Defendants.

TO: DESIREE LOWRY Current Residence: 7731 FOXBLOOM DR, PORT RICHEY, FL 34668 UNKNOWN SPOUSE OF DESIREE

Current Residence: 7731 FOXBLOOM DR, PORT RICHEY, FL 34668

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the

following described property:

LOT 853, PALM TERRACE
GARDENS UNIT FIVE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 15 PAGES 37 AND 38, OF THE PUBLIC RECORDS OF PASCO 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, COR-AL SPRINGS, FL 33310 on or before October 16th, 2023, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's at-

tomey or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court this 8th day of September,

NIKKI ALVAREZ-SOWLES, ESQ As Clerk of the Court By /s/Brooklyn Horner As Deputy Clerk De Cubas & Lewis, P.A.

Attorney for Plaintiff PO BOX 5026, CORAL SPRINGS, FL 33310 23-01863 September 15, 22, 2023 23-01545P

### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION CASE NO. 2021CA000913CAAXWS MIDFIRST BANK, A FEDERALLY CHARTED SAVINGS ASSOCIATION, Plaintiff, vs.

THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDWARD P. MUSCHONG, JR. DECEASED,

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 03, 2023, and entered in 2021CA000913CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein MIDFIRST BANK, A FEDERALLY CHARTED SAVINGS ASSOCIATION is the Plaintiff and THE UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTH-ERS WHO MAY CLAIM AN INTER-EST IN THE ESTATE OF EDWARD P. MUSCHONG, JR. DECEASED; JOHN E MUSCHONG; THE UN-KNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VICTORIA LYNN MUSCHONG, DECEASED; CLAIRE INZANO; JOHN MORTENSEN; PAUL MORTENSEN; PATRICIA HAINES; KAI MORTENSEN are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose. com, at 11:00 AM, on October 03, 2023, the following described property as set forth in said Final Judgment, to LOT 2092. REGENCY PARK.

UNIT FIFTEEN ACCORDING

TO THE PLAT THEREOF RE-CORDED IN PLAT BOOK 16, PAGE 85 AND 86, PUBLIC RE-CORDS OF PASCO COUNTY,

FLORIDA. Property Address: 9135 COL-LAGE LN, PORT RICHEY, FL 34668

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

#### IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, are entitled, at no cost to you, the provision of certain sistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 6 day of September, 2023. By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 21-036645 - NaC September 15, 22, 2023 23-01534P

### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY

GENERAL JURISDICTION DIVISION CASE NO. 2023CA003110CAAX-

WS SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs.

ROBERTA FLEMMING, et al., Defendant.

To: ANY AND ALL UNKNOWN PAR-TIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF MARJORIE A. MILLER, WHETHER SAID UNKNOWN PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-

ANTS ADDRESS: UNKNOWN CASSANDRA M. MILLER 8303 CORAL CREEK LOOP, HUD-SON, FL 34667 GLENN P. MILLER

103 9TH STREET, APT 309, CHARLESTOWN, MA 02129 UNKNOWN SPOUSE OF GLENN P. MILLER 103 9TH STREET, APT 309.

CHARLESTOWN, MA 02129 LAST KNOWN ADDRESS STATED. CURRENT RESIDENCE UN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN PASCO COUNTY, FLORIDA, TO-WIT: LOT 1296, BEACON WOODS VILLAGE, UNIT 5-C, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 11, PAGE 130, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA,

PARCEL 2:

A PORTION OF THE EAST 1/2 OF SECTION 2, TOWNSHIP 25 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA. BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCE AT THE MOST

SOUTHERLY CORNER OF LOT 1296 BEACON WOODS VILLAGE 5-C, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 11, PAGES 130-131, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA FORA POINT OF BEGINNING;

THENCE NORTH 84 DEGREES 30 MINUTES 55 SECONDS WEST, A DISTANCE OF 195.25 FEET; THENCE NORTH 61 DEGREES 49 MINUTES 32 SECONDS EAST, A DISTANCE OF 125.04 FEET TO THE MOST WESTERLY CORNER OF SAID LOT 1296: THENCE ALONG THE SOUTHWEST-ERLY BOUNDARY LINE OF SAID LOT 1296, SOUTH 47 DE-GREES 16 MINUTES 23 SEC-ONDS EAST, A DISTANCE OF 114.52 FEET TO THE POINT OF BEGINNING.

has been filed against you and you are required to a copy of your written defenses, if any, to it on Morgan B Lea, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before 10/12/2023or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this noti-fication if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding trans-

portation services. WITNESS my hand and seal of said Court on the 12th day of September,

CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Y. Amburgey Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com 23-05596FL September 15, 22, 2023 23-01563P



#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-1419 IN RE: ESTATE OF IBRAHIM ISA AWAD. Deceased.

The administration of the estate of IBRAHIM ISA AWAD, deceased, whose date of death was August 18, 2022, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. 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

NOTICE IS HEREBY GIVEN pur-

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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: September 15, 2023.

