

HILLSBOROUGH COUNTY LEGAL NOTICES

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that Nicholas Paglia / DC WHEEL AND COATING, LLC will engage in business under the fictitious name PRECISION COATINGS UNLIMITED, with a physical address 1001 E Skagway Ave Tampa, FL 33604, with a mailing address 1001 E Skagway Ave Tampa, FL 33604, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. October 27, 2023 23-03244H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of SERGIY DRABOTT located at 18136 Antietam Ct, in the County of Hillsborough in the City of Tampa, Florida 33647 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Hillsborough, Florida, this 19th day of October, 2023. Sergiy Drabott October 27, 2023 23-03249H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of TETYANA DRABOTT located at 18136 Antietam Ct, in the County of Hillsborough in the City of Tampa, Florida 33647 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Hillsborough, Florida, this 19th day of October, 2023. Tetyana Drabott October 27, 2023 23-03250H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on November 14 2023 at 10:00am online at: www.storage treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 1601 S. Kingsway Rd. Seffner, FL 33584 Tel: 813-736-1720

Unit #1502 JESSIE KAYLEE DAVIDSON Household goods, Furniture, Boxes
Unit #2425 JESSICA CHERESE COLON Household goods, Appliances, Boxes
Unit #3108 CINDY MARIE MOYER Clothing, Boxes, Suitcases
Unit #3525 WILLIAM CARL NOFSINGER III Bags, Furniture, Boxes
Unit #3601 TERRAH NICOLE YOUNG Furniture, Boxes, Bags
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. Oct. 27; Nov. 3, 2023 23-03277H

FIRST INSERTION

Notice of public sale pursuant to Florida Statute Section 677-210
Notice is hereby given that public sale of the following property / vaults will be held at 10:00a.m. on Wednesday, November 8, 2023 on behalf of All My Sons Moving and Storage of Tampa 2 LLC.

Auction will be conducted online only - internet bidding with live audio - www.stamplerauctions.com
Place of assets: 4410 West Crest Avenue | Tampa FL 33614

All of personal property remaining on the premises, including, but not limited to household items, furniture, clothing, tools & more belonging to Michelle Trainor (2 vaults)
AUCTIONEER:
STAMPLER AUCTIONS
5412 STIRLING ROAD
DAVIE, FL 33314
954.921.8888
AB196 | AU295
Oct. 27; Nov. 3, 2023 23-03278H

NOTICE OF PUBLIC SALE:

Tampa Bay Auto Experts, INC gives Notice of Foreclosure of Lien and intent to sell these vehicles on 11/25/2023 08:30 AM at 5715 W LINEBAUGH AVE , TAMPA, FL 33624 pursuant to subsection 713.78 of the Florida Statutes. Tampa Bay Auto Experts, INC reserves the right to accept or reject any and/or all bids.

JTEGF21A810018419
2001 toyota highlander
SALVP2BG9DH842018
2013 Land Rover Evoque
JTEBU17R350071896
2005 toyota 4runner
4T1B11HK1JU535992
2018 Toyota Camry
2HKRM3H7XGH516250
2016 Honda Crv
1HGCR2F79EA276313
2014 honda Accord
JTMZFREV7JJ202473
2018 Toyota Rav4
2T1BURHEXEC064383
2014 Toyota Corolla
2T3BF35V99W011150
2009 toyota rav4
5TEJU62N98Z571132
2008 toyota tacoma
1FTFW1ET1DFC91631
2013 ford f150
October 27, 2023 23-03253H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on November 14 2023 at 9:30am online at: www.storage treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 7014 Gunn Highway Tampa, FL 33625 Tel: 813-519-1053

Unit #2006 KRISTEN SUSANNE BANNISTER Household goods, Furniture, Boxes
Unit #2006 KRISTEN SUSANNE BANNISTER Household goods, Furniture, Boxes
Unit #2137 JULIE HUYNH Household Goods, Furniture, Boxes
Unit #2139 JULIE HUYNH Unit #3226 CHRISTINA MARY GRACE LOGRASSO Household goods Furniture, Boxes
Unit #3091 SHAYLA RENEE SHEPARD Furniture, Boxes, Clothing
Unit #4300 JULIE HUYNH Furniture, Boxes, Clothing
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. Oct. 27; Nov. 3, 2023 23-03254H

NOTICE UNDER FICTITIOUS NAME STATUTE

Notice is hereby given that the undersigned pursuant to the "Fictitious Name Statute", Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida, the fictitious name, to-wit: "SPC CPAS AND ASSOCIATES" which is engaged in business at 2023 W. Platt Street, Suite 110, Tampa, Florida 33606. That the party interested in said business enters as follows: ONE10 TAX ACQUISITIONS, LLC, Pinellas County, Florida, October 27, 2023. October 27, 2023 23-03261H

FICTITIOUS NAME NOTICE

Notice is hereby given that VITICO HERNANDEZ, OWNER, desiring to engage in business under the fictitious name of ACT II ENTERTAINMENT LLC located at 13001 TRIBUTE DR, RIVERVIEW, FLORIDA 33578 intends to register the said name in HillsBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. October 27, 2023 23-03262H

FICTITIOUS NAME NOTICE

Notice is hereby given that BonGrace Ventures Inc. is desiring to engage in business under the fictitious name of Executive Home Care of South Tampa 2846 Valenica Ridge St., Hillsborough Co., Valrico FL 33596 intends to register the said name with the division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. October 27, 2023 23-03260H

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 RENEWCRAFT located at 3001 SUMMER CRUISE DR in the City of VAL-RICO, Hillsborough County, FL 33594 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 20th day of OCTOBER, 2023. HENRY TORRES October 27, 2023 23-03263H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on November 14, 2023 at 11:00am online at: www.storage treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 1115 E. Hillsborough Ave. Tampa, FL 33604 Tel: 813-708-7438

Unit# A1214 AIMEE MARYA REGALADO LEWIS Household Goods, Furniture, Boxes
Unit# A1313 GREYCY OSIRIS PERDOMO ALVARADO Household Goods, Furniture, Boxes
Unit# A1510 TONIESHA KESHAUNNA SMITH BOXES, APPLIANCES, BAGS
Unit# A2325 JENNIFER MICHELLE CALLAWAY Household Goods, Furniture, Boxes
Unit# A2519 ALEXANDRA GRAY BELSAN Household Goods, Furniture, Boxes
Unit# A3311 JARROD DOMINIQUE BIVINS Household Goods, Boxes, Suitcase
Unit# A3507 AURELIA HERNANDEZ Household Goods, Furniture, Boxes
Unit# B1108 STEPHANIE ANNE DASILVA Household Goods, Furniture, Boxes
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. Oct. 27; Nov. 3, 2023 23-03272H

NOTICE OF PUBLIC SALE

Landlord gives notice and intent to sell, for nonpayment of storage fees per FL Statutes 715.104, 715.105, 715.106 & 715.109 by Kirk A. Stevens & Dale Eudell Pope for the following mobile home on 11/13/2023 at 8:30AM at 2715 E Trapnell Rd, Plant City, FL 33566. Said Landlord reserves the right to accept or reject any and all bids. 1982 GREE VIN# LFL2AB387903693 1982 GREE VIN# LFL2BB387903693 Oct. 27; Nov. 3, 2023 23-03271H

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Genie Environmental Solutions, located at 401 East Jackson Street, Suite 2340, in the City of Tampa, County of Hillsborough, State of FL, 33602, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 20 of October, 2023. SPILL GENIE INC. 401 East Jackson Street, Suite 2340 Tampa, FL 33602 October 27, 2023 23-03276H

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Woof Gang Bakery Northgate Square, located at 2511 N Grady Ave Unit 6, in the City of Tampa, County of Hillsborough, State of FL, 33607, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 23 of October, 2023. WOLFIESMALLS LLC 2511 N Grady Ave Unit 6 Tampa, FL 33607 October 27, 2023 23-03275H

NOTICE OF BOARD MEETING WYNNMERE WEST COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the Wynnmere West Community Development District ("District") will hold a regular meeting of the Board of Supervisors on **November 8, 2023, at 7:00 PM** at the Vista Palms Clubhouse, 5019 Grist Mill Court, Wimauma, FL 33598.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agenda for this meeting may be obtained by contacting the District Manager by mail at 4530 Eagle Falls Place, Tampa, FL 33619 or by telephone at (813) 344-4844, or by visiting the District's website at wynnmerewestcdd.com. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

Any member of the public interested in listening to and participating in the meetings remotely may do so by dialing in telephonically at (865) 606-8207 and entering the conference identification number 7700. Information about how the meetings will be held and instructions for connecting and participating may be obtained by contacting the District Manager's Office at (813) 344-4844 or jgreenwood@gmstnn.com. Additionally, participants are strongly encouraged to submit questions and comments to the District Manager's Office in advance to facilitate consideration of such questions and comments during the meetings.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. 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), for aid in contacting the District Manager.

Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the 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.

Jason Greenwood, District Manager
Governmental Management Services - Tampa, LLC
October 27, 2023 23-03273H

PARK CREEK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF MEETING AND PUBLIC HEARING ON PROPOSED REVISED RENTAL FEES OF RECREATIONAL FACILITIES

The Park Creek Community Development District (the "District") hereby gives public notice of a meeting of its Board of Supervisors (the "Board") and a public hearing, to review and adopt proposed revised rental fees for its recreational facilities on **Thursday November 9, 2023 at 6:00 p.m.** at the Fairfield Inn & Suites by Marriott Tampa Riverview, located at 10743 Big Bend Rd, Riverview, FL 33579.

The hearing will be for the purpose of receiving input on such items, providing for efficient and effective District operations, and ensuring the costs of permitting rentals and use of the District's recreational facilities are borne in a fair manner for all user types. The proposed refundable deposit fee is \$300 for residents, patrons, and non-residents and the reservation fee of the recreational facilities by non-patrons is \$25 per hour, up to 4 hours.

The proposed fees may be adjusted at the public hearing pursuant to discussion by the Board and public comments. At the conclusion of the hearing, the Board shall adopt the fee schedule as finally approved by the Board. The Florida Statutes being implemented include Chapter 190, Florida Statutes, generally, and Section 190.035, Florida Statutes, specifically; and provide legal authority for establishment of such fee schedule.

All interested parties may appear at the meeting and be heard. This meeting and public hearing may be continued to a date, time, and place. Please check the District's website for the latest information: <https://www.parkcreekcdd.org/>. A copy of the agenda will be available 7 days in advance of the meeting on the District's website. If anyone chooses to appeal any decision of the Board with respect to any matter considered, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made that includes the testimony and evidence upon which such appeal is to be based.

In accordance with the Americans with Disabilities Act and Section 286.26, Florida Statutes, persons with disabilities needing special assistance to participate in this meeting should contact the District Manager, Jason Greenwood, via email at jgreenwood@gms-tampa.com or via telephone at 813-344-4844 Ext. 103, for assistance at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, or 1-800-955-8771 (TTY), or 1-800-955-8770 (Voice), for aid in contacting the District Manager. October 27, 2023 23-03274H

STONEBRIER COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Stonebrier Community Development District (the "District") will be held on Thursday, November 9, 2023, at 6:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 285. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

A person who decides to appeal any decision made at the meeting, with respect to any matter considered at the meeting, is advised that a record of the proceedings is needed 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 the appeal is to be based.

Stonebrier Community Development District
Tish Dobson, District Manager
(321) 263-0132, Ext. 285
October 27, 2023 23-03294H

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 Fitlife Foods Home Delivery located at 1810 W. Kennedy Boulevard in the City of Tampa, Hillsborough County, FL 33606 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 19th day of October, 2023. FITLIFE FOODS TAMPA, LLC October 27, 2023 23-03252H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Seagull Investor Training Academy located at 105 Jeffrey Dr, in the County of Hillsborough in the City of Brandon, Florida 33511 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Hillsborough, Florida, this 18 day of October, 2023. Seagull Capital Investments Inc October 27, 2023 23-03251H

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 KP Notary and Signing Solutions located at 5329 Bayshore Blvd in the City of Tampa, Hillsborough County, FL 33611 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 23rd day of October, 2023. Kristine Puskarich October 27, 2023 23-03289H

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 Trajan Wealth Insurance located at 4830 W Kennedy Blvd, Suite 600 in the City of Tampa, Hillsborough County, FL 33609 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 23rd day of October, 2023. Trajan Wealth LLC October 27, 2023 23-03290H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of EQ Office Technology located at 5324 56th Commerce Park Blvd, in the County of Hillsborough, in the City of Tampa, Florida 33610 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa, Florida, this 24th day of October, 2023. EQUIPMENT DELIVERY SOLUTIONS LLC October 27, 2023 23-03293H

NOTICE OF PUBLIC SALE:

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order. "No Title Guaranteed, A Buyer Fee May Apply" at November 20, 2023 Western Fleet Services 4902 S. 16 Ave Suite D

2020 INTL
3HSDZAPR3LN840391 \$21,383.33
2020 INTL
3HSDZAPR5LN840392 \$13,852.90
November 27, 2023
English Touch Performance 1810 S Parsons Ave Unite 102
2013 HYUN
KMHHHT6KDU088355 \$3,700.92
2013 HYUN
KMHHHT6KDU010105053 \$8989.40
October 27, 2023 23-03270H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that Chelsey V Holder / will engage in business under the fictitious name PRACTICAL MAGIC STUDIO'S, with a physical address 1541 North Dale Mabry Hwy Suite 202 Lutz, FL 33548, with a mailing address 1541 North Dale Mabry Hwy Suite 202 Lutz, FL 33548, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. October 27, 2023 23-03288H

PUBLISH YOUR LEGAL NOTICE
Email legal@businessobserverfl.com
BUSINESS OBSERVER FOR THE C-DEPT
Business Observer
OCTOBER 27, 2023

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 11/10/2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1985 CLAR mobile home bearing Vehicle Identification Number FLFLIAE407008158 and all personal items located inside the mobile home. Last Tenant: Ada Vaughn Richardson, Estate of Ada Mae Richardson, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Ada Mae Richardson. Sale to be held at: Village of Tampa, 1201 E. Skipper Road, Tampa, Florida 33613, 813-972-9000.
Oct. 27; Nov. 3, 2023 23-03295H

NOTICE OF PUBLIC SALE

Pursuant to Section 715.109, notice is hereby given that the following property will be offered for public sale and will sell at public outcry to the highest and best bidder for cash:
2002 RV, VIN 5B4K-P57G513336964 (Title No. 85133976) and the contents therein, if any, abandoned by previous owner and tenant, Jerry Clifton Wilson.
On November 16, 2023 at 9:00am at Floral Village Mobile Home Park, 1608 W. Baker Street, Lot 4C, Plant City, Florida 33563.
THE EDWARDS LAW FIRM, PL 500 S. Washington Boulevard, Suite 400
Sarasota, Florida 34236
Telephone: (941) 363-0110
Facsimile: (941) 952-9111
Attorney for Floral Village
By: /s/ Sheryl A. Edwards
SHERYL A. EDWARDS
Florida Bar No. 0057495
sedwards@edwards-lawfirm.com
Oct. 27; Nov. 3, 2023 23-03298H

