

## HILLSBOROUGH COUNTY LEGAL NOTICES

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

NOTICE IS HEREBY GIVEN that Darlene L Colombo / SUNNY DAYS MANUFACTURED & MOBILE HOME BROKERS, LLC will engage in business under the fictitious name SUNNY DAYS MOBILE HOME BROKERS, with a physical address 2815 Pier Drive Ruskin, Florida 33570, with a mailing address 2815 Pier Drive Ruskin, Florida 33570, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 10, 2023 23-03391H

### 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 Sunshine-Shades, located at 3505 Wildberry Way, in the City of Valrico, County of Hillsborough, State of FL, 33594, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 2 of November, 2023.

LUXURY LATHERS LLC  
3505 Wildberry Way  
Valrico, FL 33594

November 10, 2023 23-03392H

### 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 LUXURY LATHERS, located at 3505 Wildberry Way, in the City of Valrico, County of Hillsborough, State of FL, 33594, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 2 of November, 2023.

LUXURY LATHERS LLC  
3505 Wildberry Way  
Valrico, FL 33594

November 10, 2023 23-03393H

### 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 RALPH'S TRANSFER located at 13111 Bay Industrial Drive, Suite 200, in the County of Hillsborough in the City of Gibsonton, Florida 33534-5836 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Charlotte, North Carolina, this 1st day of November, 2023.

Riverstone Logistics, LLC, a Delaware limited liability company

November 10, 2023 23-03394H

### 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 R&D Investment located at 4808 Allen Way, 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 1st day of November, 2023.

Ana Salinas

November 10, 2023 23-03395H

### 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 11/24/2023 at 09:00 A.M.

LL0TCKPF7MG000414  
2021 YNGF ITALICA LAMPO

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  
November 10, 2023 23-03437H

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

NOTICE IS HEREBY GIVEN that Zachary Vannasse / SUNSHINE MOBILE OIL SERVICES LLC will engage in business under the fictitious name WELDPROS REPAIR WELDING, with a physical address 23110 State Road 54 255 Lutz, Florida 33549, with a mailing address 23110 State Road 54 255 Lutz, Florida 33549, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 10, 2023 23-03403H

### 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 CREED STAFFING located at 11602 Fox Creek Dr in the City of Tampa, Hillsborough County, FL 33635 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 2nd day of November, 2023.

Creed Infotech Inc  
November 10, 2023 23-03404H

### 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 UNIVISTA INSURANCE located at 6706 N. Armenia Ave. in the City of Tampa, Hillsborough County, FL 33604 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of November, 2023.

Miranda Landa Insurance Services LLC  
Yudiana Miranda Landa  
November 10, 2023 23-03427H

### NOTICE OF PUBLIC SALE:

Tampa Bay Auto Experts, INC gives Notice of Foreclosure of Lien and intent to sell these vehicles on 12/11/2023 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.

1N6AA1EF8MN520991  
2021 NISSAN TITAN  
5UXFE83509L170208  
2009 BMW X5  
1FA6P8TH0F5316666  
2015 FORD MUSTANG  
1C4BJWEG0CL121354  
2012 JEEP WRANGLER  
5TFUX4EN4CX010258  
2012 TOYOTA TACOMA  
5TDKA3DC0CS016289  
2012 TOYOTA SIENNA  
2T3BF4DV6BW156045  
2011 TOYOTA RAV4  
2BXNCCB16DV003226  
2013 CAN-AM SPYDER  
1ZVBP8CF6E5298306  
2014 Ford Mustang  
JTEHT05J362097831  
2006 Toyota Landcruiser

November 10, 2023 23-03428H

### 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 Tampa Restaurant & Paper Distributor located at 8426 Sunstate Street, in the County of Hillsborough in the City of Tampa, Florida 33624 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Hillsborough, Florida, this 6th day of November, 2023.

Lexon, Inc.

November 10, 2023 23-03436H

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

NOTICE IS HEREBY GIVEN that Roshan J Patel / WOLFIESMALLS LLC will engage in business under the fictitious name WOOF GANG BAKERY NORTHGATE SQUARE, with a physical address 2511 N Grady Ave Unit 6 Tampa, FL 33607, with a mailing address 2511 N Grady Ave Unit 6 Tampa, FL 33607, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 10, 2023 23-03402H

### FIRST INSERTION

Notice of Public Sale  
U-Stor Linebaugh aka United Mini Self Storage will be held on or thereafter the date in 2023 and time indicated below, at the location listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CASH ONLY, unless otherwise arranged.

U-Stor Linebaugh, aka United Mini Storage, 5002 W. Linebaugh Ave., Tampa, FL 33624 on Wednesday, November 29, 2023 after 10:00 AM

107 Brenda A. Cobian  
84 Christopher Jones  
221 Malik Mazano  
97 Basile Pertsas  
144 Basile Pertsas  
232 Basile Pertsas

November 10, 17, 2023 23-03438H

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

NOTICE IS HEREBY GIVEN that Alan Jack will engage in business under the fictitious name RIVERVIEW AUTO WRECKING, with a physical address 12160 BULLFROG CREEK RD GIBSONTON, FL 33534, with a mailing address 12160 BULLFROG CREEK RD GIBSONTON, FL 33534, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 10, 2023 23-03441H

### 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 Night Lights located at 301 W. Platt St #A 602 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 7th day of November, 2023.