ISSA AWAD Personal Representative

27439 Breakers Drive Wesley Chapel, FL 33544 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue,

Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email:

jrivera@hnh-law.com September 15, 22, 2023 23-01577P

#### FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR

PASCO COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2023CA000058CAAXES US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST,

Plaintiff, vs. MICHELE A. CALMBACHER A/K/A MICHELE A. SCAGLIONE; RONALD A. SCAGLIONE; 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, DESCRIBED.

suant to an Order or Summary Final Judgment of foreclosure dated July 26, 2023 and an Order Resetting Sale dated September 08, 2023 and entered in Case No. 2023CA-000058CAAXES of the Circuit Court in and for Pasco County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPAC-ITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is Plaintiff and MICHELE A. CALMBACHER A/K/A MICHELE A. SCAGLIONE; RONALD A. SCA-GLIONE; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIM-ING TO HAVE ANY RIGHT. TITLE

der for cash www.pasco.realforeclose. com, 11:00 a.m., on October 17, 2023 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 13, LAKE SHARON ES-TATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS THE SAME IS RECORDED IN PLAT BOOK 5, PAGE 23, OF THE PUBLIC RECORDS OF

PASCO COUNTY, FLORIDA. ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Courthouse. Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richev) or 1-800-955-8770 via Florida

Relay Service.
Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED September 12, 2023. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317  $\,$ 

Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1496-184362 / TM1

September 15, 22, 2023 23-01571P

### FIRST INSERTION

FIRST INSERTION NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION

Defendant(s).

DIVISION CASE NO. 2021CA001868CAAXWS BANK OF AMERICA, N.A., Plaintiff, vs.
JAMES BRUECKNER, AS NOMINATED PERSONAL REPRESENTATIVE IN THE ESTATE OF JOANNE SMITH.

DECEASED, et al.

**Defendant(s).**NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 03, 2023, and entered in 2021CA001868CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein BANK OF AMERICA, N.A. is the Plaintiff and JAMES BRUECKNER, AS NOMINATED PERSONAL REP-RESENTATIVE IN THE ESTATE OF JOANNE SMITH, DECEASED; IBIS HOMEOWNERS ASSOCIATION, INC.; JAMES BRUECKNER; BRET-TINA ADAMS; CHERYL WHIT-TEN; KIMBERLY TROMLEY are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose. com, at 11:00 AM, on October 03, 2023, the following described property as set forth in said Final Judgment, to

LOT 9, IBIS SUBDIVISION, AC-CORDING TO MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 37, PAGES 113 AND 114. OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 3040 SHEP-PARDS CROOK CT., HOLIDAY, FL 34691

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

OR INTEREST IN THE PROPERTY

HEREIN DESCRIBED, are Defen-

dants, NIKKI ALVAREZ-SOWLES,

ESQ., Clerk of the Circuit Court,

will sell to the highest and best bid-

IMPORTANT

TIES ACT: If you are a person with a disability who needs an ac-commodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 12 day of September,

AMERICANS WITH DISABILI-

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com

September 15, 22, 2023 23-01564P

**PUBLISH** 

LEGAL NOTICE

**YOUR** 

We publish all Public sale,

Call **941-906-9386** 

Estate & Court-related notices

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT  ${\rm IN\,AND\,FOR}$ PASCO COUNTY FLORIDA CIVIL ACTION CASE NO.: 51-2023-CA-003168 WS

WELLS FARGO BANK, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST NEIL LIT-

VIN, DECEASED, et al, Defendant(s). THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTH-ER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST NEIL LITVIN, DECEASED

Last Known Address: Unknown Current Address: Unknown ILISA CAVALIERE Last Known Address: 8123 156th

Avenue, Apt. 3 Howard Beach, FL 11414 Current Address: 8123 156th Avenue, Apt. 3

Howard Beach, FL 11414 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County,

Florida: LOT 33, HIDDEN LAKE ESTATE UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 80, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

A/K/A 10312 BEECHCRAFT STREET NEW PORT RICHEY FL 34654

has been filed against you and you are required to file written defenses with

the clerk of court and to serve a copy within 30 days after the first publica-tion of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL  $\,$ 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a

week for two consecutive weeks in the Business Observer.

\*\*See the Americans with Disabilities

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

Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654

Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

Contact should be initiated at least

seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this court on this 11 day of September,

Clerk of the Circuit Court (SEAL) By:/s/ Brooklyn Horner Deputy Clerk

Albertelli Law PO Box 23028 Tampa, FL 33623 September 15, 22, 2023 23-01558P

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

CASE NO.: 2023CA003443-WS CITIGROUP MORTGAGE LOAN TRUST INC. ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-AMC4, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, Plaintiff, VS.
JOHN M. COWAN et al., Defendant(s).

TO: John M. Cowan Last Known Residence: 8136 Cameron Cay Ct, New Port Richey, FL 34653 TO: Homeowners Association Ridgewood Unit Two. Inc. Last Known Residence: c/o E.F. Swartsel, as Registered Agent 2907 S/R 595 New Port Richev, FL 33531

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida: LOT 51, RIDGEWOOD UNIT

TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGE 136 & 137, PUBLIC RECORDS OF PASCO COUN-TY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before 10/12/2023, and file the original with the clerk of this court either before

service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated on September 12, 2023. As Clerk of the Court

(SEAL) By: /s/ Y. Amburgey As Deputy Clerk ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue

Suite 303 Delray Beach, FL 33484 1454-686B Ref# 5244

September 15, 22, 2023 23-01569P

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT. IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2022CA001807CAAXWS FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. DANIEL THOMPSON, ET AL., DEFENDANT(S).