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 We Sell Fence(s), We Sell Fence, We Sell Fences located at 5707 Tanagerlake Rd. in the City of Lithia, Hillsborough County, FL 33547 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 25th day of October, 2023.
B. Aven
October 27, 2023 23-03307H

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 Engineered Electric Services located at 100 N. TAMPA STREET, SUITE 3500 in the City of Tampa, Hillsborough County, FL 33602 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 25th day of October, 2023.
REV 1 ENERGY ELECTRICAL SERVICES, LLC
October 27, 2023 23-03310H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT,
THIRTEENTH JUDICIAL CIRCUIT,
STATE OF FLORIDA, IN AND FOR
HILLSBOROUGH COUNTY
PROBATE DIVISION
FILE NO.: 2023-CP-003309
DIVISION: B
IN RE: ESTATE OF
DONALD WILFRED MCELVY
Deceased.
The administration of the estate of DONALD WILFRED MCELVY, deceased, whose date of death was August 28, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2023-CP-003309; the address of which is 800 E. Twigg Street, Room 206, Tampa, Florida 33602.
The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 27, 2023.
JAMES THOMAS SUTTLE, SR.
Personal Representative
4705 Ashmore Drive
Tampa, FL 33610
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:
jrvera@hnh-law.com
Oct. 27; Nov. 3, 2023 23-03245H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
THE THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY
PROBATE DIVISION
CASE NO.: 22-CP-001776
DIVISION: B
IN RE: ESTATE OF
JASMINE EBONY FORD.
DECEASED.
The administration of the estate of JASMINE EBONY FORD, deceased, File Number 22-CP-1776, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The name and address of the personal Representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME 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 October 27, 2023.
/s/ SABRINA MULDRUP
DATE 10/17/2023
5112 Temple Heights Rd. #C
Tampa, Florida 33617
/s/ FEHINTOLA OGUNTEBI
DATE 10/18/2023
1904 West Cass Street
Tampa, Florida 33606
(813) 254-8717
kemi@oguntebilaw.com
FBN: 049042
Attorney for Personal Representative
Oct. 27; Nov. 3, 2023 23-03247H

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that on 11/10/2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2021 CHAM mobile home bearing Vehicle Identification Numbers FL26100PHAI03652A and FL26100PHAI03652B, and all personal items located inside the mobile home. Last Tenant: Yeury Francisco Tapia, and Dunia E. Davila. Sale to be held at: Village of Tampa, 1201 E. Skipper Road, Tampa, Florida 33613, 813-972-9000.
Oct. 27; Nov. 3, 2023 23-03296H

NOTICE OF PUBLIC SALE

Public Notice is hereby given that National Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges unpaid pursuant to Florida Statutes, Sec. 713.78 to the highest bidder at 5019 N Hale Ave. Tampa, FL 33614 on 11/10/2023 at 09:00 A.M.
1HGCG56432A128327
2002 HONDA ACCORD
3FADP4EJ2CMI194902
2012 FORD FIESTA
Terms of the sale are CASH. NO REFUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any and/or all bids.
Terms of the sale are CASH. NO REFUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any and/or all bids.
NATIONAL AUTO SERVICE CENTER
October 27, 2023 23-03297H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3492
IN RE: ESTATE OF
MATTIE MAE SUTTLE,
Deceased.
The administration of the estate of MATTIE MAE SUTTLE, deceased, whose date of death was July 26, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 27, 2023.
JAMES THOMAS SUTTLE, SR.
Personal Representative
4705 Ashmore Drive
Tampa, FL 33610
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:
jrvera@hnh-law.com
Oct. 27; Nov. 3, 2023 23-03245H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY
PROBATE DIVISION
CASE NO.: 22-CP-001776
DIVISION: B
IN RE: ESTATE OF
JASMINE EBONY FORD.
DECEASED.
The administration of the estate of JASMINE EBONY FORD, deceased, File Number 22-CP-1776, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The name and address of the personal Representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice has been served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME 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 October 27, 2023.
/s/ SABRINA MULDRUP
DATE 10/17/2023
5112 Temple Heights Rd. #C
Tampa, Florida 33617
/s/ FEHINTOLA OGUNTEBI
DATE 10/18/2023
1904 West Cass Street
Tampa, Florida 33606
(813) 254-8717
kemi@oguntebilaw.com
FBN: 049042
Attorney for Personal Representative
Oct. 27; Nov. 3, 2023 23-03247H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
Case Number: 23-CP-003459
IN RE: ESTATE OF
Jose G. Hernandez
deceased.
The administration of the estate of Jose G. Hernandez, deceased, Case Number 23-CP-003459, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Cindy Stuart, County Court-house, P.O. Box 1110, Tampa, Florida 33601.
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 has been served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME 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: October 27, 2023.
/s/ Miguel Angel Hernandez
Personal Representative
Address: 4042 Buttonbush Circle,
Lakeland, FL 33811
/s/ MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
Oct. 27; Nov. 3, 2023 23-03246H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY,FLORIDA
PROBATE DIVISION
File No. 23-CP-0035
IN RE: ESTATE OF
TONI REA NELSON,
Deceased.
The administration of the estate of TONI REA NELSON, deceased, whose date of death was on December 8, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Probate Guardianship and Trust Division, Edgcomb Courthouse, 800 East Twigg St., Tampa, FL 33602. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUTES WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 27, 2023.
Personal Representative:
Yudely Ramirez Rosabal
6601 N. Thatcher Avenue
Tampa, Florida 33614
Attorney for Personal Representative:
Anita C. Brannon, Esquire
anita@Townsend-Brannon.com
Florida Bar No.: 318434
Townsend & Brannon
608 W. Horatio Street
Tampa, FL 33606-4104
(813) 254-0088 - Telephone
(813) 605-3366
(813) 605-3335 - Fax
Oct. 27; Nov. 3, 2023 23-03248H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003387
IN RE: ESTATE OF
WILLIAM BRIAN LLOYD,
Deceased.
The administration of the estate of WILLIAM BRIAN LLOYD, deceased, whose date of death was September 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601-3360. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 27, 2023.
Personal Representative:
LAURIE BAXTER TURFITT
c/o BATTAGLIA, ROSS, DICUS, MCQUAID, P.A.
5858 Central Avenue
St. Petersburg, FL 33707
Attorney for Personal Representative:
Bruce Marger, Attorney
Florida Bar Number: 50380
BATTAGLIA, ROSS, DICUS, MCQUAID, P.A.
5858 Central Avenue
St. Petersburg, FL 33707
Telephone: (727) 381-2300
Fax: (727) 343-4059
Primary Email: bmarg@brdlaw.com
Secondary Email:
probatecasemgr@brdlaw.com
Oct. 27; Nov. 3, 2023 23-03279H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003387
IN RE: ESTATE OF
WILLIAM BRIAN LLOYD,
Deceased.
The administration of the estate of WILLIAM BRIAN LLOYD, deceased, whose date of death was September 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 27, 2023.
Personal Representative:
LAURIE BAXTER TURFITT
c/o BATTAGLIA, ROSS, DICUS, MCQUAID, P.A.
5858 Central Avenue
St. Petersburg, FL 33707
Attorney for Personal Representative:
Bruce Marger, Attorney
Florida Bar Number: 50380
BATTAGLIA, ROSS, DICUS, MCQUAID, P.A.
5858 Central Avenue
St. Petersburg, FL 33707
Telephone: (727) 381-2300
Fax: (727) 343-4059
Primary Email: bmarg@brdlaw.com
Secondary Email:
probatecasemgr@brdlaw.com
Oct. 27; Nov. 3, 2023 23-03279H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003325
Division B
IN RE: ESTATE OF
ADRIAN RODRIGUEZ REYES,
Deceased.
The administration of the estate of ADRIAN RODRIGUEZ REYES, deceased, whose date of death was February 5, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George Edgcomb Courthouse, 800 E. Twigg Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 27, 2023.
Personal Representative:
Drew Daddono
1227 North Franklin Street
Tampa, Florida 33602
Attorney for Personal Representative:
Drew Daddono, Esq.
Attorney
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
drew@anchortrustmanagement.com
contact@anchortrustmanagement.com
Oct. 27; Nov. 3, 2023 23-03291H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3318
IN RE: ESTATE OF
TINA C. BROWN,
Deceased.
The administration of the estate of Tina C. Brown, deceased, whose date of death was April 29, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 27, 2023.
Personal Representative:
Drew Daddono
1227 North Franklin Street
Tampa, Florida 33602
Attorney for Personal Representative:
Drew Daddono, Esq.
Attorney
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
drew@anchortrustmanagement.com
contact@anchortrustmanagement.com
Oct. 27; Nov. 3, 2023 23-03291H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY,FLORIDA
PROBATE DIVISION
FILE NO. 23-CP-003505
Division A
IN RE: ESTATE OF
BRIAN EMERY BAXTER,
DECEASED.
The administration of the estate of BRIAN EMERY BAXTER, deceased, whose date of death was October 8, 2023, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601-3360. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: October 27, 2023.
Personal Representative:
LAURIE BAXTER TURFITT
c/o BATTAGLIA, ROSS, DICUS, MCQUAID, P.A.
5858 Central Avenue
St. Petersburg, FL 33707
Attorney for Personal Representative:
Bruce Marger, Attorney
Florida Bar Number: 50380
BATTAGLIA, ROSS, DICUS, MCQUAID, P.A.
5858 Central Avenue
St. Petersburg, FL 33707
Telephone: (727) 381-2300
Fax: (727) 343-4059
Primary Email: bmarg@brdlaw.com
Secondary Email:
probatecasemgr@brdlaw.com
Oct. 27; Nov. 3, 2023 23-03279H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE THIRTEENTH JUDICIAL
CIRCUIT COURT IN AND FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3318
IN RE: ESTATE OF
TINA C. BROWN,
Deceased.
The administration of the estate of Tina C. Brown, deceased, whose date of death was April 29, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 27, 2023.
Personal Representative:
Drew Daddono
1227 North Franklin Street
Tampa, Florida 33602
Attorney for Personal Representative:
Drew Daddono, Esq.
Attorney
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
drew@anchortrustmanagement.com
contact@anchortrustmanagement.com
Oct. 27; Nov. 3, 2023 23-03291H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE THIRTEENTH JUDICIAL
CIRCUIT COURT IN AND FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3318
IN RE: ESTATE OF
TINA C. BROWN,
Deceased.
The administration of the estate of Tina C. Brown, deceased, whose date of death was April 29, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 27, 2023.
Personal Representative:
Drew Daddono
1227 North Franklin Street
Tampa, Florida 33602
Attorney for Personal Representative:
Drew Daddono, Esq.
Attorney
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
drew@anchortrustmanagement.com
contact@anchortrustmanagement.com
Oct. 27; Nov. 3, 2023 23-03291H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE THIRTEENTH JUDICIAL
CIRCUIT COURT IN AND FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3318
IN RE: ESTATE OF
TINA C. BROWN,
Deceased.
The administration of the estate of Tina C. Brown, deceased, whose date of death was April 29, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is October 27, 2023.
Personal Representative:
Drew Daddono
1227 North Franklin Street
Tampa, Florida 33602
Attorney for Personal Representative:
Drew Daddono, Esq.
Attorney
Florida Bar Number: 111946
1227 North Franklin Street
Tampa, FL 33602
(813) 444-2573
drew@anchortrustmanagement.com
contact@anchortrustmanagement.com
Oct. 27; Nov. 3, 2023 23-03291H

SAVE TIME

Email your Legal Notice
legal@businessobserverfl.com

Deadline Wednesday at noon
Friday Publication

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COLLIER • CHARLOTTE

Business
Observer

FLORIDA'S NEWSPAPER FOR THE C-SUITE

1/23/2024

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

FIRST INSERTION
 NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 20-CA-002017
FLAGSTAR BANK, FSB, Plaintiff, vs.
TCHANAVIA MARSHALL A/K/A T. MARSHALL, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 28, 2023 in Civil Case No. 20-CA-002017 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein FLAGSTAR BANK, FSB is Plaintiff and TCHANAVIA MARSHALL a/k/a T. Marshall, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of November, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 LOT 5, BLOCK 17, OF OAK CREEK PARCEL 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 113, PAGE 112, OF THE PUBLIC RECORDS OF HILLSBOROUGH 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.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.
 By: /s/ Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 23-08270FL
 Oct. 27; Nov. 3, 2023 23-03259H

FIRST INSERTION
 NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 23-CA-014413
ALLY BANK, Plaintiff, vs.
LARON LANKFORD; et al., Defendant(s).
 TO: Laron Lankford
 Last Known Residence: 9320 Crescent Loop Circle Apt. 302 Tampa, FL 33619
 YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida:
 2018 Mercedes-Benz S-Class, VIN WDDUG6GB0JA352102
 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 November 17, 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
 Dated on October 16, 2023.
 As Clerk of the Court (SEAL) By: /s/ Mustafa Divan
 As Deputy Clerk
 ALDRIDGE PITE, LLP
 Plaintiff's attorney
 5300 West Atlantic Avenue Suite 303
 Delray Beach, FL 33484
 1693-044B
 Ref# 5718
 Oct. 27; Nov. 3, 10, 17, 2023
 23-03268H

FIRST INSERTION
 NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 PROBATE DIVISION
CASE NO.: 2022-CP-0282
ESTATE OF ROGERS, WILLIAM J., Deceased.
 The administration of the estate of WILLIAM J. ROGERS, deceased, whose date of death was December 23, 2021, is pending under Case No. 2022-CP-0282 in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St. Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The date of first publication of this notice is October 27, 2023.
DANIEL W. ROGERS
Personal Representative
 P.O. Box 55487
 St. Petersburg, FL 33732
 CHRISTOPHER H. NORMAN
 Florida Bar No. 821462
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: mrobinson@hnh-law.com
 Oct. 27; Nov. 3, 2023 23-03300H

FIRST INSERTION
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
 PROBATE DIVISION
File No. 23-CP-003467
Division A
IN RE: ESTATE OF KYLE PAUL SOUTHWICK Deceased.
 The administration of the estate of Kyle Paul Southwick, deceased, whose date of death was August 8, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The date of first publication of this notice is October 27, 2023.
Personal Representative:
Paul Southwick
 1321 Pristine Place
 Lutz, Florida 33549
 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
 Oct. 27; Nov. 3, 2023 23-03299H