Ryan Robinson  
November 10, 2023 23-03446H

### FICTITIOUS NAME NOTICE

Notice is hereby given that CMG MORTGAGE, INC., OWNER, desiring to engage in business under the fictitious name of HOMETOWN LENDING TEAM located at 3160 CROW CANYON ROAD, STE. 400, SAN RAMON, CALIFORNIA 94583 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.

November 10, 2023 23-03447H

### NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 11/24/2023 at 10:00 AM the following vehicle(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

L37MMGF1NZ050027  
2022 ICEBEAR MOPED

November 10, 2023 23-03448H

### NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 11/27/2023 at 10:00 AM the following vehicle(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

3KPFL4A70JE244776 2018 KIA

November 10, 2023 23-03449H

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

NOTICE IS HEREBY GIVEN that Mark Gorbatov / LOCAL GARAGE DOOR PROS LLC will engage in business under the fictitious name LG GARAGE DOOR SERVICE, with a physical address 311 W Palm Ave 523 Tampa, FL 33602, with a mailing address 311 W Palm Ave 523 Tampa, FL 33602, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

November 10, 2023 23-03456H

### FIRST INSERTION

NOTICE OF PUBLIC SALE  
U-Stor Tampa East will be held on or thereafter the dates in 2023 and times indicated below, at www.storagetreasures.com, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CARD ONLY, unless otherwise arranged.

U-Stor, (Tampa East) 4810 North 56th St. Tampa, FL 33610 on Wednesday November 22, 2023 @ 10:00 AM.

1-19 Carl Norton  
J-10 Alphonso Campbell  
J-13 Brittany Viers

November 10, 17, 2023 23-03457H

### NOTICE

Effective Dec. 8, 2023, Meryem Maras-Casey MD, is no longer practicing medicine at Optum.  
Patients may continue care at Optum - Valrico.  
For questions or copies of medical records call: 1-813-689-9900  
Optum - Valrico  
1082 E. Brandon Blvd.  
Brandon, FL 33511  
Phone: 1-813-689-9900  
Fax: 1-813-653-9696  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03465H

### NOTICE

Effective Oct. 23, 2023, Laali Ali, MD, is no longer practicing medicine at WellMed.  
Patients may continue care at WellMed at Brandon Regional.  
For questions or copies of medical records call: 1-813-681-5702  
WellMed at Brandon Regional  
621 W. Brandon Blvd.  
Brandon, FL 33511  
Phone: 1-813-681-5702  
Fax: 1-813-653-2376  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03466H

### FIRST INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1516600000  
File No.: 2023-1012  
Certificate No.: 2021 / 11998  
Year of Issuance: 2021

Description of Property:  
OAK HEIGHTS NO 3 LOTS 9 AND 10 PLAT BK / PG : 26 / 116 SEC - TWP - RGE : 32 - 28 - 19

Name(s) in which assessed:  
STRINGFIELD JOHN D JR  
STRINGFIELD ARTHUR LEE  
STRINGFIELD ELIZABETH  
STRINGFIELD CLAUDIA  
STRINGFIELD BOBBY  
STRINGFIELD JAMES ALBERT

John D. Stringfield, as to a life estate  
Jimmie Stringfield, as to a life estate  
John D. Stringfield, Jr., as to the remainder  
Arthur Lee Stringfield, as to the remainder  
Elizabeth Stringfield, as to the remainder  
Claudia Stringfield, as to the remainder  
Bobby Stringfield, as to the remainder  
James Albert Stringfield, as to the remainder

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03409H

### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0977930000  
File No.: 2023-999  
Certificate No.: 2021 / 9416  
Year of Issuance: 2021

Description of Property:  
TAMPA'S NORTH SIDE COUNTRY CLUB AREA UNIT NO 1 SOUTHGATE LOT BEG 6 FT W OF NE COR OF LOT 12 AND RUN SWLY 66 FT ALONG NLY BDRYS OF LOTS 12 & 13, SE TO A PT 24 FT SW OF SE COR OF LOT 13, NE 24 FT TO SE COR E 26 FT AND NWLY TO BEG BLOCK 42  
PLAT BK / PG : 27 / 22  
SEC - TWP - RGE : 23 - 28 - 18

Name(s) in which assessed:  
RITA M FULCO  
RITA FULCO  
ANTHONY A FULCO

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03408H

### NOTICE OF RULEMAKING REGARDING THE RULES RELATING TO STREET PARKING AND PARKING ENFORCEMENT OF THE WATERLEAF COMMUNITY DEVELOPMENT DISTRICT

A public hearing will be conducted by the Board of Supervisors of the Waterleaf Community Development District (the "District") on Monday, December 11, 2023 at 5:30 p.m. at Bloomingdale Regional Public Library, 1906 Bloomingdale Ave, Valrico, FL 33596. In accordance with Chapters 120 and 190, Florida Statutes, the District hereby gives notice of its intent to adopt proposed Rules Relating to Street Parking and Enforcement ("the Rules"). The purpose and effect of the proposed Rules are to provide for proper and efficient operation of District streets and to maintain compliance with applicable law. The Rules may address the following relating to parking on District streets: (i) hours when on-street parking is permitted; (ii) locations where on-street parking is prohibited; (iii) prohibition on overnight street parking and (iv) providing towing/removal procedures. At the conclusion of the hearing, the Board shall, by resolution, adopt the proposed Rules as finally approved by the Board of Supervisors. Prior notice of rule development was published in Business Observer (Hillsborough) on November 3, 2023.