TO: Unknown Spouse of Daniel Thompson Last Known Address: 17113 Har-

mony Dr, Hudson, FL 34667 Current Residence: UNKNOWN TO: Daniel Thompson Last Known Address: 17113 Harmony Dr, Hudson, FL 34667

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

LOT 7, HOLIDAY ESTATES UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 6, PAGE 128, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 10/12/2023, a date at least thirty (30) days after the first publication of this Notice in the The

Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 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. Within two (2) working days of your receipt of this document please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court this 12th day of Sep-

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Circuit Court By: /s/ Y. Amburgey As Deputy Clerk MILLER, GEORGE & SUGGS,

Attorney for Plaintiff.

210 N. University Drive, Suite 900 Coral Springs, FL 33071 September 15, 22, 2023 23-01568P

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY,

FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2023-CA-000082 WILMINGTON SAVINGS FUND

SOCIETY, FSB D/B/A CHRISTIANA TRUST NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR SC PARK LANE II TRUST 2019-1, Plaintiff, v. UNKNOWN HEIRS, SPOUSES,

BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN J. DEYO, et al., Defendants.

TO: GREGORY JOHN DEYO A/K/A GREG DEYO Last Known Address: 9706 Gray Fox Lane, Port Richey, FL 34668.

TO: UNKNOWN SPOUSE OF STE-VEN ROBERT DEYO UNKNOWN TENANT#1 UNKNOWN TENANT#2 Last Known Address: 10534 Hardwood

Court, Port Richey, FL 34668. YOU ARE HEREBY NOTIFIED that an action to foreclosure a mortgage on the following property located in Pasco

County, Florida: LOT 51, UNIT SIX - SAN CLE-MENTE VILLAGE, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE(S) 135 THROUGH 137 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

including the buildings, appurtenances, and fixtures located

Property Address: 10534 Hardwood Court, Port Richey, FL

filed against you and you are required to serve a copy of your written defenses, if any, to it on Harris S. Howard, Esq., of HOWARD LAW GROUP, Plaintiff's attorney, whose address is 4755 Technology Way, Suite 104 Boca Raton, FL 33431 on or before October 16th, 2023 (no later than 30 days from the date of the first publication of this Notice of Action) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition filed herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and seal of this Court at Pasco, Florida, on this 11 day of September, 2023.

NIKKI ALVAREZ-SOWLES, ESQ. PASCO CLERK OF COURT (SEAL) BY:/s/ Brooklyn Horner Deputy Clerk

 ${\rm HARRIS~S.~HOWARD, ESQ.},\\$ HOWARD LAW GROUP, Plaintiff's attorney, 4755 Technology Way, Suite 104 Boca Raton, FL 33431

September 15, 22, 2023

or email legal@businessobserverfl.com

and select the appropriate County name from the menu option

• We offer an online payment portal for easy credit card payment

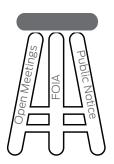
· Service includes us e-filing your affidavit to the Clerk's office on your behalf



# Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool of government transparency











This is not about "newspapers vs the internet".

## It's newspapers and newspaper websites vs government websites

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would reduce the presence of public notices on the internet



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

## prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S. Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the

essential elements of public notice:



**Accessibility** 

೭ಿ೭

**Independence** 



Verifiability



**Archivability** 

**Publishing** notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle

all 50 states



## ypes Of Public Notices

## Citizen Participation Notices

Government Meetings  $\overline{\ }$  and Hearings

Land and Water Use





Mortgage Foreclosures



Name Changes



Probate Rulings



**Divorces and Adoptions** 



Orders to Appear

## Meeting Minutes or

Tax Rates

Summaries

Agency Proposals

Proposed Budgets and

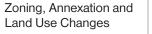


Creation of Special

Tax Districts



School District Reports





Permit and License Applications

Delinguent Tax Lists.

**Government Property** 

Tax Deed Sales

Sales

## Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com



# **Newsprint** is inherently superior to the internet for public notice

because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.





## Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

## **Verifying publication is** difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



## **Significant** numbers of people in rural areas still lack highspeed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



## Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, public officials aren't compelled by the free market to operate effective websites.



## ypes Of Public Notices

## Citizen Participation Notices

Government Meetings  $\overline{\ }$  and Hearings

Land and Water Use

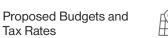


Creation of Special Tax Districts



Tax Rates

School District Reports



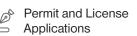
Zoning, Annexation and Land Use Changes

## Commercial Notices

Unclaimed Property,
Banks or Governments Unclaimed Property,







Mortgage Foreclosures

Name Changes

**Probate Rulings** 

**Divorces and Adoptions** 

Orders to Appear in Court

## Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

## SUBSEQUENT INSERTIONS

#### SECOND INSERTION

NOTICE TO CREDITORS (Single Personal Representative) IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

File No.: 2023CP000959 **Probate Division:** IN RE: THE ESTATE OF RUBY MAY SPIELMAN, Deceased.

The administration of the Estate of RUBY MAY SPIELMAN, deceased, whose date of death was October 7, 2022, File Number as referenced above is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All Creditors of 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 must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent

NOTICE TO CREDITORS

(Summary Administration)

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA

PROBATE DIVISION

File No. 2023-CP-001099

IN RE: ESTATE OF

LILLIAN VALDEZ SCHISLER

Deceased.
TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE

You are hereby notified that an Or-

der of Summary Administration has

been entered in the estate of LILLIAN

VALDEZ SCHISLER, deceased, File

Number 2023-CP-001099 by the Cir-

cuit Court for Pasco County, Florida,

Probate Division, the address of which

is 38053 Live Oak Avenue, Dade City,

Florida 33523; that the decedent's

date of death was December 24, 2022:

that the total value of the estate is

\$74,500.00 and that the names and

addresses of those to whom it has been assigned by such order are:

Name Address RUDOLPH C. HATFIELD II

South Lynon, MI 48178 THOMASITA V. BRUNSWICK

21015 Greenbriar Lane

15314 Goult Street, #213

Van Nuys, CA 91406 RUSSELL C. HATFIELD

2001 Jeanne Drive

Las Vegas, NV 89108

ABOVE ESTATE:

and other persons having claims or demands against Decedent's Estate, including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN §733.702 OF THE FLORIDA PRO-BATE 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 the first publication of this Notice is September 8, 2023.