FIRST INSERTION
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
 PROBATE DIVISION
File No. 23-CP-002827
IN RE: ESTATE OF ANTONIO BOROMEI A/K/A TONY BOROMEI, Deceased.
 The administration of the estate of ANTONIO BOROMEI A/K/A TONY BOROMEI, deceased, whose date of death was July 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the Decedent and other persons having claims or demands against Decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the Decedent and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The date of first publication of this notice is: October 27, 2023.
ANDREW J. COCH
Personal Representative
 P.O. Box 55487
 St. Petersburg, FL 33732
 CHRISTOPHER H. NORMAN
 Florida Bar No. 821462
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: mrobinson@hnh-law.com
 Oct. 27; Nov. 3, 2023 23-03300H

FIRST INSERTION
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
 PROBATE DIVISION
File No. 23-CP-003570
Division B
IN RE: ESTATE OF PAUL ROBERT SHEPANEK, Deceased.
 The administration of the estate of Paul Robert Shepanek, deceased, whose date of death was August 1, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 The date of first publication of this notice is October 27, 2023.
Personal Representative:
Linda S. Faingold
 5334 Van Dyke Road
 Lutz, Florida 33558
 Attorney for Personal Representative:
 Linda S. Faingold, Esquire
 Florida Bar Number: 011542
 5334 Van Dyke Road
 Lutz, FL 33558
 Telephone: (813) 963-7705
 Fax: (888) 673-0072
 E-Mail: linda@tampabayelderlaw.com
 Oct. 27; Nov. 3, 2023 23-03302H

FIRST INSERTION
 NOTICE TO CREDITORS IN THE CIRCUIT COURT, THIRTEENTH JUDICIAL CIRCUIT, STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY PROBATE DIVISION
FILE NO.: 2023-CP-003254
DIVISION: A
IN RE: ROBERT J. CLEMENT Deceased.
 The administration of the estate of ROBERT J. CLEMENT, deceased, whose date of death was July 9, 2023 is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2023-CP-003254; the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602.
 The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
 THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS October 27, 2023.
Petitioner
DANIEL T. CLEMENT
 10439 Laguna Plains Dr.
 Riverview, FL 33578
 Attorneys for Petitioner
 D. Michael Lins, Esquire
 Florida Bar No. 435899
 J. Michael Lins, Esquire
 Florida Bar No.: 1011033
 LINS LAW GROUP, P.A.
 14497 N. Dale Mabry Hwy.,
 Suite 160-N
 Tampa, FL 33618
 Ph. (813) 386-5768
 Primary E-mail:
 mike@linslawgroup.com
 Secondary E-Mail:
 kris@linslawgroup.com
 Oct. 27; Nov. 3, 2023 23-03257H

FIRST INSERTION
 NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 22-CA-009872
AVAIL 1 LLC, Plaintiff, vs.
ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST ROBERT C. OLER, DECEASED, SUN CITY CENTER COMMUNITY ASSOCIATION, INC., UNIT 47 PROPERTY OWNERS' ASSOCIATION, INC., RALPH OLER, Defendants.
 NOTICE IS GIVEN that in accordance with the Uniform Final Judgment of Foreclosure dated September 20, 2023, in the above-styled case, the Clerk will sell to the highest and best bidder for cash, at www.hillsborough.realforeclose.com, on the 14th day of November 2023 at 10:00 a.m. Eastern Time, the following described property:
 Lot 14, Block 4, Sun City Center—Unit 47, according to the map or plat thereof as recorded in Plat Book 57, Page 3, Public Records of Hillsborough County, Florida.
 Property Address: 304 Stroll Lane, Sun City Center, Florida 33573.
 If you are a subordinate lien holder claiming a right to funds remaining after sale, if any, you must file a claim with the clerk no later than the date that the clerk reports the funds unclaimed.
 If you are a person with a disability who needs any accommodation in order to access court facilities or to participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the 13th judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. If you are hearing or voice impaired, call 711. The Court's ADA Coordinator web page link below details the nature of the accommodations that can be provided by the Florida Courts under the ADA.
 Dated this 24th day of October 2023.
LAW FIRM OF GARY M. SINGER, P.A.
 Counsel for Plaintiff
 12 S.E. 7th Street, Ste. 820
 Fort Lauderdale, FL 33301
 Telephone: (954) 851-1448
 Facsimile: (954) 252-2189
 service@garysingerlaw.com
 singer@garysingerlaw.com
 By: /s./ Gary M. Singer
 Gary M. Singer, Esq.
 Florida Bar No. 544906
 Oct. 27; Nov. 3, 2023 23-03305H

FIRST INSERTION
 NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 22-CA-007323
CLICK N' CLOSE, INC., Plaintiff, v.
VALERIE BORKOWSKI, et al., Defendants.
 NOTICE is hereby given that Cindy Stuart, Clerk of the Circuit Court of Hillsborough County, Florida, will on December 11, 2023, at 10:00 a.m. ET, via the online auction site at http://www.hillsborough.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Hillsborough County, Florida, to-wit:
 The East 3/4 of the Southeast 1/4 of the Northwest 1/4 of the Northwest 1/4, less East 4-1/2 Acres of Section 8, Township 30 South, Range 21 East, Hillsborough County, Florida.
 Property Address: 2908 Stearns Road, Valrico, FL 33596
 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as

unclaimed.
 If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.
 If you are a person with a disability who needs any accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such assistance, please contact the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. If you are hearing or voice impaired, call 711.
 SUBMITTED on this 25th day of October, 2023.
TIFFANY & BOSCO, P.A.
 /s/ Kathryn I. Kasper, Esq.
 Anthony R. Smith, Esq.
 FL Bar #157147
 Kathryn I. Kasper, Esq.
 FL Bar #621188
 Attorneys for Plaintiff
 OF COUNSEL:
 Tiffany & Bosco, P.A.
 1201 S. Orlando Ave, Suite 430
 Winter Park, FL 32789
 Telephone: (205) 930-5200
 Facsimile: (407) 712-9201
 Oct. 27; Nov. 3, 2023 23-03311H

PUBLISH YOUR LEGAL NOTICE
 Call 941-906-9386 and select the appropriate County name from the menu.
 or email legal@businessobserverfl.com
 BUSINESS OBSERVER FOR THE COUNTY

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 23-CA-011603 PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. JAMES T WORTHEY A/K/A JAMES WORTHEY, et al., Defendant.

To: JAMES T WORTHEY A/K/A JAMES WORTHEY, 9729 MEADOW FIELD CR #312, TAMPA, FL 33626

UNKNOWN TENANT IN POSSESSION 1, 9729 MEADOW FIELD CR #312, TAMPA, FL 33626

UNKNOWN TENANT IN POSSESSION 2, 9729 MEADOW FIELD CR #312, TAMPA, FL 33626

LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: UNIT 312 OF ARLINGTON PARK, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 14544, PAGE(S) 100, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, AND ANY AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.

has been filed against you and you are required to a copy of your written defenses, if any, to it on Sara Collins, McCalla Rayermer 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 November 13, 2023 or 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and seal of said Court on the 11th day of October, 2023.

CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Mustafa Divan 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 23-07406FL Oct. 27; Nov. 3, 2023 23-03269H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO. 23-CA-001508 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. ELIZABETH RATCLIFF, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 11, 2023, and entered in 23-CA-001508 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and ELIZABETH RATCLIFF are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 17, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 22 IN BLOCK 13 OF BAY CREST PARK, UNIT NO. 9, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 39, PAGE 41, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. ALSO THAT PART OF LOT 23, IN BLOCK 13, AS RECORDED ABOVE, DESCRIBED AS FOLLOWS: BEGIN AT THE SOUTHERLYMOST CORNER OF LOT 23, RUN THENCE NORTH 39 DEGREES 28 MINUTES 14 SECONDS WEST, 3.0 FEET; THENCE NORTH 50 DEGREES 31 MINUTES 46 SECONDS EAST, 100.0 FEET TO THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF ARCHWOOD CIRCLE, THENCE WITH THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF ARCHWOOD CIRCLE, SOUTH 39 DEGREES 28 MINUTES 14 SECONDS EAST 3.0 FEET; THENCE SOUTH 50 DEGREES

31 MINUTES 46 SECONDS WEST, 100.0 FEET TO THE POINT OF BEGINNING.

Property Address: 8328 ARCHWOOD CIR, TAMPA, FL 33615 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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 23 day of October, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: fmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 22-078940 - NaC Oct. 27; Nov. 3, 2023 23-03303H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO. 23-2022-CA-010310 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. JUAN LUIS FELIX MONTILLA, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 16, 2023, and entered in 23-2022-CA-010310 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and JUAN LUIS FELIX MONTILLA; KATIANA MICHELLE ESCALERA PARIS A/K/A

KATIANA M. ESCALERA PARIS; UNKNOWN SPOUSE OF KATIANA MICHELLE ESCALERA PARIS A/K/A KATIANA M. ESCALERA PARIS are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 17, BLOCK 3, OF FAIRVIEW TERRACE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 55, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 9412 N BROOKS ST, TAMPA, FL 33612 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.

FIRST INSERTION

SECOND NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 2022-CA-003431 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF TREEHOUSE SERIES V TRUST, Plaintiff, v.

ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST LINDA A. MCMATH BROWN A/K/A LINDA A. BROWN; ET AL, Defendants.

To the following Defendant(s): MELODY FRAZIER (Last Known Address: 4715 Kissimmee Park Rd, Saint Cloud, FL 34772)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

ALL THAT CERTAIN PARCEL OF LAND IN HILLSBOROUGH COUNTY, STATE OF FL, AS MORE FULLY DESCRIBED IN OR BOOK 3552 PAGE 1539 ID# 205886-0000, BEING KNOWN AND DESIGNATED AS LOT 4, BLOCK 1 S.R. OSBORNE SUBDIVISION FILED IN PLAT BOOK 21 AND PAGE 29. BEING THE SAME FEE SIMPLE PROPERTY CONVEYED BY WARRANTY DEED FROM JOHN O. BROOKER AND LENA BROOKER HUSBAND AND WIFE TO LINDA A. MCMATH BROWN, DATED 8/8/1979 RECORDED ON 8/20/1979 IN OR BOOK 3552, PAGE 1539 IN HILLSBOROUGH COUNTY RE-

CORDS, STATE OF FL. PROPERTY ADDRESS: 1106 POWELL ST, PLANT CITY, FL 33563

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti| Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 on or before November 17, 2023, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08.

"If you are a person with a disability who needs 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 the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

WITNESS my hand and the seal of this Court this 16th day of October, 2023.

CINDY STUART As Clerk of the Court (SEAL) By /s/ Mustafa Divan As Deputy Clerk

Ghidotti| Berger LLP Attorney for Plaintiff 1031 North Miami Beach Boulevard North Miami Beach, FL 33162 Oct. 27; Nov. 3, 2023 23-03266H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 22-CA-007707 SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs. REBECCA A VAN DAME A/K/A REBECCA A. VANDAME A/K/A REBECCA VAN DAME, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered October 12, 2023 in Civil Case No. 22-CA-007707 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein SPECIALIZED LOAN SERVICING LLC is Plaintiff and REBECCA A VAN DAME a/k/a Rebecca A. VanDame a/k/a Rebecca Van Dame, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of November, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 30 SOUTH, RANGE 21 EAST, HILLSBOROUGH COUNTY, FLORIDA, LESS THE SOUTH 5.00 ACRES, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 26, RUN THENCE SOUTH 89 DEGREES 49' 50" EAST, ALONG THE NORTH LINE OF THE

NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 26, 329.26 FEET; RUN THENCE SOUTH 00 DEGREES 18' 26" WEST, ALONG THE EAST BOUNDARY OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 26, 663.49 FEET; RUN THENCE NORTH 89 DEGREES 53' 04" WEST, 327.91 FEET; RUN THENCE NORTH 00 DEGREES 11' 27" EAST, ALONG THE WEST BOUNDARY OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 26, 663.80 FEET TO THE POINT OF BEGINNING.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.

By: /s/ Robyn Katz Robyn Katz, Esq. McCalla Rayermer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRSservice@mccalla.com Fla. Bar No.: 146803 23-08119FL Oct. 27; Nov. 3, 2023 23-03258H

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 23-CC-090800 CAL-AM PROPERTIES, INC., d/b/a CAP Financial Services, Plaintiff, vs. ROGERS RENARD WILSON and GLORIA ESTELLE WILSON a/k/a Gloria Stelle Wilson, Defendants.

TO: Rogers Renard Wilson 1415 Autumn Drive Lot No. 313 Tampa, Florida 33613 Gloria Estelle Wilson a/k/a Gloria Stelle Wilson 1415 Autumn Drive Lot No. 313 Tampa, Florida 33613 Gloria Estelle Wilson a/k/a Gloria Stelle Wilson 1707 Bell Ranch Street Brandon, Florida 33511 Rogers Renard Wilson 1707 Bell Ranch Street Brandon, Florida 33511

YOU ARE NOTIFIED that an action for money damages and replevin of the personal property described as:

2012 PALH mobile home bearing Vehicle Identification Numbers PH0918256AFL and PH-0918256BFL at 1415 Autumn Drive, Lot No. 313, Tampa, Florida 33613

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Brian C. Chase, Esq., Plaintiff's attorney, whose address is 3902 North Marguerite Street,

Tampa, Florida 33603, within 30 days of the first date of publication, 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS Cindy Stuart, as Clerk of the Circuit and County Court, and the seal of said Court, at the Courthouse at Hillsborough County, Florida.

Dated: 09-20-23 CINDY STUART, Clerk of the Circuit and County Court (SEAL) By: /s/ Catherine Castillo Deputy Clerk

Brian C. Chase, Esq. Plaintiff's attorney 3902 North Marguerite Street Tampa, Florida 33603 Oct. 27; Nov. 3, 10, 17, 2023 23-03267H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL DIVISION CASE NO.: 23-CA-014114 DLJ MORTGAGE CAPITAL, INC., Plaintiff, vs. MAYRA L. RODRIGUEZ A/K/A MAYDAL L. RODRIGUEZ A/K/A MAYRA LORENZO MARTINEZ A/K/A MAYDA RODRIGUEZ, et al., Defendants.

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARTINIANO A. RODRIGUEZ A/K/A MARTINIANO RODRIGUEZ N/K/A MARTINIANO RODRIGUEZ 7241 NORTHBRIDGE BLVD, TAMPA, FL 33615

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

LOT 19, BLOCK 78, OF TOWN 'N COUNTRY PARK, UNIT NO. 36, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 43, PAGE 40 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 on or before November 21, 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 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

WITNESS my hand and the seal of this Court this 20th day of October, 2023.

