

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2023CA003482CAAXES ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs. SONCHAI BOOTHE, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 10, 2023, and entered in 2023CA003482CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. is the Plaintiff and SONCHAI BOOTHE are the

Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit: THE NORTH 10 FEET OF LOT 14 AND ALL OF LOTS 15 AND 16, BLOCK 1, MOORE'S FIRST ADDITION TO THE TOWN OF ZEPHYRHILLS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 57, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 38932 SOUTH AVE, ZEPHYRHILLS, FL 33542 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 DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot ac-

commodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. 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: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 23-106153 - NaC Oct. 27; Nov. 3, 2023 23-01796P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2023CA004124CAAXES PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. JEFFERY A. GOODIN, et al., Defendants. TO: JEFFERY A. GOODIN 8220 LAGERFELD DR, LAND O LAKES, FL 34637 AIMEE GOODIN 8220 LAGERFELD DR, LAND O LAKES, FL 34637 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 16, BLOCK 14, CONNER-TON VILLAGE ONE PARCEL 103, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE(S) 118 THROUGH 131, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 on or before November 27, 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 participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. WITNESS my hand and the seal of this Court this 19th day of October, 2023. NIKKI ALVAREZ-SOWLES, ESQ As Clerk of the Court (SEAL) By /s/ Brooklyn Horner As Deputy Clerk De Cubas & Lewis, P.A. Attorney for Plaintiff PO BOX 5026, CORAL SPRINGS, FL 33310 23-02295 Oct. 27; Nov. 3, 2023 23-01776P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2019-CA-003880 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ELIZABETH M. SAMICH, DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 10, 2023, and entered in 2019-CA-003880 of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco 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 THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ELIZABETH M. SAMICH, DECEASED; CLAY SAMICH; BRETT SAMICH; KATIE SAMICH are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 61 SHADOW LAKES ESTATES ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19 PAGE 140 THROUGH 142 OF THE PUBLIC RECORDS OF

PASCO COUNTY, FLORIDA. Property Address: 12702 BALSAM AVE, HUDSON, FL 34669 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 DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 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: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 18-232709 - MiM Oct. 27; Nov. 3, 2023 23-01788P

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JUDITH ANN GOSS, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 11, 2023, and entered in 2021CA002654CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JUDITH ANN GOSS, DECEASED; ROBIN GOSS; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; MARK STEVEN GOSS are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on November 13, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 300, HILLDALE UNIT THREE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT 12, PAGES 66 AND 67 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA Property Address: 6442 SUTHER-

LAND AVENUE, NEW PORT RICHEY, FL 34653 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 DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 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: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 21-012243 - EuE Oct. 27; Nov. 3, 2023 23-01795P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2016-CA-001348 ATLANTICA, LLC Plaintiff(s), vs. ROXANA MARIBEL ARGUETA A/K/A ROXANA M. ARGUETA A/K/A ROXANA M. RODRIGUEZ; UNKNOWN SPOUSE OF ROXANA MARIBEL ARGUETA A/K/A ROXANA M. ARGUETA A/K/A ROXANA M. RODRIGUEZ; WOODY DEVELOPMENT CORPORATION, A FLORIDA CORPORATION, AS TRUSTEE UNDER THE 21027-6 VOYAGER TRUST LAND TRUST AGREEMENT; CONSOLIDATED ASSET MANAGEMENT I, LLC; SUNCOAST CREDIT UNION SUCCESSOR BY MERGER TO SUNCOAST SCHOOLS FEDERAL CREDIT UNION; VILLAGE COMMONS, LLC; NATIONSTAR MORTGAGE, LLC Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Consent Final Judgment of Foreclosure entered in Case No. 2016-CA-001348 of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida wherein ATLANTICA, LLC is the Plaintiff and ROXANA MARIBEL ARGUETA A/K/A ROXANA M. ARGUETA A/K/A ROXANA M. RODRIGUEZ; UNKNOWN SPOUSE OF ROXANA MARIBEL ARGUETA A/K/A ROXANA M. ARGUETA A/K/A ROXANA M. RODRIGUEZ; WOODY DEVELOPMENT CORPORATION, A FLORIDA CORPORATION, AS TRUSTEE UNDER THE 21027-6 VOYAGER TRUST LAND TRUST AGREEMENT; CONSOLIDATED ASSET MANAGEMENT I, LLC; SUNCOAST CREDIT UNION SUCCESSOR BY MERGER TO SUNCOAST SCHOOLS FEDERAL CREDIT UNION; VILLAGE COMMONS, LLC; NATIONSTAR MORTGAGE, LLC are Defendants, I will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, the Clerk's website