Personal Representative: APRILLE WEIGOLD

6737 Jackson Street New Port Richey, FL 34653 Attorney for Personal Representative: /s/ Adam S. Gumson ADAM S. GUMSON JUPITER LAW CENTER RiverPlace Professional Center 1003 W. Indiantown Road - Suite 210 Jupiter, Florida 33458-6851 Telephone :(561) 744 - 4600 Florida Bar No.: 906948 Email: asg@jupiterlawcenter.com

ALL INTERESTED PERSONS ARE

All creditors of the estate of the

decedent and persons having claims

or demands against the estate of the

decedent other than those for whom

provision for full payment was made in the Order of Summary Administration

must file their claims with this court WITHIN THE TIME PERIODS SET

FORTH IN FLORIDA STATUTES

SECTION 733.702. ALL CLAIMS AND

DEMANDS NOT SO FILED WILL BE

FOREVER BARRED. NOTWITH-

STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM

FILED TWO (2) YEARS OR MORE

AFTER THE DECEDENT'S DATE OF

The date of first publication of this

Person Giving Notice: Rudolph C. Hatfield II

21015 Greenbriar Lane

South Lynon, Michigan 48178

DEATH IS BARRED.

Notice is September 8, 2023.

Attorney for Person Giving Notice

2236 Ashley Oaks Circle, Suite 102

E-Mail: denise@welterlawoffice.com

Denise A. Welter, Esquire

Welter Law Office

Secondary E-Mail:

Florida Bar Number: 585769

Wesley Chapel, FL 33544 Telephone: (850) 388-3845

service@welterlawoffice.com

September 8, 15, 2023

23-01517P

September 8, 15, 2023

NOTIFIED THAT:

SECOND INSERTION

### SECOND INSERTION

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

File No. 512020CP001637CPAXES IN RE: ESTATE OF ROBERT JACK LEWIS, JR, **Deceased.**The administration of the estate of

ROBERT JACK LEWIS JR., deceased, whose date of death was May 15, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Little Oak Ave., Dade City, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER PARDERS 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: September 8, 2023.

#### MARCUS SANTANGELO Personal Representative

39702 Covey Ave Zephyrhills, FL 33540  $\,$ Justin J. Klatsky Attorney for Personal Representative

Florida Bar No. 62500 Valrico Law Group 3626 Erindale Drive Valrico, FL 33596 Telephone: (813) 661-5180

justin.klatsky@valricolawgroup.com Secondary Email:

tara.morrow@valricolawgroup.com September 8, 15, 2023

#### SECOND INSERTION

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

File No. 512023CP001370CPAXES IN RE: ESTATE OF KEITH BRITT AKA KEITH A. BRITT AKA KEITH ALONZO BRITT

Deceased.

The administration of the estate of KEITH BRITT aka KEITH A. BRITT aka KEITH ALONZO BRITT, deceased, whose date of death was May 14, 2023, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are

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

All other creditors of the decedent

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

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

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

The date of first publication of this notice is September 8, 2023.

## Personal Representative: MARY JANE M. BRITT

23136 Emerson Way Land O' Lakes, Florida 34639 Attorney for Personal Representative: JENNY SCAVINO SIEG, ESQ.

Attorney Florida Bar Number: 0117285 SIEG & COLE, P.A. 2945 Defuniak Street Trinity, Florida 34655 Telephone: (727) 842-2237 Fax: (727) 264-0610 E-Mail: jenny@siegcolelaw.com Secondary E-Mail: eservice@siegcolelaw.com

September 8, 15, 2023

23-01516P

### SECOND INSERTION

NOTICE OF PUBLIC SALE United of Pasco Self Storage, U-Stor Ridge Rd., and U-Stor Zephyrhills will be held on September 27th, 2023 at the times and locations listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CASH ONLY, unless otherwise arranged.

U-Stor, (United Pasco) 11214 US Hwy 19 North Port Richey, FL 34668 at 10:00 AM

**B**2 Marco Cabrera Kevin Hair **B**4 B215 **Emily Blevins** B393 Robert Tyrrell Patrick Dowd A810AC Mary Powell

Immediately Following at U-Stor Ridge Rd. 7215 Ridge Rd. Port Richey, FL 34668

Elisa Zsiga Juan Feliciano C64 C88 Kavla Scozzafava F17 Charles Thorsby Barbara Dianne Guy C245

Immediately Following at U-Stor Zephyrhills 36654 SR 54 Zephyrhills, FL 33541

Lory Chapman Omar Estrada D8 A65 Lory Chapman D12 Pedro Cruz Melendez F20 Darrell Plaza-Medina H23 Robert Lamitinia D26AC Noel Rattigan September 8, 15, 2023 23-01530P

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.:

512023CA000027CAAXWS CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, v. DARTAGNAN LOVE; JASMINE LOVE; ALL UNKNOWN PARTIES CLAIMING INTEREST BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,

Defendant(s), NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated Âugust 24. 2023 entered in Civil Case No. 512023CA000027CAAXWS in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein CARRINGTON MORTGAGE SER-VICES, LLC, Plaintiff and DARTAG-NAN LOVE and JASMINE LOVE are defendants, Nikki Alvarez-Sowles, Clerk of Court, will sell the property at public sale at www.pasco.realforeclose.com beginning at 11:00 AM on October 3, 2023 the following described property as set

forth in said Final Judgment, to-wit:. LOT 11, VERMILLION SUBDI-VISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE(S) 129, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Property Address: 7101 Green St, New Port Richey, Florida 34652 ANY PERSON CLAIMING AN IN- TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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 PUB-LISHED AS PROVIDED HEREIN.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for informa-tion regarding transportation services.

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlreal prop@kelleykronenberg.com/s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: CRF22125-JMV

23-01526P

September 8, 15, 2023

## SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on September 25, 2023, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 25856, 4080 Mariner Blvd, Spring Hill, FL 34609, (352) 204-9059

Sale to be held at www.storagetreasures.com.

0A178 - atwood, elreatha; 0A219 - Tucker, Erica; 0B002 - Popovich, George; 0B006 - Benevento, Colleen; 0B040 - Rosenfelt, Ashley; 0C010 - Perkins, Ladonna r; 0C121 - dejesus, Nitza; 0C122 - Everett, Shaun; 0D039 - Cromwell, Ladasha; 0E108 - Hurst, Becky; 0E115 - Knox, Tracy; 0E134 - Janney, Deanne; 0E176 - Traugh, Vicky; 0E190 - Jewtraw, Cindy: 0E208 - Carter, Erin: 0E242 - Kirkpatrick, Jasson

PUBLIC STORAGE # 27103, 11435 US Highway 19, Port Richey, FL 34668, (727) 478-2059

Sale to be held at www.storagetreasures.com.

1052 - Mouyos, Christopher; 1074 - Richardson, Cassandra; 1075 - Richardson, Cassandra; 1084 - Noble, Danielle; 1089 - Jr, Wagner Lima; 1092 - Higgins, Arianna; 1115 -Lavarco, Salvatore; 1127 - Hall, Kenya; 1129 - Thomas, Kat; 1138 - Bauer, Mathew; 1146 - Turney, Justin; 1147 - Adamo, Glenn; 1159 - saunders, nyasia; 1172 - Tormey, Brian; 1214 - Russella, James; 1232 - Skidmore, Kimberly; 2013 - Cerniglia, Gregory; 2016 - Mason, Melissa; 2035 - Burrill, Brenda; 2050 - Brown, Christina; 2052 - Johnson, Patricia; 2056 - Damico, Joseph; 2057 - Barnes, Amanda; 2062 - Rivera, Karl; 2068 - Keammerer, Joseph; 2084 - Bunkoff, Joelle; 2087 - Adams, Tammy; 2101 - Dimick, Cohleen; 2145 - Fletcher, Danielle; 2148 - Lee, Gretchen; 2149 - Cotman, Reginal; 2150 - Jones, Miki; 2168 - Nieves, Kelly; 2194 - Mujica, Nancy; 2201 - Dyer, Charlene; 2225 - Hampton, Johnathan; 2241 - Mosley, Malaika; 2244 - Thorn, Nathan; 2265 - Bennie, Robert; 3012 - Spencer-Petersen, Paige; 3014 - Dixon, Willie; 3017 - Drake, Alyssa; 3019 - Risch, Lauren; 3050 - Frost, Rosalie; 3065 - Lowe, Eric; 3068 - Robinson, Talia; 3096 - McGovern, Ryan; 3097 - French, Tiffany; 3109 - Meyers, Kathleen; 3110 - Resto, Nancy; 3131 - Christian, Gordon; 3175 - Cullers, Dalaungwa; 3177 - Nyhart, Jennifer; 3237 - Bass, Sophia; 3239 - Dimitrie, Victoria; 3250 - Smoak, Joshua; 3261 - Dove, Chelsea; 3262 - Jeffery, William; 3273 - Maldonado, Matthew; 3275 - Hardy, Olivia; 3284 - Arcand, Emily J; 3296 - Stephens, Shari; 3323 - Tormey, Jason; 3333 - Terry, Casey; 3357 - Roy, Bethany; RV04 - Hart, Joshua

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429 Time: 10:00 AM

Sale to be held at www.storagetreasures.com.

A0032 - martin, timothy; B0007 - Silvia, Cassie; C2020 - Pacheco, Jasmyne; D0004 - Danser, Bryun; D0008 - Thomas, Arianna; D0009 - Pascale, Bryce; E1174 - Jaquez, Desi; E1213 - RUMPH, MARZETTE; E2236 - lozada, claudia; E2272 - Pitt, Starr; E2273 - Shihadeh, Michael David; E2284 - Hodge, Michael; E2295 - Gambaro, Jennifer; E2348 - Peragine, Jessica; E2358 - Johnson, Melissa

PUBLIC STORAGE  $\sharp$  25436, 6613 State Road 54, New Port Richey, FL 34653, (727) 493-0578

Time: 10:15 AM

Sale to be held at www.storagetreasures.com.