CINDY STUART As Clerk of the Court (SEAL) By /s/ Mustafa Divan As Deputy Clerk

De Cubas & Lewis, P.A. Attorney for Plaintiff PO BOX 5026 CORAL SPRINGS, FL 33310 23-00918 Oct. 27; Nov. 3, 2023 23-03283H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO. 23-CA-011739 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. DAVID ORTIZ, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 12, 2023, and entered in 23-CA-011739 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and DAVID ORTIZ; NICOLE MARIE BUTLER; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 17, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 20, FIRST ADDITION TO SENECA SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 93, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 209 W 108TH AVE, TAMPA, FL 33612

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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 23 day of October, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: fmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 22-068094 - EuE Oct. 27; Nov. 3, 2023 23-03285H



Email your Legal Notice legal@businessobserverfl.com Deadline Wednesday at noon Friday Publication



FIRST INSERTION

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

CASE NO. 29-2019-CA-011641 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. TYRONE MAURICE WALKER AND SOPHIA KAMESA JORDEN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 11, 2020, and entered in 29-2019-CA-011641 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and TYRONE MAURICE WALKER; SOPHIA KAMESA JORDEN; CYPRESS MILL COMMUNITY ASSOCIATION, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 2, IN BLOCK 19, OF CYPRESS MILL PHASE 1A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 133, PAGE 20, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 15621 DEMORY POINT PLACE, SUN CITY CENTER, FL 33573

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.

dance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 19 day of October, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: fmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 23-091656 - MiM Oct. 27; Nov. 3, 2023 23-03282H

FIRST INSERTION

NOTICE OF JUDICIAL SALE PURSUANT TO §45.031, FLA. STAT. IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 29-2022-CA-005724 REGIONS BANK D/B/A REGIONS MORTGAGE, SUCCESSOR BY MERGER TO UNION PLANTERS BANK, N.A. Plaintiff, vs. PAULETTE F. GARWACKI f/k/a VIRGINIA P. GARWACKI, et al., Defendants.

To Defendants, PAULETTE F. GARWACKI f/k/a VIRGINIA P. GARWACKI, UNKNOWN SPOUSE OF PAULETTE F. GARWACKI f/k/a VIRGINIA P. GARWACKI, LANETTE GARWACKI, RICHARD GARWACKI, JUSTIN GARWACKI, UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, OR OTHER PERSONS CLAIMING BY, THROUGH, UNDER, OR AGAINST DANIEL J. GARWACKI, STONEHEDGE HOMEOWNERS ASSOCIATION, INC., and all others whom it may concern: Notice is hereby given that pursuant to the Amended Final Judgment of Foreclosure entered on October 13, 2023, in Case No.: 29-2022-CA-005724 in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, in which REGIONS BANK D/B/A REGIONS MORTGAGE, SUCCESSOR BY MERGER TO UNION PLANTERS BANK, N.A., is the Plaintiff, and PAULETTE F. GARWACKI F/K/A VIRGINIA P. GARWACKI, et al., are the Defendants, the Clerk of the Court, will sell at public sale the following described real property located in Hillsborough County: Lot 4, Block 7, Stonehedge, according to the map or plat thereof as recorded in Plat Book 48, Page 63, Public Records of Hillsborough County, Florida.

The above property will be sold on November 16, 2023, at 10:00 a.m. EST to the highest and best bidder online at www.hillsborough.realforeclose.com in accordance with § 45.031, Fla. Stat. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within sixty (60) days after the sale.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

DATED October 19, 2023. WINDERWEEDLE, HAINES, WARD & WOODMAN, P.A. 329 Park Avenue North, Second Floor Post Office Box 880 Winter Park, FL 32790-0880 Attorneys for Plaintiff Telephone: (407) 423-4246 Fax: (407) 645-3728 /s/ Michael C. Caborn Michael C. Caborn Florida Bar No.: 0162477 mcaborn@whww.com Oct. 27; Nov. 3, 2023 23-03304H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE No. 22-CA-008932 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARTHA PEACE, DECEASED, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 22-CA-008932 of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein, MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff and UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF MARTHA PEACE, DECEASED, et al., are Defendants, Clerk of the Court, Cindy Stuart, will sell to the highest bidder for cash at www.hillsborough.realforeclose.com, at the hour of 10:00 AM, on the 30th day of November, 2023, the following described property:

THE EAST 63 FEET OF THE WEST 534.23 FEET OF THE NORTH 193.3 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 28 SOUTH, RANGE 19 EAST, LESS THE NORTH 25 FEET FOR RIGHT OF WAY OF HANNA AVENUE, ALL LYING AND BEING IN HILLSBOROUGH COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

IMPORTANT If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

DATED this 24th day of October, 2023. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Jacob.Elberg@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /s/ Jacob C. Elberg Jacob C. Elberg, Esq. Florida Bar No. 1032316 36615.0400 / JSchwartz Oct. 27; Nov. 3, 2023 23-03308H

FIRST INSERTION

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

CASE NO. 23-CA-012848 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs. RAYMUNDO FLORES, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 17, 2023, and entered in 23-CA-012848 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and RAYMUNDO FLORES are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 16, 2023, the following described property as set forth in said Final Judgment, to wit: LOTS 11 AND 12, BLOCK 2, ALPINE SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 29, PAGE 53, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 10116 VERN ST, GIBSONTON, FL 33534.

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.

45.031.

IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 23 day of October, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: fmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 23-091656 - MiM Oct. 27; Nov. 3, 2023 23-03286H

FIRST INSERTION

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

CASE NO. 21-CA-009967 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. GLORIA V. TRIPLETT, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 05, 2023, and entered in 21-CA-009967 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is the Plaintiff and GLORIA V. TRIPLETT; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF HILLSBOROUGH, STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS FOLLOWS: LOT 37, SULTANA GLADE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 35, PAGE 68, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 4214 E GROVE ST, TAMPA, FL 33610

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.

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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 23 day of October, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: fmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 23-012193 - NaC Oct. 27; Nov. 3, 2023 23-03284H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE No. 22-CA-005556 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CAL GILLINS AKA CAL GILLINS, JR., DECEASED, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 22-CA-005556 of the Circuit Court of the 13TH Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein, MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff and UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CAL GILLINS AKA CAL GILLINS, JR., DECEASED, et al., are Defendants, Clerk of the Court, Cindy Stuart, will sell to the highest bidder for cash at www.hillsborough.realforeclose.com, at the hour of 10:00 AM, on the 30th of November, 2023, the following described property:

LOT 14, BLOCK TWO, HILLCREST ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 89, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

IMPORTANT If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

DATED this 24th day of October, 2023. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Jacob.Elberg@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /s/ Jacob C. Elberg Jacob C. Elberg, Esq. Florida Bar No. 1032316 36615.0340 / JSchwartz Oct. 27; Nov. 3, 2023 23-03309H

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA. CIVIL DIVISION

CASE NO. 19-CA-004736 DIVISION: A RF -Section I U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST, Plaintiff, vs.

MARY S. HILL; EDWARD DAVID HILL, JR. A/K/A EDWARD D. HILL, JR.; UNKNOWN PARTIES IN POSSESSION# 1, AS TO MAIN HOUSE; UNKNOWN PARTIES IN POSSESSION #2, AS TO MOBILE HOME; UNKNOWN PARTIES IN POSSESSION #2, AS TO MOBILE HOME; UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated October 10, 2023, and entered in Case No. 19-CA-004736 of the Circuit Court in and for Hillsborough County, Florida, wherein U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST is Plaintiff and MARY S. HILL; EDWARD DAVID HILL, JR. A/K/A EDWARD D. HILL, JR.; UNKNOWN PARTIES IN POSSESSION# 1, AS TO MAIN HOUSE; UNKNOWN PARTIES IN POSSESSION #2, AS TO MAIN HOUSE; UNKNOWN PARTIES IN POSSESSION# 1, AS TO MOBILE HOME; UNKNOWN PARTIES IN POSSESSION# 2, AS TO MOBILE HOME; 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, are Defendants, CINDY STUART, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at http://www.hillsborough.realforeclose.com, 10:00 a.m., on January 24, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:

FROM THE NORTHWEST CORNER OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 29 SOUTH, RANGE 20 EAST, THENCE SOUTH 25 FEET; THENCE EAST 638 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 210 FEET; THENCE EAST 210 FEET; THENCE NORTH 210 FEET; THENCE WEST 210 FEET TO THE POINT OF BEGINNING, HILLSBOROUGH COUNTY, FLORIDA.

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

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.

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. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG.

DATED 10/19/2023. By: /s/ Sheena M. Diaz Sheena M. Diaz Florida Bar No.: 97907 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 1460-174758 / TM1 Oct. 27; Nov. 3, 2023 23-03265H

PUBLISH YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

- Simply email your notice to legal@businessobserverfl.com
- 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

FIRST INSERTION

NOTICE OF ELECTRONIC FILING (Mandatory Case) (Uniform Rule § 202.5-bb) SUPREME COURT OF THE STATE OF NEW YORK COUNTY OF ONONDAGA Index No. 009821/2023

Stephen Skinner Plaintiff/Petitioner, - against - Green Tree Credit LLC, successor by merger with Conseco Finance, formerly Green Tree Credit Corp. Defendant/Respondent.

You have received this Notice because: 1) The Plaintiff/Petitioner, whose name is listed above, has filed this case using the New York State Courts E-filing system ("NYSCEF"), and 2) You are a Defendant/Respondent (a party) in this case.

If you are represented by an attorney: Give this Notice to your attorney. (Attorneys' pg. 2.)

If you are not represented by an attorney:

You will be served with all documents in paper and you must serve and file your documents in paper, unless you choose to participate in e-filing.

If you choose to participate in e-filing, you must have access to a computer and a scanner or other device to convert documents into electronic format, a connection to the internet, and an e-mail address to receive service of documents.

The benefits of participating in e-filing include:

- serving and filing your documents electronically
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To find legal information to help you represent yourself visit www.nycourts.gov

Information for Attorneys (E-filing is Mandatory for Attorneys)

An attorney representing a party who is served with this notice must either: 1) immediately record his or her representation within the e-filed matter on the NYSCEF site www.nycourts.gov/efile; or

2) file the Notice of Opt-Out form with the clerk of the court where this action is pending and serve on all parties. Exemptions from mandatory e-filing are limited to attorneys who certify in good faith that they lack the computer hardware and/or scanner and/or internet connection or that they lack (along with all employees subject to their direction) the knowledge to operate such equipment. [Section 202.5-bb(e)]

For additional information about electronic filing and to create a NYSCEF account, visit the NYSCEF website at www.nycourts.gov/efile or contact the NYSCEF Resource Center (phone: 646-386-3033; e-mail: nyscef@nycourts.gov).

Dated: 9/12/23
Joseph E. DeMari, Esq.
Germain & Germain, LLP
314 E. Fayette Street
Syracuse, New York 13202
(315) 422-0314
joe@germainlaw.com

To: CT Corporation Systems
28 Liberty Street, 42nd Floor
New York, New York 10005
SUMMONS WITH NOTICE
SUPREME COURT
STATE OF NEW YORK
COUNTY OF ONONDAGA
Index No. 009821/2023
Stephen Skinner, Plaintiff, -against- Green Tree Credit LLC, successor by merger with Conseco Finance, formerly Green Tree Credit Corp., Defendant.

Plaintiff designates Onondaga County as the place of trial.

The basis of venue is location of real property at: 309 Hillsdale Ave. Syracuse, NY 13206 Tax Map #: 027-04-36.0

Plaintiff residence: 309 Hillsdale Ave. Syracuse, NY 13206

To the above-named Defendants:

YOU ARE HEREBY SUMMONED to serve a notice of appearance, on the Plaintiff's Attorney(s) within 20 days after the service of this summons, exclusive of the day of service (or within 30 days after the service is complete if this summons is not personally delivered to you within the State of New York); and in case of your failure to appear, judgment will be taken against you by default for the relief demanded in the notice set forth below.

TAKE NOTICE the nature of this action and the relief sought is to determine claim and quiet title to real property pursuant to Real Property Actions and Proceedings Law Article 15. That in case of your failure to appear judgment will be taken against you by default finding in favor of the Plaintiff.

Dated: September 7, 2023
Joseph E. DeMari, Attorney at Law
Germain & Germain, LLP
Attorneys for the Plaintiff
314 East Fayette Street
Syracuse, New York 13202
Telephone: (315) 422-0314
Email: joe@germainlaw.com

VERIFIED COMPLAINT
SUPREME COURT
STATE OF NEW YORK
COUNTY OF ONONDAGA
Index No. 009821/2023

Stephen Skinner, Petitioner, -against- Green Tree Credit LLC, successor by merger with Conseco Finance, formerly Green Tree Credit Corp., Respondent.

Plaintiff, Stephen Skinner by and through his attorneys, Germain & Germain, LLP, Joseph E. DeMari of Counsel, complaining of the Defendant, Green Tree Credit LLC, successor by merger with Conseco Finance, formerly Green Tree Credit Corp., alleges and shows to the Court as follows:

1. This Action is brought pursuant to Article 15 of the New York Real Property Actions and Proceedings Law to compel a determination of claim to the real property known as 309 Hillsdale Ave. City of Syracuse, County of Onondaga and State of New York.

THE PARTIES
2. At all times hereinafter mentioned, the Plaintiff, Stephen Skinner, was and is a resident of Onondaga County and State of New York.

3. At all times hereinafter mentioned, Marty J. Wise and Heidi L. York are former owners of the subject property and mortgagors on a mortgage to Defendant, Green Tree Credit Corp..

4. Upon information and belief, Green Tree Credit Corp. was a New

York State corporation filed on February 26, 1982, with a mailing address of 332 Minnesota St., Ste. 610 St. Paul, MN 55101.

5. That on November 8, 1999, by a certificate of amendment filed with New York State Department of State said Mortgage, Green Tree Credit Corp. changed its name to Conseco Finance Credit Corp..

6. Upon information and belief, Conseco Finance Credit Corp. was a New York State corporation with a mailing address of 111 Landmark Towers 345 St. Peter St. St. Paul, MN 55102.

7. Thereafter on June 9, 2003, Conseco Finance Credit Corp. merged out of existence being acquired by Green Tree Credit LLC.

8. Upon information and belief, Green Tree Credit LLC was a New York State corporation filed on May 20, 2003, with a mailing address of 3000 Bayport Dr., Ste. 985 Tampa, FL 33607.

9. That on October 28, 2019, Green Tree Credit LLC filed a voluntary dissolution with the New York State Department of State.

10. That upon information and belief, the Defendants in this action are no longer in existence, have no successor or assigns and therefore no place for service of process.

THE REAL PROPERTY
11. That Plaintiff is the fee simple owner of premises known as 309 Hillsdale Ave. in the City of Syracuse, County of Onondaga and State of New York and more particularly described as:

All that tract or parcel of land, situate in the City of Syracuse, County of Onondaga and State of New York, known and described as Lot No. 36, Block 2042, Eastwood Heights, known and distinguished on a map of the Eastwood Heights, made by R. Griffin, and filed in the Onondaga County Clerk's Office, October 1, 1889, and more commonly known as follows: Property Address: 309 Hillsdale Ave. Syracuse, NY 13206, having Tax Map No. 027-04-36.0.