for on-line auctions at 11:00 o'clock A.M. on the 30th day of November, 2023, the following described property as set forth in said Consent Final Judgment of Mortgage Foreclosure, to wit: Condominium Parcel: Unit No. 6, Building 21027, of GLENDALE VILLAS, a condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 6840, Page 427, and subsequently amended thereto of the public records of Pasco County, Florida, together with an undivided interest in the common elements appurtenant thereto set forth in the said Declaration. Property address: 21027 Voyager Boulevard, Unit K-6, Land O' Lakes, FL 34638 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. NOTICE: 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 Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V), or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V), at least seven (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. By: /s/ Scott D. Stamatakis Scott D. Stamatakis, Esquire Florida Bar No.:178454 FLORIDA CONSUMER LAWYERS P.O. Box 341499 Tampa, Florida 33694 (813) 282-9330 (telephone) (813) 282-8648 (facsimile) Notice of Primary Email: service@floridacdl.com Attorney for Plaintiff Oct. 27; Nov. 3, 2023 23-01779P

FIRST INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL ACTION CASE NO.: 51-2021-CA-002511 WS WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT INDIVIDUALLY BUT SOLELY AS TRUSTEE FOR FINANCE OF AMERICA STRUCTURED SECURITIES ACQUISITION TRUST 2018-HB1, Plaintiff, vs. IVA J. STOUT, et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated September 27, 2023, and entered in Case No. 51-2021-CA-002511 WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Wilmington Savings Fund Society, FSB, not individually but solely as trustee for Finance Of America Structured Securities Acquisition Trust 2018-HB1, is the Plaintiff and Iva J. Stout, United States of America Acting through Secretary of Housing and Urban Development, Unknown Party#1 N/K/A Joseph Adkins, are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.pasco.realforeclose.com, Pasco County, Florida at 11:00 am on the November 9, 2023 the following described property as set forth in said Final Judgment of Foreclosure: LOT 235, SEA RANCH ON THE GULF, FOURTH ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 9, PAGE 38, PUBLIC RECORDS OF PASCO

COUNTY, FLORIDA. A/K/A 13706 LAGOON DRIVE HUDSON FL 34667 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 participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 19 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 Swosinski Florida Bar #96533 Justin Swosinski, Esq. CT - 21-006440 Oct. 27; Nov. 3, 2023 23-01793P

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 512023CA000027CAAXWS CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff, v. DARTAGNAN LOVE; JASMINE LOVE; ALL UNKNOWN PARTIES CLAIMING INTEREST BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order dated September 21, 2023 entered in Civil Case No. 512023CA-000027CAAXWS in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC, Plaintiff and DARTAGNAN LOVE and JASMINE LOVE are defendants, Nikki Alvarez-Sowles, Clerk of Court, will sell the property at public sale at www.pasco.realforeclose.com beginning at 11:00 AM on January 2, 2024 the following described property as set forth in said Final Judgment, to-wit: LOT 11, VERMILLION SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE(S) 129, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 7101 Green St, New Port Richey, Florida 34652 ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: fltrealp@kelleykronenberg.com /s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: CRF22125-JMV Oct. 27; Nov. 3, 2023 23-01770P

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 Florida's Newspaper for the C-Suite Business Observer

SAVE TIME Email your Legal Notice legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication SARASOTA • MANATEE • HILLSBOROUGH • PASCO • PINELLAS • POLK • LEE • COLLIER • CHARLOTTE Business Observer

OFFICIAL COURTHOUSE WEBSITES

- MANATEE COUNTY manateeclerk.com
SARASOTA COUNTY sarasotaclerk.com
CHARLOTTE COUNTY charlotteclerk.com
LEE COUNTY leeclerk.org
COLLIER COUNTY collierclerk.com
HILLSBOROUGH COUNTY hillscclerk.com
PASCO COUNTY pascoclerk.com
PINELLAS COUNTY pinellasclerk.org
POLK COUNTY polkcountyclerk.net
ORANGE COUNTY myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

FIRST INSERTION

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

Case No. 21-2023-CA-000475 CROSSCOUNTRY MORTGAGE, LLC Plaintiff, vs. BOBBY EARL BRAGG, UNKNOWN SPOUSE OF BOBBY EARL BRAGG, AND UNKNOWN TENANTS/ OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on October 13, 2023, in the Circuit Court of Pasco County, Florida, Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court, will sell the property situated in Pasco County, Florida described as:

LOT 1541, HOLIDAY LAKE ESTATES, UNIT SEVENTEEN, ACCORDING TO THE MAP OR

PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGE 5, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

and commonly known as: 3347 ROXBURY DR, HOLIDAY, FL 34691; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, on December 12, 2023 at 11:00 A.M.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port

Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated October 19, 2023 By: /s/ Jennifer M. Scott Jennifer M. Scott Attorney for Plaintiff Invoice to: Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com Oct. 27; Nov. 3, 2023 23-01769P

SUBSEQUENT INSERTIONS

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2023CC003476CCAXES ALLY BANK, Plaintiff, vs. EUGENE HEINIG IV; KIMBERLY A. HEINIG; et al., Defendant(s).

TO: Kimberly A. Heinig Last Known Residence: 9267 US Highway 98 #149 Dade City, FL 33525

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

2019 Kia Sorento VIN 5XYPK4A51KG567406

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 13th, 2023, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

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

Dated on October 10th, 2023. As Clerk of the Court (SEAL) By: /s/Haley Joyner As Deputy Clerk

ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-035B Ref# 5617 Oct. 13, 20, 27; Nov. 3, 2023 23-01730P

FIRST INSERTION

NOTICE OF ACTION FOR FORFEITURE PURSUANT TO § 895 FLA. STAT. IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA 2022CA000337CAAXWS

IN RE: FORFEITURE OF ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 573 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 109 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

6619 Celeste Lane, New Port Richey, Florida 34653, whose property identification number is stated as 33-25-16-076A-00000-0120 and whose legal Description is Lot 12, Congress Park, as recorded in Plat book 10, at page 140 of the Public Records of Pasco County, Florida;

9106 Unicorn Avenue, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0540-00000-1410 and whose legal Description is Lot 141, Holiday Hill Unit Five, as Recorded in plat book 9, at page 113 and 114 of the Public records of Pasco County, Florida;

6735 Amarillo Street, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0090-00000-0010 and whose legal Description is Lot 1, San Clemente East Unit One, As recorded in plat book 10, at page 3 of the public Records of Pasco County, Florida;

2009 BLACK DODGE RAM TRUCK, VIN: 1D3HV18T39S706381; THIRTY THOUSAND, TWO HUNDRED AND FIFTY-TWO DOLLARS OF U.S. CURRENCY (\$30,252.00);

FERNANDO MAYSONET; KAITLYN DEJARNETTE;

MARIA ISABEL RIVERA TORRES ZINNIA PEEPLES JIMMY D'AVILA TO: MARIA ISABEL RIVERA TORRES

301 W. Gladys Street Tampa, FL 33602

YOU ARE NOTIFIED that an action for forfeiture of your interest in the following described property in Pasco County, Florida:

ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 573 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 109 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

6619 Celeste Lane, New Port Richey, Florida 34653, whose property identification number is stated as 33-25-16-076A-00000-0120 and whose legal Description is Lot 12, Congress Park, as recorded in Plat book 10, at page 140 of the Public Records of Pasco County, Florida;

9106 Unicorn Avenue, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0540-00000-1410 and whose legal Description is Lot 141, Holiday Hill Unit Five, as Recorded in plat book 9, at page 113 and 114 of the Public records of Pasco County, Florida;

6735 Amarillo Street, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0090-00000-0010 and whose legal Description is Lot 1, San Clemente East Unit One, As recorded in plat book 10, at page 3 of the public Records of Pasco County, Florida;

2009 BLACK DODGE RAM

TRUCK, VIN: 1D3HV18T39S706381; THIRTY THOUSAND, TWO HUNDRED AND FIFTY-TWO DOLLARS OF U.S. CURRENCY (\$30,252.00);

has been filed against you by the Pasco County Sheriff's Office (PCSO) and you are required to serve a copy of your written defenses, if any, to it on Blain Goff, Esq. Senior Assistant Attorney General, Office of the Attorney General, Florida Bar No.: 109467, Attorney for the Pasco County Sheriff's Office, whose address is Office of the Attorney General, whose address is 3507 E. Frontage Road, Suite 150, Tampa, Florida 33607 on or before November 27, 2023, and file the original with the clerk of this Court at P.O. Box 338 New Port Richey, FL 34654, before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the complaint.

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 with the Clerk of the Circuit Court). Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office.