11041 - Andrews, Julie; 11069 - Radley, Peter; 11079 - Miller, Phyllis; 11092 - Torres Gerena, Jeffrey; 11111 - Furman, Dara; 11126 - Clark, Trevor; 11215 - Cook-Mish, Leigh; 11267-Mightingale, Misty; 11293-Gardner, Rico S; 12030-patterson, heather; 12167-Humbertson, James; 12180-Ovitt, Richard; 12222-Quinn, Alysha; 12227-Mc-Patterson, Marchael S, Lander Marchael S, Lander Marchael S, Lander Marchael Marchadermott, Jeremy; 12262 - jackson, Joseph; 12291 - Radley, Peter; 12302 - Dorsey, Troy; 13029 - Simmons, Zayne; 13034 - MEIER, STEPHANIE; 13043 - sanchez, Jannette; 13080 - Carver, April; 13133 - fontenot, savana; 13208 - Bell, A'Sunay; 13250 - Jones, Marion; 13279 - Hanson, Mary; 13304 - Boggs, John; B118 - BOWERS, ZACHARY; B237 - Winthrop, Brianna; D128 - Rodriguez, Julio; D149 - Floyd, Sabrina; D231 - Davis, Bethany; D266 - Quinlan, Melissa; D331 - Alvarado, Fatima; D356

PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392

Time: 10:30 AM

Sale to be held at www.storagetreasures.com.

1004 - Alvarado, Inez; 1319 - Geiger, Susan; 1513 - Lyon, Jennifer; 1712 - keitt, Shelton; 1813 - Carr, Kevin; 1910 - Riley, Jamie; 2216 - Gibson, Joshua; 2303 - Riley, Jamie PUBLIC STORAGE  $\sharp$  26595, 2262 US Highway 19, Holiday, FL 34691, (727) 605-0911 Time: 10:45 AM

011 - De Freitas, Fabiane: 040 - cain, addea: 072 - Johnson, Akira: 091 - Morrisson, Aimee: 104 - Terry, Kerry: 124 - Albright, Whitney: 158 - Mcelroy, Vincent: 199 -Atkinson, Michael; 232 - Blainey, FRank; 336B - Lynch, Daniel; 347 - Stallings, Devin; 387A - Bennett, Markeda; 424 - Fox, Melodee; 437 - Scott, Antwonette; 446 - Harris, Peter J; 452 - Moorehead, Susan; 466 - Shapiro, David; 487 - Oehl, Peter; 505 - Stokes, Kelly L; 522 - Mejia, Luis; 542 - Stokes, Kelly L; 546 - Comer, Christy; 551 - Sounds Delicious Rena, Kiethsha; 594 - Rooney, Cori; 610 - Myers, Gerry

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.



# 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.

**VIEW NOTICES ONLINE AT** Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

#### SECOND INSERTION

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

CASE NO.: 2019-CA-000381-ES THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2006-17

Plaintiff(s), vs. MICHAEL SUKOWSKY; KEATHEL CHAUNCEY ESQ AS TRUSTEE UNDER THE LAND O LAKES LAND TRUST; PLANTATION PALMS VILLAS HOMEOWNERS ASSOCIATION INC

**Defendant**(s).
NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on August 21, 2023 in the above-captioned action, the Clerk of Court, Nikki Alvarez-Sowles, will sell to the highest and best bidder for cash at www.pasco. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 5th day of October, 2023 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclo-

sure or order, to wit: Lot 382, PLANTATION PALMS, PHASE TWO-A, according to the Plat thereof, as recorded in Plat Book 40, Pages 48-52, of the Public Records of Pasco County, Florida.

Property address: 23645 Coral Ridge Lane, Land O` Lakes, FL 34639

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.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary email address for service, in the above styled matter, of all pleadings and documents required to be served on the

AMERICANS WITH DISABILI-TIES ACT: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PRO-CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. PLEASE CONTACT: PUBLIC INFOR-MATION DEPT., PASCO COUNTY GOVERNMENT CENTER, 7530 LITTLE RD., NEW PORT RICHEY, FL 34654; PHONE: (727)847-8110 (VOICE) IN NEW PORT RICHEY, (352)521-4274, EXT 8110 (VOICE) IN DADE CITY, OR 711 FOR THE HEAR-ING IMPAIRED. CONTACT SHOULD BE INITIATED AT LEAST SEVEN DAYS BEFORE THE SCHEDULED COURT APPEARANCE, OR IMME-DIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BE-FORE THE SCHEDULED APPEAR-ANCE IS LESS THAN SEVEN DAYS. THE COURT DOES NOT PROVIDE TRANSPORTATION AND CANNOT ACCOMMODATE SUCH REQUESTS. PERSONS WITH DISABILITIES NEEDING TRANSPORTATION TO COURT SHOULD CONTACT THEIR LOCAL PUBLIC TRANSPORTATION PROVIDERS FOR INFORMATION REGARDING TRANSPORTATION SERVICES.