PLAINTIFF'S INTEREST IN THE REAL PROPERTY

12. That on August 16, 2023, Plaintiff purchased the above-described Premises from Marty J. Wise and Heidi L. York by a Warranty Deed dated August 14, 2023 and recorded in the Onondaga County Clerk's Office on August 16, 2023 as Instrument No. 2023-00026599.

DEFENDANT'S INTEREST IN THE REAL PROPERTY

13. The above-described Premises are subject to a mortgage as follows: Mortgage dated February 12, 1996, in the sum of \$21,667.07 by Marty J. Wise and Heidi L. York to Green Tree Credit Corp. and recorded in the Onondaga County Clerk's Office on March 14, 1996 in book 8466 of Mortgages at page 293.

14. There are no assignments of record to the above-described mortgage.

15. That although it is alleged said mortgage by Marty J. Wise and Heidi L. York to Green Tree Credit Corp. was paid in full it nevertheless remains open of record in the County Clerk's office.

REAL PROPERTY CLAIM

16. The Plaintiff verily believes the subject Green Tree Credit Corp. mortgage was paid in full by former owners and mortgagors, Marty J. Wise and Heidi L. York when they refinanced the subject property with a mortgage in the sum of \$78,500.00 to Washington Mutual Bank on January 18, 2002.

17. That said Green Tree Credit LLC as successor to Green Tree Credit Corp. failed to file a satisfaction of mortgage with the Onondaga County Clerk upon receiving payment in full from mortgagors, Marty J. Wise and Heidi L. York.

18. That upon information and belief the mortgagors, Marty J. Wise and Heidi L. York have made a full and thorough search of all their records and have not found any documents or records relating to the payoff of said mortgage with Green Tree Credit Corp. nor have they received any notices of payment due from the Defendant or any successors or assigns concerning the subject mortgage.

19. That a judgment will or might affect a person or persons not in being or ascertained at the commencement in a devise or grant or otherwise, could afterward become entitled to a beneficial estate or interest in the subject property.

20. Upon information and belief, every person in being who would have been entitled to a beneficial estate or interest in the subject real property prior to the commencement of this Action is named as a party hereto.

21. That no personal claim is made against the Defendant other than a Defendant who shall assert a claim adverse to the claim of the Plaintiff set forth in this Complaint.

22. No previous application for the Order requested herein has been made. WHEREFORE, Plaintiff respectfully requests order against Defendant as follows:

A. The Defendant, its successors and assigns and all persons claiming under them, be forever barred from all claims to an estate or interest in the property described in Paragraph "11.", of this Complaint.

B. The debts or other obligations secured by the Green Tree Credit Corp. mortgage be cancelled.

C. The Onondaga County Clerk cancel and discharge of record the Green Tree Credit Corp. mortgage.

D. That Plaintiff have such other and further relief as the Court may be deemed just, equitable and proper.

Dated: September 7, 2023.
/s/ Joseph E. DeMari, Attorney at Law
Germain & Germain, LLP
Attorney for Plaintiff
314 East Fayette Street
Syracuse, New York 13202
Telephone: (315) 422-0314
Email: joe@germainlaw.com
Dated: September 11 2023.
/s/ Stephen Skinner

VERIFICATION
Stephen Skinner, being duly sworn, deposes and says that he is the Plaintiff in the within action; that Deponent has read the foregoing Complaint and knows the contents thereof; that the same is true to his own knowledge, except as to the matters therein stated to be alleged upon information and belief, and that as to those matters, he believes it to be true.

/s/ Stephen Skinner
Sworn to before me this 11 day of September 2023.
/s/ Notary Public
JOSEPH E DEMARI
NOTARY PUBLIC,
STATE OF NEW YORK
Qualified in Onondaga County
Reg. #4804221
My Commission Exp. Oct. 31, 2026
Oct. 27; Nov. 3, 10, 17, 2023
23-03243H

SUBSEQUENT INSERTIONS

SECOND INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 13th JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
CASE No.: 23-CP-003051
IN RE: ESTATE OF
MARCOS ARIEL MUNIZ PONS, Deceased.

The administration of the estate of Marcos Ariel Muniz Pons, deceased, whose date of death was March 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

YANCY MASTRAPA Personal Representative
6409 N. 19th Street
Tampa, FL 33610
/s/ Hung V. Nguyen
HUNG V. NGUYEN, ESQ.
Florida Bar Number 597260
THE NGUYEN LAW FIRM
Attorneys for the Personal Representative
2020 Ponce de Leon Blvd., Ste 1105-B
Coral Gables, FL 33134
Phone: (786) 600-2530
Fax: (844) 838-5197
E-mail: Hung@nguyenlawfirm.net
October 20, 27, 2023 23-03222H

SECOND INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-3399
IN RE: ESTATE OF
PAMELA KAY HURLBURT, Deceased.

The administration of the estate of PAMELA KAY HURLBURT, deceased, whose date of death was August 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33612. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: October 20, 2023.

ROBYN HURLBURT Personal Representative
18902 Apian Way
Lutz, FL 33558
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
October 20, 27, 2023 23-03223H

SECOND INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No.
29-2023-CP-003302-A001-HC
IN RE: ESTATE OF
MARY MARGARET BEAMES Deceased.

The administration of the estate of Mary Margaret Beames, deceased, whose date of death was June 21, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate, Guardianship and Trust, the address of which is PO Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative: Charles L. Beames
100 South Pointe Drive, TH#1
Miami Beach, Florida 33139
Attorney for Personal Representative:
L. Caleb Wilson, Attorney
Florida Bar Number: 73626
Craig A. Mundy, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
October 20, 27, 2023 23-03191H

SECOND INSERTION
NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 23-CP-3265
Division Probate
IN RE: ESTATE OF
RAVI CHANDRAN Deceased.

The administration of the estate of RAVI CHANDRAN, deceased, whose date of death was May 16, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL, 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative: UMA CHANDRAN
5913 Plummer Slade Ct.
Tampa, Florida 33625
Attorney for Personal Representative:
Neil R. Covert, Esquire, Attorney
Florida Bar Number: 227285
311 Park Place Blvd., Ste. 180
Clearwater, Florida 33759
Telephone: (727) 449-8200
Fax: (727) 450-2190
E-Mail: ncovert@covertlaw.com
Secondary E-Mail: service@covertlaw.com
October 20, 27, 2023 23-03192H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 18-CA-010949

REVERSE MORTGAGE SOLUTIONS, INC., Plaintiff, vs. DIANA S. CRAIG, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 01, 2022, and entered in 18-CA-010949 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein REVERSE MORTGAGE SOLUTIONS, INC. is the Plaintiff and DIANA S. CRAIG; ASHLEY OAKS MASTER ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING

ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.flareclose.com, at 10:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK 4, ASHLEY OAKS, UNIT NO. 1, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 60, PAGE 24, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 10440 TARA DRIVE, RIVERVIEW, FL 33578

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 DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordina-

tor, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 23 day of October, 2023.
ROBERTSON,
ANSCHUTZ, SCHNEID,
CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: fmail@raslg.com
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 00588248
Communication Email: dsalem@raslg.com
18-214876 - NaC
Oct. 27; Nov. 3, 2023 23-03287H

FIRST INSERTION

SERVICE OF SUMMONS BY PUBLICATION NOTICE IN THE UNITED STATES DISTRICT COURT FOR THE NORTHERN DISTRICT OF OKLAHOMA

Case No. 23-cv-00239-JFH-CDL
[1] INDUSTRIAL DEVELOPERS OF OKLAHOMA, LLC, an Oklahoma limited liability company Plaintiff, v.
[1] AEROVANTI AVIATION, LLC, a Delaware limited liability company; [2] PATRICK BRITTON-HARR, an

Individual; and [3] BENJAMIN RICKETTS, an individual, Defendants.

THE STATE OF OKLAHOMA TO: PATRICK BRITTON-HARR GREETINGS:

Said Defendant, Patrick Britton-Harr, is hereby notified that he has been sued in the United States District for the Northern District of Oklahoma, in Case No. 23-cv-00239-JFH-CDL styled:

Industrial Developers of Oklahoma, LLC vs. Aerovanti Aviation, LLC, et al.

Said action asserts claims for fraud against Defendant Patrick Britton-Harr and that Plaintiff has been damaged in the amount of \$300,000.00 plus pre and post judgment interest, the costs of the action and attorney's fees. Defendant Patrick Britton-Harr must answer the Complaint herein on or before December 7, 2023, or the allegations of said Complaint will be taken as true, and a judgment for liability and awarding monetary damages will be entered against Defendant Patrick Britton-Harr

in favor of Plaintiff.
Submitted by:
ALBRIGHT, RUSHER & HARDCASTLE
2600 Bank of America Center
15 West Sixth Street
Tulsa, Oklahoma 74119-5434
hehardcastle@arhlaw.com
Telephone: (918) 583-5800
Facsimile: (918) 583-8665
ATTORNEYS FOR PLAINTIFF
Oct. 27; Nov. 3, 10, 2023 23-03306H

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386 and select the appropriate County name from the menu option.
or email legal@businessobserverfl.com
FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-001746
IN RE: ESTATE OF
EVELYN OSBURN JEWELL
Deceased.

The administration of the estate of Evelyn Osburn Jewell, deceased, whose date of death was January 5, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twigg Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative:
Roy Emery Jewell
10110 Radcliffe Drive
Tampa, FL 33626

Attorney for Personal Representative:
C. Todd Marks

Florida Bar No. 19124

Attorneys for Petitioner
Todd@westchaselaw.com

Westchase Law, P.A.
12027 Whitmarsh Lane
Tampa, FL 33626

Telephone: (813) 490-5211
Facsimile: (813) 463-0187

October 20, 27, 2023 23-03193H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-002323
IN RE: ESTATE OF
EMERY H. JEWELL, JR.
Deceased.

The administration of the estate of Emery H. Jewell Jr., deceased, whose date of death was May 2, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twigg St, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative:
Roy Emery Jewell
10110 Radcliffe Drive
Tampa, FL 33626

Attorney for Personal Representative:
C. Todd Marks

Florida Bar No. 19124

Attorneys for Petitioner
Todd@westchaselaw.com

Westchase Law, P.A.
12027 Whitmarsh Lane
Tampa, FL 33626

Telephone: (813) 490-5211
Facsimile: (813) 463-0187

October 20, 27, 2023 23-03194H

SECOND INSERTION

NOTICE TO CREDITORS.
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
REF: 23-CP-002605
IN RE: ESTATE OF
JUANITA LOUISE COYLE,
Deceased.

The summary administration of the estate of Juanita Louise Coyle, deceased, File Number 23-CP-002605, whose date of death was April 10, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Division A, the address of which is 800 East Twigg Street, Room 430, Tampa, Florida 33602. The names and addresses of the Petitioner of the Petition for Summary Administration and the Petitioner's attorney are set forth below.

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

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

NOTWITHSTANDING THE TIME 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 October 20, 2023, published in the Business Observer.

The Petitioner filing the Petition for Summary Administration of the Estate is

DWAYNE A. KEMP,
c/o PAUL L. KUTCHER, Esq.,
P.O. Box 4228,
Brandon, FL 33509-4228.

The attorney for Petitioner is
PAUL L. KUTCHER, Esq.,
Law Office of Paul L. Kutcher, P.A.,
156 West Robertson Street,
Brandon, FL 33511,
Phone: (813) 654-7285 and
Fax: (813) 654-7266.
October 20, 27, 2023 23-03195H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003376
Division A
IN RE: ESTATE OF
ANN K. HALL, aka
ANN KAY HALL
Deceased.

The administration of the estate of ANN K. HALL, also known as ANN KAY HALL, deceased, whose date of death was August 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: October 20, 2023.

BRUCE BUTLER HALL
Personal Representative
69 West 9th Street, Apt. 11 B
New York, New York 10011

Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 413550
Ryne E. Hartt, Esq.
Florida Bar No. 1011330
Hines Norman Hines, P.L.
315 S. Hyde Park Ave
Tampa, FL 33606
Telephone: 813-251-8659
Email: rhines@hnh-law.com
Secondary Email:
rhartt@hnh-law.com
October 20, 27, 2023 23-03196H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003220
Division U
IN RE: ESTATE OF
CECELIA R. WOFFORD
a/k/a CECELIA REATHA
WOFFORD,
Deceased.

The administration of the estate of CECELIA R. WOFFORD a/k/a CECELIA REATHA WOFFORD, deceased, whose date of death was July 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: October 20, 2023.

**CECELIA EARLINE COKER a/k/a
CECELIA EARLINE VEGA**
Personal Representative
9205 Quiet Lake Rd.
Seffner, FL 33584

James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
October 20, 27, 2023 23-03203H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003073
Division: B
IN RE: ESTATE OF
MARY JANE SCHRETT
Deceased.

The administration of the estate of MARY JANE SCHRETT, deceased, whose date of death was August 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg S., Tampa Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative:
Philip Brennan
3 Dorado Place
Clearwater, Florida 33764

Attorney for Personal Representative:
KARLA MARIE CAROLAN Attorney
Florida Bar Number: 0055321
ALL LIFE LEGAL PA
10009 Park Place Ave
RIVERVIEW, FL 33578
Telephone: (813) 671-4300
Fax: (813) 671-4305
E-Mail: courtfiling@alllifelegal.com
Secondary E-Mail:
kmarolan@alllifelegal.com
October 20, 27, 2023 23-03204H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 23-CP-003424
IN RE: ESTATE OF:
WILLARD HOBBS
Deceased.

The administration of the estate of Willard Hobbs, deceased, whose date of death was July 19, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twigg Street, Tampa FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative:
Lillie Hobbs

9346 Hidden Water Circle
Riverview, FL 33578
Attorney for Personal Representative:
/s/ T. Edmund Spinks
T. Edmund Spinks, Esq.
Fla Bar No. 0423947
2801 W. Busch Blvd. Ste 200
Tampa, FL 33618
Phn: 813-651-1233
Fax: 813-489-2553
Email: ed@spinkslawfirm.com
October 20, 27, 2023 23-03205H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003411
Division B
IN RE: ESTATE OF
MURRAY YOUNG, JR.,
Deceased.

The administration of the estate of MURRAY YOUNG, JR., deceased, whose date of death was July 11, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: October 20, 2023.

TERESA LASHON YOUNG
Personal Representative
4805 S. 86th Street
Tampa, FL 33619

Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 413550
Hines Norman Hines, P.L.
315 S. Hyde Park Ave
Tampa, FL 33606
Telephone: 813-251-8659
Email: Rhines@hnh-law.com
Secondary Email:
rhartt@hnh-law.com
October 20, 27, 2023 23-03212H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 23-CP-003485
Division: A
In Re: ESTATE OF:
MILICA ULITSCHAN
Deceased.