DATED on: October 18, 2023. Nikki Alvarez-Sowles, As Clerk of the Court By: (SEAL) 2022CA000337CAAXWS 10-18-2023 03:02 PM

Nikki Alvarez Sowles Pasco County Clerk & Comptroller 2022CA000337CAAXWS 10-18-2023 03:02 PM Deputy Clerk: Brooklyn Horner Oct. 27; Nov. 3, 10, 17, 2023 23-01778P

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA Case No.: 2023CA004302CAAXWS

DEBORAH MCCALLEN AND PATRICIA S. HUGHES, Plaintiffs, vs. JOSEPH R. MCCALLEN, INDIVIDUALLY AND AS SUCCESSOR TRUSTEE OF THE BETTY L. MCCALLEN REVOCABLE LIVING TRUST DATED MARCH 26, 1998, Defendant

TO: Joseph R. McCallen, Individually and as Successor Trustee of the Betty L. McCallen Revocable Living Trust Dated March 26, 1998 Defendant, and to all parties claiming interest by, through, under or against Defendant.

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for Breach of Fiduciary Duty, Removal of Trustee, Accounting, and Tortious Interference with an Expectancy.

The action was instituted in the Sixth Judicial Circuit Court, Pasco County, Florida, and is styled DEBORAH MCCALLEN AND PATRICIA S. HUGHES vs. JOSEPH R. MCCALLEN, INDIVIDUALLY AND AS SUCCESSOR TRUSTEE OF THE BETTY L. MCCALLEN REVOCABLE LIVING TRUST DATED MARCH 26, 1998.

You are required to serve a copy of your written defenses, if any, to the action on Douglas J. Amidon, Plaintiff's attorney, whose address is 7204 Massachusetts Ave., NEW PORT RICHEY, FL 34653, on or before November 13th, 2023, and file the original with the clerk of this court either before service on Douglas J. Amidon or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED: October 10th, 2023 Nikki Alvarez-Sowles, Esq. Clerk of the Sixth Judicial Circuit Court Pasco County, Florida (SEAL) By /s/ Brooklyn Horner Deputy Clerk Plaintiff's Attorney Douglas J. Amidon 7204 Massachusetts Ave., NEW PORT RICHEY, FL 34653 Oct. 13, 20, 27, Nov. 3, 2023 23-01725P

THIRD INSERTION

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

Case No.: 2022CA000564CAAXES JASON A. BAKER and SARAH A. BAKER, DONALD LEPLA and MARJORIE LEPLA, and GEORGE J. AMES and CAROL AMES Plaintiffs, v. JOSEPH F. BRIDWELL and MELANIE BRIDWELL, Defendants / Third-Party Plaintiffs, v. GREGORIO MAANAO, et al., Third-Party Defendants.

TO: UNKNOWN OWNERS (Addresses Unknown) YOU ARE NOTIFIED that an action to has been filed by Defendants/ Third-party Plaintiffs, JOSEPH AND MELANIE BRIDWELL, seeking to quiet title any lien, encumbrance, or cloud of title of the following real property:

LAKESIDE ESTATES, INC. Unit 1, PB 6 PG 17, unnumbered tract "D" described as the NW 1/4 except the West 650 feet and except the South 900 Feet of the NW 1/4 and also except LAKESIDE ESTATES INC., UNIT 1, Block F-10 through F-37 and except tracts D-2 per OR 1057, PG 1732 and D-3 per OR 1001, PG 558, and D-13 per OR 1276, PG 1167, OR 882, Pg. 64, of the Public Records of Pasco County, Florida. Subject to easements, restrictions and reservations of record. (TOGETHER WITH and subject to an easement for ingress and egress to Lake Holden over and across the South 14 feet of the above described property a distance of 500 ft. along the North boundary of Tract D-3 (500 feet that adjoins the above described property).

and you are required to serve a copy of a written defense, if any, to Carter J. Pope, Defendant/Third-party Plaintiff's attorney, whose address is 100 N. Tampa Street, Suite 4000, Tampa, Florida 33602, within 30 days from the first date of publication of this Notice, and file the original with the Clerk of this Court, either before service on or before November 13, 2023 Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in Defendants/ Third-party Plaintiff's Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 5th day of October 2023. Nikki Alvarez-Sowles, Esq. CLERK OF COURT PASCO COUNTY, FLORIDA (SEAL) By: /s/ Y. Amburgey DEPUTY CLERK

Attorneys for Defendants/ Third-party Plaintiffs: Tiffany M. Love, Esq. Florida Bar No. 92884 Carter J. Pope, Esq. Florida Bar No. 1039416 ADAMS AND REESE LLP 100 N. Tampa Street, Suite 4000 Tampa, Florida 33602 Telephone: (813) 402-2878 Oct. 13, 20, 27, Nov. 3, 2023 23-01705P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA 2022CA000337CAAXWS