Respectfully submitted, /s/ Heather L. Griffiths PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile)  $attorney @\,padgettlaw group.com$ Attorney for Plaintiff TDP File No. 20-029274-1

23-01519P

September 8, 15, 2023

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA

CASE NO.: 2013-CA-003391 BANK OF AMERICA, N.A., Plaintiff, v. MICHELE BUCCELLATO LAMBERT A/K/A MICHELE B. LAMBERT N/K/A MICHELE **BUCCELLATO; SUMMER LAKES** TRACT 7 HOMEOWNERS ASSOCIATION, INC.; PASCO COUNTY, FLORIDA; 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 SUBJECT PROPERTY HEREIN DESCRIBED,

Defendant(s), NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated August 24, 2023 entered in Civil Case No. 2013-CA-003391 in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein BANK OF AMERICA, N.A., Plaintiff and MICHELE BUCCEL-LATO LAMBERT A/K/A MICHELE B. LAMBERT N/K/A MICHELE BUC-CELLATO; SUMMER LAKES TRACT 7 HOMEOWNERS' ASSOCIATION, INC. are defendants, Nikki Alvarez-Sowles, Clerk of Court, will sell the property at public sale at www.pasco. realforeclose.com beginning at 11:00 AM on February 7, 2024 the following described property as set forth in said

Final Judgment, to-wit:. LOT 7, BLOCK 1, SUMMER LAKES TRACT 7, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGES 103 THROUGH 107, OF THE COUNTY, FLORIDA, TOGETH-ER WITH THE EASTERLY 1.60 FEET OF LOT 6, BLOCK 1. MORE PARTICULARLY DE-SCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTH-WEST CORNER OF SAID LOT 7, BLOCK 1, ALSO BEING THE SOUTHEAST CORNER OF LOT 6, BLOCK 1 AS A POINT OF. BEGINNING, RUN THENCE SOUTH 84°16'32" WEST 1.60 FEET ALONG THE SOUTHER-LY BOUNDARY OF SAID LOT 6, BLOCK 1, ALSO BEING THE NORTHERLY RIGHT OF WAY OF WAXWING DRIVE, RUN NORTH 05°43'28" WEST 135.21 FEET TO THE NORTHERLY BOUNDARY OF LOT 6, BLOCK 1, THENCE NORTH 59°48'55"

EAST 1.76 FEET ALONG THE NORTHERLY BOUNDARY OF LOT 6, BLOCK 1, TO THE NORTHEAST CORNER OF LOT 6, BLOCK 1, ALSO BEING NORTHWEST CORNER OF LOT 7, BLOCK 1, THENCE LEAVING THE NORTHERLY BOUNDARY LOT 6, BLOCK 1, RUN SOUTH 05°43'28" EAST 135.94 FEET ALONG THE COM-MON BOUNDARY OF LOT 6, BLOCK 1 AND LOT 7, BLOCK 1  $\,$ TO A POINT ON THE NORTH-ERLY RIGHT OF WAY OF WAX-WING DRIVE, BEING THE POINT OF BEGINNING. Property Address: 7203 Waxwing

Drive, New Port Richey, FL 34653 ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the luled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transporta-tion to court should contact their local public transportation providers for information regarding transporta-

tion services. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlreal prop@kelley kronenberg.com/s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: CRF20057-JMV

September 8, 15, 2023

PASCO COUNTY

FOURTH INSERTION

NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.: 51-2023-CP-0940-ES

IN RE: ESTATE OF MICHELLE ROXANNE WERNER a/k/a MICHELLE R. WERNER a/k/a MICHELLE WERNER Deceased.

TO: THE UNKNOWN FATHER OF MICHELLE ROXANNE WERNER a/k/a MICHELLE R. WERNER a/k/a MICHELLE WERNER

YOU ARE NOTIFIED that a Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and Ryan A. Doddridge, Esq. Williams & Doddridge PA

6337 Grand Boulevard New Port Richey, Florida 34652 ryan@flprobatetrustlaw.com stacey@flprobatetrustlaw.com on or before 9/25, 2023, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter at the Pasco County Judicial Center, 7530 Little Road, New Port Richey, Florida 34654. Failure to serve and file written defensout further notice.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, 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 impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Signed on this 22 day of August, 2023. First publication on 8/25/2023. Nikki Alvarez-Sowles, Esq.

As Clerk of the Court By: /s/Thomas Haines As Deputy Clerk Ryan A. Doddridge, Esq. Williams & Doddridge PA 6337 Grand Boulevard New Port Richey, Florida 34652 ryan@flprobatetrustlaw.comstacey @ flprobatetrust law.comAug. 25; Sept. 1, 8, 15, 2023

#### SECOND INSERTION

NOTICE OF FORECLOSURE SALE

es as required may result in a judgment

or order for the relief demanded, with-

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION CASE NO. 2023CA000175CAAXWS NEW RESIDENTIAL MORTGAGE

CHRISTIE L DYER, et al.

LOAN TRUST 2018-1,

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 14, 2023, and entered in 2023CA000175CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein NEW RESIDENTIAL MORTGAGE LOAN TRUST 2018-1 is the Plaintiff and CHRISTIE L. DYER are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose. com, at 11:00 AM, on September 28, 2023, the following described property as set forth in said Final Judgment, to

LOT 1580, EMBASSY HILLS, UNIT NINE, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGE 98 AND 99, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Property Address: 7220 EMBAS-SY BLVD, PORT RICHEY, FL 34668

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

## IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to particiin this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this no-tification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transpor-

Dated this 1 day of September, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By:  $\S\$ Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com September 8, 15, 2023 23-01520P

tation services.

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT

IN AND FOR PASCO COUNTY FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2021 CA 002971 WS PLANET HOME LENDING, LLC, Plaintiff, v.