The administration of the Estate of MILICA ULITSCHAN, deceased, whose date of death was February 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg St., Tampa, Florida 33602, file Number 23-CP-003485. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

JENNIFER STANLEY
**Personal Representative and
Petitioner**

/s/ T. Edmund Spinks
T. Edmund Spinks, Esq.
2801 W. Busch Blvd., Suite 200
Tampa, FL 33618
813-651-1233
813-489-2553 – fax
Florida Bar No. 0423947
Ele: ed@spinkslawfirm.com
Attorney for Petitioner
October 20, 27, 2023 23-03216H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-001906
IN RE: ESTATE OF
LINA SMITH,
a/k/a Lina Ido,
Deceased.

The administration of the Estate of Lina Smith a/k/a Lina Ido, deceased, whose date of death was March 27, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twigg Street, 2nd Fl, Rm 206, Tampa, Florida 33602. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative:
Oliver Ido

4000 3rd St. N, #211
St. Petersburg, Florida 33703
Attorney for Personal Representative:
Cyrus Malhotra
Florida Bar Number: 0022751
THE MALHOTRA LAW FIRM P.A.
3903 Northdale Blvd., Suite 100E
Tampa, FL 33624
Telephone: (813) 902-2119
Fax: (727) 290-4044
E-Mail:
filings@FLprobatesolutions.com
Secondary E-Mail:
sandra@FLprobatesolutions.com
October 20, 27, 2023 23-03217H

NOTICE

Effective Sept. 26, 2023, Jack Bergh, MD, is no longer practicing medicine at WellMed.
Patients may continue care at WellMed at Stonerock Lake.
For questions or copies of medical records call: 1-813-986-1346
WellMed at Stonerock Lake
10616 Main St.
Thonotosassa, FL 33592
Phone: 1-813-986-1346
Fax: 1-813-986-6642
Oct. 20, 27; Nov. 3, 10, 2023
23-03230H



THE MALHOTRA LAW FIRM

SAVING YOUR TIME

EMAIL YOUR LEGAL NOTICE
legal@businessobserverfl.com

**Deadline Wednesday at noon
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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

10/20/23 VID

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2023-CA-011715 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. KEITH ASHBAUGH, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated October 6, 2023, and entered in Case No. 2023-CA-011715 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which U.S. Bank National Association, is the Plaintiff and , Keith Ashbaugh, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www.hillsboroughcountypa.com/realforeclose.com, Hillsborough County, Florida at 10:00 AM on the November 8, 2023 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 12 OF A SURVEY OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE TOWNSHIP 29 SOUTH, RANGE 19 EAST, AS RECORDED DEED BOOK 1723, PAGE 250, OF THE PUBLIC RECORDS OF HILLSBOROUGH

COUNTY, FLORIDA. A/K/A 1908 E MCBERRY ST TAMPA FL 33610

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.

In Accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

Dated this 17 day of October, 2023. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Ritchie Florida Bar #106621 Justin Ritchie, Esq. CT - 23-003085 October 20, 27, 2023 23-03224H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 29-2023-CA-014837 WELLS FARGO BANK, N.A., Plaintiff, vs. NEIL BLUMEN AKA NEIL LAWRENCE BLUMEN, et al, Defendant(s).

To: HOLMES SIMMONS AKA HOLMES SIMONS III Last Known Address: 36750 US HIGHWAY 19 N # 3-219 PALM HARBOR, FL 34684 Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida:

UNIT 1612, BUILDING 1, HARBOUR COURT PHASE 1, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM, AS RECORDED IN OFFICIAL RECORD BOOK 4991, PAGE(S) 369, AMENDED IN OFFICIAL RECORD BOOK 5051, PAGE 249, AND ALL ITS ATTACHMENTS AND AMENDMENTS, AND AS RECORDED IN CONDOMINIUM PLAT BOOK 10, PAGE(S) 23, AND IN CONDOMINIUM PLAT BOOK 10, PAGE(S) 42, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH AN UNDIVIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPURTENANT THERE TO. A/K/A 1002 S HARBOUR ISLAND BLVD TAMPA FL 33602

has been filed against you and you are required to file written defenses by November 13, 2023, 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 Act

In Accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

WITNESS my hand and the seal of this court on this 13th day of October, 2023.

Clerk of the Circuit Court (SEAL) By: /s/ Mustafa Divan Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623 NL - 23-006646 October 20, 27, 2023 23-03241H

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 23-CC-079896 ALLY BANK LEASE TRUST, Plaintiff, vs. DEONDRE A. ALLEN; et al., Defendant(s).

TO: Deondre A. Allen Last Known Residence: 1620 Trailwater St #301 Ruskin, FL 33570

YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida:

2021 DODGE CHARGER, VIN 2C3CDXGJ6MH561852

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 November 6, 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Dated on October 5, 2023.

As Clerk of the Court (SEAL) By: Mustafa Divan As Deputy Clerk

ALDRIDGE | PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-009B Ref# 5651 Oct. 13, 20, 27; Nov. 3, 2023 23-03178H

SECOND INSERTION

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

CASE NO.: 23-CP-003158 DIVISION: A

IN RE: THE ESTATE OF: DEBORAH JOYCE COYLE AKA DEBI COYLE, Deceased.

The administration of the Estate of DEBORAH JOYCE COYLE AKA DEBI COYLE, deceased, whose date of death was February 22, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is the Edgecombe Courthouse, Attn: Probate Department, P.O. Box 989, Tampa, Florida 33601. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

SARAH LASALA Personal Representative 2818 Kimberly Lane Tampa, Florida 33618 KNOWLTON LAW FIRM, P.L. Horace A. Knowlton IV, Esq. HORACE A. KNOWLTON IV, Esquire Attorney for Personal Rep. Florida Bar No.: 817945 14502 North Dale Mabry Highway Suite 200 Tampa, Florida 33618 813-253-3013 Knowltonlawfirmpl@gmail.com October 20, 27, 2023 23-03233H

SECOND INSERTION

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

CASE NO. 29-2022-CA-004262 US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs. ALBERT DAVIS AND BONITA DAVIS, et al, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 05, 2023, and entered in 29-2022-CA-004262 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is the Plaintiff and ALBERT DAVIS; BONITA DAVIS; RIVER BEND OF HILLSBOROUGH COUNTY HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsboroughcountypa.com, at 10:00 AM, on November 09, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 30, BLOCK 19, RIVER BEND PHASE 4A, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 106, PAGE(S) 54 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA Property Address: 613 TANANA FALL DR, RUSKIN, FL 33570

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

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CASE NO.: 09-CA-009736 NS193, LLC, Plaintiff, v. LASHONDA R. GREEN, et al., Defendant.

NOTICE is hereby given that Cindy Stuart, Clerk of the Circuit Court of Hillsborough County, Florida, will on November 29, 2023, at 10:00 a.m. ET, via the online auction site at http://www.hillsboroughcountypa.com/realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Hillsborough County, Florida, to wit:

LOT 30, EVELYN CITY, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 65, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 903 E. Hamilton Ave., Tampa, FL 33604 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee or the Mortgagee's attorney.

If you are a person with a disability who needs any accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such assistance, please contact the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. If you are hearing or voice impaired, call 711.

SUBMITTED on this 16th day of October, 2023.

TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201 October 20, 27, 2023 23-03214H

SECOND INSERTION

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

File No. 23-CP-003105 Division: A IN RE: ESTATE OF JACKIE R. RIPA Deceased.

The administration of the estate of JACKIE R. RIPA, deceased, whose date of death was April 11, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360 Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is 10/20/2023.

Personal Representative: FRANK P. RIPA 198 Blanca Ave. Tampa, FL 33606

Attorney for Personal Representative: Wesley Dickson E-Mail Address: wesley@gassmanpa.com E-Mail Address: courtney@gassmanpa.com Florida Bar No.: 1036175 Gassman, Crotty & Denicolo, P.A. 1245 Court Street Clearwater, Florida 33756 Telephone: (727) 442-1200 October 20, 27, 2023 23-03231H

SECOND INSERTION

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

File No.: 23-CP-003298 Division: A IN RE: ESTATE OF CHARLES W. SHORT, Deceased.

The administration of the estate of CHARLES W. SHORT, deceased, whose date of death was September 6, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Room 101, Tampa, FL 33601. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative: MARILYN R. SHORT 1596 Heather Court, Unit 7B Dunedin, FL 34698

Attorney for Personal Representative: THEODORE R. SCHOFNER, ESQUIRE Attorney for Personal Representative Florida Bar No. 381357 / SPN: 01243397 2117 Indian Rocks Road Largo, Florida 33774 Telephone: (727) 588-0290 Fax: (727) 584-0932 E-Mail: info@elderlawattorney.com October 20, 27, 2023 23-03239H

SECOND INSERTION

NOTICE TO CREDITORS IN THE THIRTEENTH JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION File No. 2023-CP-003490 IN RE: ESTATE OF JOHN BERNARD KOENIG, Deceased.

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

You are hereby notified that an Petition for Summary Administration has been entered in the estate of John Bernard Koenig, deceased, File Number 2023-CP-003490, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602; that the decedent's date of death was May 30, 2023; that the total value of the estate, excluding exempt property, is \$0.00 and that the names and addresses of those to whom exempt assets are to be assigned are:

Name, Address; Kathryn L. Mudd, 1351 Misty Greens Drive Sun City Center, FL 33573; Susan M. Clark, 106 Everett Court Mt. Sterling, KY 40353; Joseph B. Koenig, 2820 S English Station Rd. Louisville, KY 40299

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 is made in the Petition for Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is 10/20/2023.

Person Giving Notice: Kathryn L. Mudd 1351 Misty Greens Drive Sun City, Florida 33573 Attorney for Person Giving Notice Drew Daddono, Esq., Attorney Florida Bar Number: 111946 1227 North Franklin Street Tampa, FL 33602 (813) 444-2573 contact@anchortrustmanagement.com drew@anchortrustmanagement.com October 20, 27, 2023 23-03232H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION

Case No.: 23-CP-002197 Division: W IN RE: ESTATE OF DIANE E. SULA, Deceased.

The administration of the estate of Diane E. Sula, deceased, whose date of death was January 15, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 20, 2023.

Personal Representative: Scott P. Sula 3214 Stonebridge Trail Valrico, Florida 33596 Attorney for Personal Representative: Lourdes Bernal-Dixon BERNAL-DIXON LAW, P.A. Florida Bar Number: 329370 150 East Bloomingdale Avenue, Suite 115 Brandon, FL 33511 Telephone: (813) 399-1919 E-Mail: lbd@bernal-dixonlaw.com October 20, 27, 2023 23-03234H

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

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SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT HILLSBOROUGH COUNTY, FLORIDA
GENERAL CIVIL DIVISION
CASE NO.: 20-CA-006753
CIRCUIT CIVIL DIVISION: G
GROUND FLOOR PROPERTIES
GALLC,
Plaintiff, vs.
A & S CUSTOM CONSTRUCTION, INC.,
Defendant.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order on Plaintiff's Motion to Reset Foreclosure Sale entered on August 25, 2023, and the Uniform Final Judgment of Foreclosure entered on, July 12, 2023, in Case No. 20-CA-006753 of the Circuit Court of the Thirteenth Judicial Circuit, in and for Hillsborough County, Florida, wherein GROUND FLOOR PROPERTIES GA LLC, is Plaintiff, and A & S CUSTOM CONSTRUCTION, INC is Defendant, the Office of Cindy Stuart, Hillsborough County Clerk of the Court, will sell to the highest and best bidder for cash online at http://www.hillsborough.realforeclose.com, beginning at 10:00 A.M. on the 1st day of November, 2023, in accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

FROM THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 29 SOUTH, RANGE 20 EAST, RUN SOUTH 50 FEET; THENCE SOUTH 89°22' WEST, 210 FEET, PARALLEL WITH THE NORTH BOUNDARY OF SAID SOUTHWEST QUARTER OF NORTHEAST QUARTER FOR A POINT OF BEGINNING; THENCE SOUTH 89°22' WEST, 158 FEET; THENCE SOUTH 170 FEET; THENCE NORTH 89°22' EAST,

157.9 FEET; THENCE NORTH 0°02' EAST, 170 FEET TO THE POINT OF BEGINNING, ALL LYING AND BEING IN HILLSBOROUGH COUNTY, FLORIDA. LESS THE SOUTH 70 FEET THEREOF.
Property Address: 401 MORNINGSIDE DRIVE, VALRICO, FL 33594

together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE COURT'S ADA COORDINATOR, HILLSBOROUGH COUNTY COURTHOUSE, 800 E. TWIGGS ST., ROOM 604, TAMPA, FLORIDA 33602, (813) 272-7040, 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 11th day of October 2023.
SOKOLOF REMTULLA, PLLC
By: /s/ Benjamin D. Ladouceur, Esq.
Benjamin D. Ladouceur, Esq.,
Bar No: 73863
SOKOLOF REMTULLA, PLLC
6801 Lake Worth Road, Suite 100E
Greenacres, FL 33467
Telephone: 561-507-2522 /
Facsimile: 561-342-4842
E-mail: pleadings@sokrem.com
Counsel for Plaintiff
October 20, 27, 2023 23-03197H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 23-CA-011673
SECTION # RF

U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.
DAYNA JUNAY CONEY; EAGLE PALMS HOMEOWNERS ASSOCIATION, INC.; EAGLE PALMS PHASE 3 HOMEOWNERS ASSOCIATION, INC.; HOUSING FINANCE AUTHORITY OF HILLSBOROUGH COUNTY, FLORIDA; OAK CREEK OWNERS ASSOCIATION, INC.; MITCHELL STEPHEN POWELL, JR.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 30 day of November, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 99, EAGLE PALM PHASE 3B, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 131, PAGES 130 THROUGH 133, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
PROPERTY ADDRESS: 8681 FALLING BLUE PLACE, RIVERVIEW, FL 33578

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 18 day of October 2023.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
23-00846
October 20, 27, 2023 23-03240H

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
COUNTY CASE NO.
07-CC-17292, DIV. I
TRANSFERRED TO CIRCUIT COURT
CASE NO. 18-CA-6414, DIV. C
SPINNAKER COVE TOWNHOMES
PROPERTY OWNERS
ASSOCIATION, INC.,
Plaintiff, v.
CARL SANDERS, et al.
Defendant.