IN RE: FORFEITURE OF ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 573 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 109 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

6619 Celeste Lane, New Port Richey, Florida 34653, whose property identification number is stated as 33-25-16-076A-00000-0120 and whose legal Description is Lot 12, Congress Park, as recorded in Plat book 10, at page 140 of the Public Records of Pasco County, Florida;

9106 Unicorn Avenue, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0540-00000-1410 and whose legal Description is Lot 141, Holiday Hill Unit Five, as Recorded in plat book 9, at page 113 and 114 of the Public records of Pasco County, Florida;

6735 Amarillo Street, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0090-00000-0010 and whose legal Description is Lot 1, San Clemente East Unit One, As recorded in plat book 10, at page 3 of the public Records of Pasco County, Florida;

2009 BLACK DODGE RAM TRUCK,

VIN: 1D3HV18T39S706381; THIRTY THOUSAND, TWO HUNDRED AND FIFTY-TWO DOLLARS OF U.S. CURRENCY (\$30,252.00);

FERNANDO MAYSONET; KAITLYN DEJARNETTE; MARIA ISABEL RIVERA TORRES ZINNIA PEEPLES JIMMY D'AVILA TO: JIMMY D'AVILA

851 High Falls Rd. Jackson, GA 30233-6235

YOU ARE NOTIFIED that an action for forfeiture of your interest in the following described property in Pasco County, Florida:

ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 573 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

ANY AND ALL FUNDS ON DEPOSIT IN ACCOUNT # 109 AT JPMORGAN CHASE BANK, N.A., IN THE NAME OF FERNANDO ENRIQUE MAYSONET;

6619 Celeste Lane, New Port Richey, Florida 34653, whose property identification number is stated as 33-25-16-076A-00000-0120 and whose legal Description is Lot 12, Congress Park, as recorded in Plat book 10, at page 140 of the Public Records of Pasco County, Florida;

9106 Unicorn Avenue, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0540-00000-1410 and whose legal Description is Lot 141, Holiday Hill Unit Five, as Recorded in plat book 9, at page 113 and 114 of the Public records of Pasco County, Florida;

6735 Amarillo Street, Port Richey, Florida 34668, whose property identification number is stated as 21-25-16-0090-00000-0010 and whose legal Description is Lot 1, San Clem-

ente East Unit One, As recorded in plat book 10, at page 3 of the public Records of Pasco County, Florida;

2009 BLACK DODGE RAM TRUCK,

VIN: 1D3HV18T39S706381; THIRTY THOUSAND, TWO HUNDRED AND FIFTY-TWO DOLLARS OF U.S. CURRENCY (\$30,252.00);

has been filed against you by the Pasco County Sheriff's Office (PCSO) and you are required to serve a copy of your written defenses, if any, to it on Blain Goff, Esq. Senior Assistant Attorney General, Office of the Attorney General, Florida Bar No.: 109467, Attorney for the Pasco County Sheriff's Office, whose address is Office of the Attorney General, whose address is 3507 E. Frontage Road, Suite 150, Tampa, Florida 33607 on or before November 27, 2023, and file the original with the clerk of this Court at P.O. Box 338 New Port Richey, FL 34654, before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the complaint.

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 with the Clerk of the Circuit Court). Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office.

DATED on: October 18, 2023. Nikki Alvarez-Sowles, As Clerk of the Court (SEAL) By: Brooklyn Horner Oct. 27; Nov. 3, 10, 17, 2023 23-01777P



Newsprint is inherently superior to the internet for public notice because reading a newspaper is a serendipitous process.

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

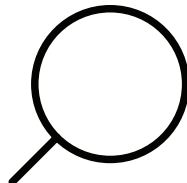


Citizens continue to learn about vital civic matters from newspaper notices.

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

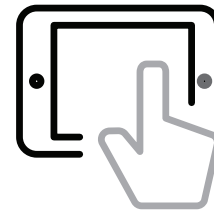
Verifying publication is difficult-to-impossible on the web.

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



Significant numbers of people in rural areas still lack high-speed internet access.

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



Moreover, the real digital divide for public notice is growing

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

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

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



Types Of Public Notices

Citizen Participation Notices

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

Stay Informed, It's Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



1. Accessible

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



2. Archivable

Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians



3. Independent

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice



4. Verifiable

There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law



Types Of Public Notices

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