CATHERINE ANDREWS, et al.,

Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure dated June 13, 2023, and an Amended Order Canceling and Rescheduling Foreclosure Sale Auction dated August 21, 2023, issued in and for Pasco County, Florida, in Case No. 2021 CA 002971 WS, wherein PLANET HOME LENDING, LLC is the Plaintiff, and CATHERINE AN-DREWS, THE UNKNOWN HEIRS, SPOUSES, BENEFICIARIES, DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF HARRY W. ANDREWS, COURTNEY MICHELLE ANDREWS. HARRY RYAN ANDREWS, A LEGAL-MENTALLY INCAPACITATED INDIVIDUAL, IN THE CARE OF HIS MOTHER AND NATURAL GUARD-IAN, CATHERINE ANDREWS, THE CLERK OF THE COURTS FOR PASCO COUNTY, FLORIDA and UN-KNOWN TENANT #1 N/K/A TAYLOR MCGLYNN are the Defendants.

The Clerk of the Court, NIKKI ALVAREZ-SOWLES, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on November 01, 2023, at electronic sale beginning at 11:00 AM, at www.pasco.realforeclose.com the following-described real property as set forth in said Final Judgment of Mortgage Foreclosure, to wit:

LOTS 31, 32 AND 33, BLOCK 186, MOON LAKE ESTATES, UNIT ELEVEN, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED

IN PLAT BOOK 5, PAGE 141, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH A 1997 OAKK 56' MOBILE HOME VIN NUMBERS: GAFL-

T34A245490K21 AND GAFLT-34B245490K21 AND TITLE NUMBERS 73043779 AND 73043777.

Property Address: 10048 Marley Avenue, New Port Richey, FL 34654

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

## IMPORTANT

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 either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) 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 30th day of August,

Respectfully submitted, HOWARD LAW GROUP 4755 Technology Way, Suite 104 Boca Raton, FL 33431 Telephone: (954) 893-7874 Facsimile: (888) 235-0017 Designated Service E-Mail: Pleadings@HowardLaw.com By: /s/ Matthew B. Klein Matthew B. Klein, Esq. Florida Bar No.: 73529 E-Mail: Matthew@HowardLaw.com September 8, 15, 2023 23-01513P

### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on, September 26, 2023, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line September 15, 2023, at 6:00am and ending September 26, 2023, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general house-

hold goods. Name Unit Kalliopi Lempidakis 193 Josef E. Schwendinger Jayme L. Wells 21 September 8, 15, 2023

23-01531P

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

The following personal property of NATASHA GOODLEY and WHITE & BLACK PROPERTIES will, on September 20, 2023, at 10:00 a.m., at 37041 Chancey Road, Lot #155, Zephyrhills, Pasco County, Florida 33541; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1999 CHAR PARK TRAILER, VIN: CE10CFL0803989597, TITLE NO.: 0076902692 and all other personal property located therein

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 September 8, 15, 2023

23-01521P

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE

NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on, September 26, 2023, for Castle Keep Mini Storage at www.StorageTreasures.com bidding to begin on-line September 15, 2023, at 6:00am and ending September 26, 2023, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name Unit Karen Alvarez C049 David Dennstedt G058 Kim Dye E016 Christopher Garcia II I008 Susan Gerber I407 Steven Melvin E023 Jacqueline Shannon I201 Christopher Williams B067 September 8, 15, 2023

23-01532P

#### SECOND INSERTION

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

File No.: 51-2022-CP-001820-CPAXES IN RE: ESTATE OF CHARLES E. HALE. Deceased.

The administration of the Estate of Charles E. Hale, deceased, whose date of death was September 23, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The names and addresses of the Personal Representative and the Personal Repre-

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

All other creditors of the decedent

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

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

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

The date of first publication of this notice is September 8, 2023.

#### Personal Representative: Rashida Powe

5201 N. Armenia Avenue Tampa, Florida 33603 Attorney for Personal Representative: Elaine N. McGinnis, Esq. Florida Bar Number: 725250 324 N. Dale Mabry Highway Suite 100 Tampa, FL 33609 Telephone: (813) 851-3380

E-Mail: elaine@estatelawtampa.com

September 8, 15, 2023

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

CASE NO .: 2022CA000739CAAXWS NATIONSTAR MORTGAGE LLC

D/B/A MR. COOPER, Plaintiff, VS. JOSEPH AWAD; UNKNOWN TENANT #1 N/K/A CHRIS WALKER; UNKNOWN TENANT #2 N/K/A JESSICA WISE; ANY AND ALL UNKNOWN PARTIES 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 Defendant(s). NOTICE IS HEREBY GIVEN that sale

will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 21, 2023 in Civil Case No. 2022CA000739CAAXWS, the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff, and JOSEPH AWAD; UNKNOWN TENANT #1 N/K/A CHRIS WALKER; UNKNOWN TENANT #2 N/K/A JESSICA WISE; ANY AND ALL UNKNOWN PARTIES 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 are Defendants.

The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www. pasco.realforeclose.com on September 26, 2023 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 1751, HOLIDAY LAKE ESTATES UNIT TWENTY-ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGES 28 THROUGH 30, OF THE PUB-LIC RECORDS OF PASCO COUNTY, FLORIDA.

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

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 30 day of August, 2023.

ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Zachary Ullman FBN: 106751 Digitally signed by Zachary Ullman Date: 2023.08.30 12:43:04

Primary E-Mail: ServiceMail@aldridgepite.com

1184-819B September 8, 15, 2023 23-01512P

legal@businessobserverfl.com

LEGAL NOTICE

**PUBLISH YOUR** 

23-01511P