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Case No. 18-CA-6414, the Clerk of the Court, Hillsborough County, shall sell the property situated in said county, described as:

All of Lot 3, Less the Northerly 2.65 feet thereof, Together with the Northerly 2.65 feet of Lot 4, Block 2, of Spinnaker Cove Townhomes, according to the plat thereof as recorded in Plat Book 94, Page 35, of the Public Records of Hillsborough County, Florida, and being more particularly described as follows: Beginning at the Southwesterly corner of said Lot 3, run thence along the Westerly boundary of said Block 2, N.33°00'00"E, 19.35 feet; thence along a line lying 2.65 feet Southerly of and parallel with the Northerly boundary of said Lot 3, S'57°00'00"E 76.50 to a point on the Easterly boundary of said Block 2, S'33°00'00"W, 22.00 feet, thence along a line lying 2.65 feet Southerly of and parallel with the Northerly boundary of the aforesaid Lot 4, N.57°00'00"W, 76.50 feet to a point on the aforesaid Westerly boundary of Block

2, N.33°00'00"E., 2.65 feet to the Point of Beginning. Containing 1683 square feet, more or less.
Property Address: 4337 Spinnaker Cove Lane, Tampa, Florida 33615

at public sale, to the highest and best bidder for cash on November 7, 2023 at 10 a.m.. The sale shall be conducted online at www.hillsborough.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

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 the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg St., Room 604, Tampa, Florida 33602, (813)272-7040, 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 seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 16th day of October, 2023.
RABIN PARKER GURLEY, P.A.
2653 McCormick Drive
Clearwater, Florida 33759
Telephone: (727)475-5535
Facsimile: (727)723-1131
For Electronic Service:
Pleadings@rpplga.com
Counsel for Plaintiff
By: /s/ Kyle J. Keough
Monique E. Parker,
Florida Bar No. 0669210
Bennett L. Rabin,
Florida Bar No. 0394580
Adam C. Gurley,
Florida Bar No. 0112519
John D. Kimbrough III,
Florida Bar No. 1018111
Kyle J. Keough,
Florida Bar No. 118857
10058-016
October 20, 27, 2023 23-03218H

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 19-CA-003557
R P FUNDING INC.
Plaintiff(s), vs.
DARRELL MOSCATO;
HILLSBOROUGH COUNTY,
FLORIDA CLERK OF COURT
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Cancel Foreclosure Sale entered on August 23, 2023 in the above-captioned action, the Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 22nd day of November, 2023 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 12 IN BLOCK 1 OF TWELVE OAKS VILLAGE UNIT NO. 2, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 47, PAGE 40, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
Property address: 7705 Palmbrook Drive, Tampa, FL 33615

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 e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

ties.

AMERICANS WITH DISABILITY ACT: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO ACCESS COURT FACILITIES OR PARTICIPATE IN A COURT PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURT AS FAR IN ADVANCE AS POSSIBLE, BUT PREFERABLY AT LEAST (7) DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE OR OTHER COURT ACTIVITY OF THE DATE THE SERVICE IS NEEDED: COMPLETE A REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. PLEASE REVIEW FAQ'S FOR ANSWERS TO MANY QUESTIONS. YOU MAY CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS ADA COORDINATOR BY LETTER, TELEPHONE OR E-MAIL. ADMINISTRATIVE OFFICE OF THE COURTS, ATTENTION: ADA COORDINATOR, 800 E. TWIGGS STREET, TAMPA, FL 33602. PHONE: 813-272-7040; HEARING IMPAIRED: 1-800-955-8771; VOICE IMPAIRED: 1-800-955-8770; E-MAIL: ADA@FLJUD13.ORG.

Respectfully submitted,
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@padgettlawgroup.com
Attorney for Plaintiff
TDP File No. 19-002431-1
October 20, 27, 2023 23-03236H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 23-CA-014846
DIVISION: C

U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR THE LB-RANCH SERIES V TRUST, Plaintiff, v.
UNKNOWN HEIRS, SPOUSES, BENEFICIARIES, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDDIE M. CREWS; et al.,
Defendants.

TO: UNKNOWN HEIRS, SPOUSES, BENEFICIARIES, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDDIE M. CREWS
Last Known Address: Unknown
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property located in Hillsborough County, Florida:

LOT 6, OF P.A. MERRIN OF BLOCK 5 OF J.W. DOUGLAS SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGE 16, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. including the buildings, appurtenances, and fixture located thereon.
Property Address: 611 Coronet Street Plant City, FL 33563 (the "Property").

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, Plaintiff's attorney, whose address is 4755 Technology Way, Suite 104 Boca Raton, FL 33431 on or before November 13, 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and seal of this Court at Hillsborough, Florida on this 12 day of October, 2023.
CINDY STUART
HILLSBOROUGH COUNTY
CLERK OF COURT
(SEAL) By: /s/ Isha Tirado-Baker
Deputy Clerk
HARRIS S. HOWARD, ESQ.
HOWARD LAW
Plaintiff's attorney
4755 Technology Way, Suite 104
Boca Raton, FL 33431
October 20, 27, 2023 23-03200H

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 2023-DR-006899
MICHELLE DORCEY,
Petitioner, and
JASON SCHLOTTHAUER,
Respondent,
TO: JASON SCHLOTTHAUER
3612 CUMING STREET, OMAHA, NE 68131

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on MICHELLE DORCEY, whose address is P.O. BOX 78, ELLENTON, FLORIDA 234222 on or before 10/25/2023, and file the original with the clerk of this Court at 800 E. Twigg Street, Tampa, Florida 33602. before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you

for the relief demanded 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 request.

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 address(es) on record at the clerk's office.

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: 09-18-2023

CINDY STUART
CLERK OF THE CIRCUIT COURT
(SEAL)
By: /s/ CATHERINE CASTILLO
Deputy Clerk
CASE # 23-DR-006899
Oct. 6, 13, 20, 27, 2023 23-03114H

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 23-CA-012455
DIVISION: E

GRANADA INSURANCE COMPANY, Plaintiff, vs.
WATKINS & SONS PAVING, INC., a Florida corporation; WILLIAM A. PURCELL, JR., an individual; and JOHNSON FLEURANT, an individual;
Defendants.

TO: William A. Purcell, Jr., 630 Ephrata Drive, Brandon, FL 33511
YOU ARE HEREBY NOTIFIED that an action for declaratory judgment has been filed against you in the above styled case and in the above referenced

court. You are required to file written defenses, if any, with the clerk of the court and to serve a copy on or before November 3, 2023, on Paula Munera Alzate, Esquire, plaintiff's attorney, whose address is Hinshaw & Culbertson LLP, 2525 Ponce de Leon Blvd., 4th Floor, Coral Gables, Florida 33134.

To be published for 4 consecutive weeks in the Business Observer.
DATED ON 10/2/2023

Cindy Stuart
As Clerk of the Court
(SEAL) By /s/ Isha Tirado-Baker
As Deputy Clerk
Paula Munera Alzate, Esquire
plaintiff's attorney
Hinshaw & Culbertson LLP
2525 Ponce de Leon Blvd., 4th Floor
Coral Gables, Florida 33134
1060848\314851231v1
Oct. 13, 20, 27; Nov. 3, 2023
23-03183H

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 23-CA-013795
Citizens Bank, N.A.
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of John L. Still a/k/a John L. Still Jr. a/k/a John Still, Deceased; Karen Still Busse, as Personal Representative of the Estate of John L. Still a/k/a John L. Still Jr. a/k/a John Still, Deceased; James Little Still a/k/a James L. Still; Mark Joseph Leonard a/k/a Mark J. Leonard a/k/a Mark

Leonard; J. S., a minor child by and through his mother and natural guardian, Sherry L. Puetz a/k/a Sherry L. Shirey
Defendants.

TO: James Little Still a/k/a James L. Still
Last Known Address: 110 W Mill Street Bloomfield, IN 47424

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida:

LOT 38, BLOCK 11, KINGSWAY DOWNS UNIT THREE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 48, PAGE 68, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Es-

quire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before November 17, 2023, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled

court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
DATED ON October 16, 2023.

Cindy Stuart
As Clerk of the Court
(SEAL) By /s/ Mustafa Divan
As Deputy Clerk

Julie York, Esquire
Brock & Scott, PLLC.
the Plaintiff's attorney
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
File # 23-F00070
October 20, 27, 2023 23-03242H

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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

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THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE BY PUBLICATION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
FAMILY LAW DIVISION
Case No. 21-DR-017356

IN RE: THE MARRIAGE OF DAILYN CARRAZANA ALFONSO, Petitioner/Wife, and ALEXIS RODRIGUEZ, Respondent/Husband.
TO: ALEXIS RODRIGUEZ

YOU ARE HEREBY NOTIFIED that a Petition for Dissolution of Marriage by Publication/Posting and for Related Relief has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Pablo Morla, Esq., Morla Law Group, P.A., Attorney for Petitioner, whose address is 3621 W. Kennedy Blvd., Tampa, Florida 33609, and file the original with the clerk of the above styled court on or before 11/10/2023; otherwise a default

will be entered against you for the relief prayed for in the complaint or petition.
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 of striking of pleadings.

This notice shall be published once a week for four consecutive weeks in the BUSINESS OBSERVER.
WITNESS my hand and the seal of said court at Hillsborough County, Florida on this 9 day of October, 2023.

Clerk Name: Cindy Stuart
As clerk, Circuit Court
(Circuit Court Seal)
By Isha Tirado-Baker
As Deputy Clerk

Attorney for Petitioner:
Pablo Morla, Esq.
Morla Law Group, P.A.
3621 W. Kennedy Blvd.
Tampa, Florida 33609
Oct. 13, 20, 27; Nov. 3, 2023
23-03158H

THIRD INSERTION

MONITION
UNITED STATES DISTRICT COURT
MIDDLE DISTRICT OF FLORIDA
TAMPA DIVISION
IN ADMIRALTY
8:23-cv-1618-TPB-CPT

IN RE: PETITION OF SLADE MONGELLI, as titled owner of and for one 2004 21' Polar Boats Runabout vessel, HIN #MJJA6058H304, her engines, tackle, and appurtenances, Petitioner.

TO THE UNITED STATES MARSHAL FOR THE UNITED STATES DISTRICT COURT FOR THE MIDDLE DISTRICT OF FLORIDA:

WHEREAS, an amended complaint (Petition) was filed in the United States District Court for the Middle District of Florida by Petitioner Slade Mongelli for exoneration from or limitation of liability as owner of a 21-foot Polar Boats Runabout vessel (the Vessel), with respect to losses, damages, and injuries occasioned by or occurring as a result of an incident which transpired on said Vessel on November 19, 2022, for the reasons mentioned in said Petition, and praying that a Monition be issued out of said Court citing all persons claiming damages by reason of the matters aforesaid to appear before said Court and to make due proof of their respective claims and to answer the allegations of the Petition, and that if it shall appear the Petitioner is liable for any such losses, damages, or injuries, the Petitioner's liability be limited to the amount or value of the Petitioner's interest in the Vessel immediately following the incident described in said Petition, and praying for other further relief; and

WHEREAS, the Petitioner has caused to be deposited with the Clerk of Court an Amended Ad Interim Stipulation for Value and a Letter of Undertak-

ing for the sum of \$4,904.45, together with costs and annual interest at six percent, and the Court having directed by an Order entered herein that a Monition be issued against all persons or entities claiming damages for any losses, destruction, injuries, or death arising out of the incident described in the said Petition, citing them to file their respective claims with the Clerk of Court and to serve on or mail to the Petitioner's attorney a copy thereof on or before November 8, 2023.

YOU ARE THEREFORE COMMANDED to cite all persons or entities claiming damages for losses or injury arising out of the November 19, 2022, incident described in the Petition, to file their respective claims with the Clerk of Court and to serve on or mail to Charles S. Davant, at Davant Law, P.A., 12 Southeast 7th Street, Suite 601, Fort Lauderdale, FL 33301, attorney for the Petitioner, a copy thereof on or before November 8, 2023; and

YOU ARE ALSO COMMANDED to cite such claimants to appear and answer the Petition herein on or before the date last named or within such further time as the Court may grant, and to have and receive such further relief as may be due.

Dated this 29th day of August, 2023.
(SEAL) Betsy Davis
United States District Court
Middle District Court of Florida
By Deputy Clerk

Charles S. Davant
Davant Law, P.A.
12 Southeast 7th Street, Suite 601
Fort Lauderdale, FL 33301
attorney for the Petitioner
Oct. 13, 20, 27; Nov. 3, 2023
23-03149H

THIRD INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 23-DR-8483

IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF

TAK
ELK
LNK
JAK
Adoptee
TO: Ruben Galvez
unknown

YOU ARE NOTIFIED that a Joint Petition for Adoption by Relative has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Laurel C. Ackley, Esq., whose address is 2236 Ashley Oaks Circle, Ste. 102, Wesley Chapel FL 33544, on or before October 23rd, 2023, and file the original with the clerk of this Court at Hillsborough County Courthouse, 800 E. Twiggs St., Tampa Florida 33602 before service on Petitioners or immediately thereafter. There will be a hearing on the petition to terminate parental rights pending adoption on November 16, 2023 at 9:45 a.m. in courtroom 411 at the Hillsborough County Courthouse, 800 E. Twiggs St., Tampa Florida 33602

If you fail to do so, a default may be entered against you for the relief demanded in the petition.

UNDER SECTION 63.089, FLORIDA STATUTES FAILURE TO TIMELY FILE A WRITTEN RESPONSE TO

THIS NOTICE AND THE PETITION WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE OR ASSERT REGARDING THE MINOR CHILD.

The minor child is identified as follows:

Name JAW
Date of Birth 2009
Place of Birth Bernalillo, New Mexico
Physical Description of Respondent: Age: unknown
Race: Hispanic
Hair Color: Brown
Eye Color: Brown
Approximate Height:
Approximate Weight:

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 request.

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 office.

Dated: 09-19-2023
CINDY STUART
CLERK OF THE CIRCUIT COURT
(SEAL)
By: /s/ CATHERINE CASTILLO
Deputy Clerk
CASE# 23-DR-008483
Oct. 13, 20, 27; Nov. 3, 2023
23-03144H

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 23-CC-089933

Ally Bank, Plaintiff, VS. Angel Rivera Figueroa; et al., Defendant(s).
TO: Angel Rivera Figueroa
Last Known Residence: 10906 N. Oakleaf Ave Tampa, FL 33612

YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida:

2020 Jeep Wrangler Unlimited, VIN 1C4HJXEN9LW214113

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 October 30, 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
Dated on September 27, 2023.

As Clerk of the Court
(SEAL) By: /s/ Mustafa Divan
As Deputy Clerk

ALDRIDGE PITE, LLP
Plaintiff's attorney
5300 West Atlantic Avenue Suite 303
Delray Beach, FL 33484
1693-024B
Ref# 5519
October 6, 13, 20, 27, 2023
23-03086H

FOURTH INSERTION

NOTICE OF ACTION AND HEARING TO TERMINATE PARENTAL RIGHTS PENDING ADOPTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
FAMILY LAW DIVISION
CASE NO. 22-DR-10717
DIVISION: J

IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF A MINOR CHILD

INFANT BJDJ
TO: Antonio Juan Mateo or any known or unknown legal or biological father of the male child born on August 4, 2022, to Eulia Baltazar Juan
Current Residence Address: Unknown
Last Known Residence Address: Unknown except for Huehuetenango, Guatemala

YOU ARE HEREBY NOTIFIED that a Petition for Termination of Parental Rights Pending Adoption has been filed by Heart of Adoptions, Inc., 418 West Platt Street, Suite A, Tampa, Florida 33606, regarding a minor male child born to Eulia Baltazar Juan on August 4, 2022, in Fort Myers, Lee County, Florida. The legal father Antonio Juan Mateo is Hispanic and approximately 26 years old, approximately with dark brown hair and brown eyes. All other physical characteristics and his residence address are unknown and cannot be reasonably ascertained. Additionally, the identity and all physical characteristics and the residence address of any known or unknown legal or biological father are unknown and cannot be reasonably ascertained.

There will be a hearing on the Petition to Terminate Parental Rights Pending Adoption on January 10, 2024, at 9:30 a.m. eastern time, via zoom, <https://zoom.us/j/8207378005>, Meeting ID 820 737 8005, before Judge Lindsay Alvarez, at the George E. Edgecomb Courthouse, 800 East Twiggs Street, Courtroom 402, Tampa, Florida 33602. The Court has set aside 15 minutes for the hearing. The grounds for termination of parental rights are those set forth in §63.089 of the Florida Statutes.

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT IN AND FOR THE THIRTEENTH JUDICIAL CIRCUIT HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 2023-CC-060587
DIVISION: S

JUPITER ASSET RECOVERY, LLC, Plaintiff, vs. ROXANNE RAMDAWAH, Defendant.

TO: ROXANNE RAMDAWAH
Last known residence: 8501 Grapefruit Avenue Tampa, Florida 33614
Current residence: 8501 Grapefruit Avenue Tampa, Florida 33614

YOU ARE NOTIFIED that a small claims action has been brought against you and that you are required to serve a copy of your written defenses, if any, to it on Ryan Shirley, Esq., RYAN SHIRLEY LAW, P.A., whose address is: 901 Northpoint Pkwy, Ste. 310, West Palm Beach, Florida 33407, rshirley@ryanslaw.net; on or before November 3, 2023, a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in Business Observer) and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will

You may object by appearing at the hearing and filing a written objection with the Court. If you desire counsel and believe you may be entitled to representation by a court-appointed attorney, you must contact the Office of the Clerk of Court and request that an "Affidavit of Indigent Status" be mailed to you for completion and return to the Office of the Clerk of Court.

If you elect to file written defenses to said Petition, you are required to serve a copy on Petitioner's attorney, Jeanne T. Tate, P.A., 418 West Platt Street, Suite B, Tampa, Florida 33606-2244, (813) 258-3355, and file the original response or pleading in the Office of the Clerk of the Circuit Court of Hillsborough County, Florida, 800 East Twiggs Street, Tampa, Florida 33602, (813) 276-8100, on or before December 1, 2023, a date which is not less than 28 nor more than 60 days after the date of first publication of this Notice.

UNDER §63.089, FLORIDA STATUTES, FAILURE TO FILE A WRITTEN RESPONSE TO THIS NOTICE WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MINOR CHILD.

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 ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at Tampa, Hillsborough County, Florida on October 4, 2023.

CINDY STUART
Clerk of the Circuit Court
(SEAL) By: /s/ Isha Tirado-Baker
Deputy Clerk
Oct. 6, 13, 20, 27, 2023 23-03115H

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2023-CA-014210

RUBY RODRIGUEZ AS PERSONAL REPRESENTATIVE OF THE ESTATE OF ROBERTO RODRIGUEZ, Plaintiff, vs. ELIA VARELA, Defendant.

To: ELIA VARELA
Last known address: 6924 N. Lois Avenue Tampa, FL 33614

You are notified of the institution of this action by Ruby Rodriguez as Personal Representative of the Estate of Roberto Rodriguez, against you for a declaratory judgment regarding the following property in Hillsborough County, Florida.

The North 31 1/2 feet of Lots 23 and 24 on Block 42 of Revised Map of MacFarlane's Addition to West Tampa, according to the map or plat thereof as recorded in Plat Book 3, page 30 of the Public Records of Hillsborough County, Florida.

and you are required to serve a copy of your written defenses, if any to it on Brandon M. Henderson, Esq., the Plaintiff's attorney, whose address is 7650 W. Courtney Campbell Causeway, Suite 1150, Tampa, Florida, 33607, within

30 days and file the original with the Clerk of this court either before service upon 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
Dated this 4th day of October, 2023

Clerk of The Circuit Court
(SEAL) By: /s/ Mustafa Divan
As Deputy Clerk
Brandon M. Henderson, Esq.
the Plaintiff's attorney
7650 W. Courtney Campbell Causeway
Suite 1150
Tampa, Florida, 33607
Oct. 13, 20, 27; Nov. 3, 2023
23-03157H

PUBLISHED YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

- 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

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

SAVE TIME
Email your Legal Notice
legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 18-CA-004902 DIVISION: RF -Section I NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. JUAN C. ZAVALA A/K/A JUAN ZAVALA; et al., Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated March 27, 2019, and an Order Resetting Sale dated October 3, 2023, entered in Case No. 18-CA-004902 of the Circuit Court in and for Hillsborough County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is Plaintiff and JUAN C. ZAVALA A/K/A JUAN ZAVALA; NOHEMI ZAVALA; UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY; UNKNOWN PARTIES IN POSSESSION #1, IF LIVING, AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE ABOVE NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS; UNKNOWN PARTIES IN POSSESSION #2, IF LIVING, AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE ABOVE NAMED

DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSE, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS 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, are Defendants, CINDY STUART, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at <http://www.hillsborough.realforeclose.com>, at 10:00 a.m., on November 7, 2023, the following described property as set forth in said Order or Final Judgment, to-wit: THE NORTH 1/4 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 28 SOUTH, RANGE 22 EAST, HILLSBOROUGH COUNTY, FLORIDA, LESS AND EXCEPT ROAD RIGHT-OF-WAY FOR SHANNON AVENUE. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE

OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. 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. 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. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG. DATED October 11, 2023. By: /s/ Lisa Woodburn Lisa A. Woodburn Florida Bar No.: 11003 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 1460-184285 / TM1 October 20, 27, 2023 23-03198H

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 19-CA-009993 DIVISION: I RF -Section II U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST, RANSOM L. PETERMON A/K/A RANSOM L. PETERMON A/K/A RANSOM LEE PETERMON SR. A/K/A R.L. PETERMON, SR. DECEASED; HOWARD WATT PETERMON A/K/A HOWARD PETERMON A/K/A HOWARD WATT PETERMAN; U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF NRZ RECOVERY TRUST; SHIRLEY GAIL PETERMON; WILLIE RUTH PETERMON; RONALD J. PETERMON A/K/A RONALD PETERMON; HILLSBOROUGH COUNTY CLERK OF THE CIRCUIT COURT; GERALD JEROME PETERMON A/K/A GERALD PETERMON; UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY; DESIREE PETERMON A/K/A DESIREE PETERMON; STANLEY ERIC PETERMON; RANSOME PETERMAN, JR. A/K/A RANSOM L. PETERMON, JR.; RAYMOND LEE PETERMON A/K/A RAYMOND LEE PETERMON; WILLIE JAMES PETERMON A/K/A WILLIE PETERMON; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE

PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of Foreclosure dated October 2, 2023, and entered in Case No. 19-CA-009993 of the Circuit Court in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST is Plaintiff and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST, RANSOM L. PETERMON A/K/A RANSOM L. PETERMON A/K/A RANSOM LEE PETERMON SR. A/K/A R.L. PETERMON, SR. DECEASED; HOWARD WATT PETERMON A/K/A HOWARD PETERMAN; U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF NRZ RECOVERY TRUST; SHIRLEY GAIL PETERMON; WILLIE RUTH PETERMON; RONALD J. PETERMON A/K/A RONALD PETERMON; HILLSBOROUGH COUNTY CLERK OF THE CIRCUIT COURT; GERALD JEROME PETERMON A/K/A GERALD PETERMON; UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY; DESIREE PETERMON A/K/A DESIREE PETERMON; STANLEY ERIC PETERMON; RANSOME PETERMAN, JR. A/K/A RANSOM L. PETERMON, JR.; RAYMOND LEE PETERMON A/K/A RAYMOND LEE PETERMON; WILLIE JAMES PETERMON A/K/A WILLIE PETERMON; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE

PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of Foreclosure dated October 2, 2023, and entered in Case No. 19-CA-009993 of the Circuit Court in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST is Plaintiff and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST, RANSOM L. PETERMON A/K/A RANSOM L. PETERMON A/K/A RANSOM LEE PETERMON SR. A/K/A R.L. PETERMON, SR. DECEASED; HOWARD WATT PETERMON A/K/A HOWARD PETERMAN; U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF NRZ RECOVERY TRUST; SHIRLEY GAIL PETERMON; WILLIE RUTH PETERMON; RONALD J. PETERMON A/K/A RONALD PETERMON; HILLSBOROUGH COUNTY CLERK OF THE CIRCUIT COURT; GERALD JEROME PETERMON A/K/A GERALD PETERMON; UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY; DESIREE PETERMON A/K/A DESIREE PETERMON; STANLEY ERIC PETERMON; RANSOME PETERMAN, JR. A/K/A RANSOM L. PETERMON, JR.; RAYMOND LEE PETERMON A/K/A RAYMOND LEE PETERMON; WILLIE JAMES PETERMON A/K/A WILLIE PETERMON; 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

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO. 22-CA-006961 DIVISION: I RRA CP OPPORTUNITY TRUST 1, Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF ERIC JOSEPHSON, DECEASED; JAMES JOSEPHSON; JOHN JOSEPHSON; MARGARET PARKS; JENNIFER MUSCOLO; CARLA MADISON; PAULA BERGER; JERALD JOSEPHSON; HILLSBOROUGH COUNTY, FLORIDA, CODE ENFORCEMENT BOARD; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s). TO: UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER UNKNOWN PERSONS OR SPOUSES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF ERIC JOSEPHSON, DECEASED whose residence is unknown if he/she/they are living; and if he/she/they are dead, the unknown defendants who may be spouses, heirs, devisees, grant-

ees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein TO: ALL OTHER UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAME UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS whose residence is unknown if he/she/they are living; and if he/she/they are dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein YOU ARE NOTIFIED that an action to foreclose a mortgage has been filed against you, in regard to the following property in Hillsborough County, Florida, legally described as: LOT 8 IN BLOCK "A" OF RALSTON BEACH MANOR UNIT #2, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 37 ON PAGE 40 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. This property is located at the street address of: 6420 N. Gomez Ave., Tampa, FL 33614. YOU ARE REQUIRED to serve a copy of your written defenses on or before November 13, 2023 a date which is within 30 days after the first publication, if any, on McMichael

Taylor Gray, LLC, Plaintiff's Attorney, whose address is 3275 W. Hillsboro Blvd., Suite 312, Deerfield Beach, Florida 33442, and file the original with 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. This Notice shall be published once a week for two consecutive weeks in the Business Observer. **IN ACCORDANCE WITH THE AMERICAN'S WITH DISABILITIES ACT, If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Hillsborough County ADA Officer at (813) 276-8401; TTY: 7-1-1. For individuals who require hearing or speech assistance, please call the Florida Relay Service Numbers, (800) 955-8771 (TDD) or (800) 955-8700(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. WITNESS my hand and the seal of the court on October 12, 2023. CINDY STUART CLERK OF THE CIRCUIT COURT (COURT SEAL) By: Isha Tirado-Baker, Deputy Clerk Attorney for Plaintiff: Annalise Hayes DeLuca, Esq. Audrey J. Dixon, Esq. Ashley Elmore Drew, Esq. MCMICHAEL TAYLOR GRAY, LLC Attorney for Plaintiff 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: 404.474.7149 Email: ServiceFL@mtglaw.com FL2021-00785 October 20, 27, 2023 23-03213H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 23-CA-011882 SECTION # RF PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. MICHAEL RAYMOND NAGEL; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ZB EQUITIES, LLC; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.hillsborough.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 20 day of November 2023, the following described property as set forth in said Final Judgment, to wit: A PORTION OF SECTION 9 AND 16, TOWNSHIP 28 SOUTH RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: FROM THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 28 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA, THENCE NORTH (ASSUMED) ALONG THE EAST LINE

THEREOF A DISTANCE OF 16.22 FEET TO THE POINT OF BEGINNING, THENCE SOUTH 73 DEGREES 03 MINUTES 41 SECONDS WEST, 91.45 FEET, THENCE NORTH 0 DEGREES 23 MINUTES 51 SECONDS WEST, 16.71 FEET; THENCE 49.32 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 60.00 FEET A CENTRAL ANGLE OF 47 DEGREES 05 MINUTES 40 SECONDS AND A CHORD BEARING NORTH 23 DEGREES 56 MINUTES 41 SECONDS WEST, 47.94 FEET; THENCE NORTH 47 DEGREES 29 MINUTES 32 SECONDS WEST, 85.94 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF THONOTOSASSA ROAD (MAIN STREET) AS IT EXISTED ON 3/1/2001; THENCE NORTH 55 DEGREES 44 MINUTES 00 SECONDS EAST ALONG SAID SOUTHERLY RIGHT OF WAY LINE A DISTANCE OF 206.19 FEET TO THE EAST LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 9; THENCE SOUTH ALONG THE EAST LINE THEREOF A DISTANCE OF 208.04 FEET TO THE POINT OF BEGINNING. PROPERTY ADDRESS: 10109 MAIN STREET, THONOTOSASSA, FL 33592 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE

ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org Dated this 11 day of October 2023. By: /s/ Lindsay Maisonet Lindsay Maisonet, Esq. Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 23-00800 October 20, 27, 2023 23-03199H

OFFICIAL COURTHOUSE WEBSITES

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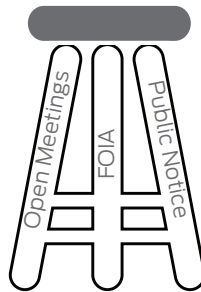
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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

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**
-  **Independence**
-  **Verifiability**
-  **Archivability**

Publishing notices on the internet is neither cheap nor free 





 **Newspapers remain the primary vehicle for public notice in all 50 states**

Types Of Public Notices






Citizen Participation Notices

-  Government Meetings and Hearings
-  Land and Water Use
-  Meeting Minutes or Summaries
-  Creation of Special Tax Districts
-  Agency Proposals
-  School District Reports
-  Proposed Budgets and Tax Rates
-  Zoning, Annexation and Land Use Changes

Commercial Notices

-  Unclaimed Property, Banks or Governments
-  Delinquent Tax Lists, Tax Deed Sales
-  Government Property Sales
-  Permit and License Applications

Court Notices

-  Mortgage Foreclosures
-  Name Changes
-  Probate Rulings
-  Divorces and Adoptions
-  Orders to Appear in Court

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