Specific legal authority for the proposed Rules and the adoption of the proposed Rules includes, without limitation, Sections 120.54, 190.011(5), 190.011(15), 190.012, and 715.07 Florida Statutes. The specific laws implemented in the proposed Rules include, without limitation, Sections 190.011(5), 190.012(2), 190.012(3), 190.041, and 715.07 Florida Statutes.

Any person who wished to provide the District with a proposal for a lower cost regulatory alternative as provided by Section 120.54(1), Florida Statutes, must do so in writing within twenty-one (21) days after publication of this notice to the District Manager at Vesta Property Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746.

The public hearing may be continued to a date, time and place to be specified on the record at the hearing. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing and meeting 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.

At the public hearing, one or more Supervisors may participate in the public telephone or other electronic means. At the above location, if a public hearing is requested, there will be present a speaker so that any interested party can physically attend the public hearing at the above location and be fully informed of the discussions taking place either in person or by speaker device.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at 321-263-0132 at least forty-eight (48) hours prior to the meeting. 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), or aid in contacting the District Office.

A copy of the proposed Rules may be obtained by contacting the District Manager at Vesta Property Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, or by calling (321) 263-0132.

Kyle Darin, District Manager  
November 10, 2023 23-03396H

### FIRST INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0977930000  
File No.: 2023-999  
Certificate No.: 2021 / 7991  
Year of Issuance: 2021

Description of Property:  
COM AT NE COR THN S 89 DEG 52 MIN 35 SEC W 575 FT TO POB THN S 00 DEG 37 MIN 00 SEC E 1.82 FT THN S 00 DEG 37 MIN 00 SEC E 18.18 FT THN S 00 DEG 37 MIN 00 SEC E 230 FT THN N 89 DEG 55 MIN 32 SEC W 206.36 FT THN N 51 DEG 26 MIN 59 SEC W 224.30 FT THN N 07 DEG 01 MIN 15 SEC W 82.95 FT THN N 89 DEG 52 MIN 35 SEC W 334 FT THN N 00 DEG 29 MIN 23 SEC W 25 FT THN N 89 DEG 52 MIN 35 SEC E THN 723.42 TO POB  
SEC - TWP - RGE : 32 - 28 - 21

Name(s) in which assessed:  
ANTHONY A FULCO  
COSEY COLEMAN

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03411H

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03409H

### NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0830730100  
File No.: 2023-1018  
Certificate No.: 2021 / 7991  
Year of Issuance: 2021

Description of Property:  
COM AT NE COR THN S 89 DEG 52 MIN 35 SEC W 575 FT TO POB THN S 00 DEG 37 MIN 00 SEC E 1.82 FT THN S 00 DEG 37 MIN 00 SEC E 18.18 FT THN S 00 DEG 37 MIN 00 SEC E 230 FT THN N 89 DEG 55 MIN 32 SEC W 206.36 FT THN N 51 DEG 26 MIN 59 SEC W 224.30 FT THN N 07 DEG 01 MIN 15 SEC W 82.95 FT THN N 89 DEG 52 MIN 35 SEC W 334 FT THN N 00 DEG 29 MIN 23 SEC W 25 FT THN N 89 DEG 52 MIN 35 SEC E THN 723.42 TO POB  
SEC - TWP - RGE : 32 - 28 - 21

Name(s) in which assessed:  
ANTHONY A FULCO  
COSEY COLEMAN

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at www.hillsborough.realtaxdeed.com.

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03411H



SAVE TIME

Legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication



## FIRST 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-003471  
Division: B  
IN RE: ESTATE OF  
ROBERT W. MILLER, JR.,  
Deceased.

The administration of the estate of ROBERT W. MILLER, JR., deceased, whose date of death was September 5, 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 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: November 10, 2023.

Signed on this 12th day of October, 2023.

**DAVID W. MILLER, Trustee**

3119 S. Julia Circle  
Tampa, FL 33629

**ROBERT S. MILLER, Trustee**

704 Geneva Place  
Tampa, FL 33606

BUCHANAN INGERSOLL &  
ROONEY PC

Attorneys for Personal Representatives

One Biscayne Tower

Two S Biscayne Blvd, Suite 1500

Miami, Florida 33131

Phone: (954) 468-2334

Fax: (305) 347-4089

Primary E-Mail:

jennifer.rodriguez@bipc.com

Secondary E-Mail:

kimberly.ecker@bipc.com

By: /s/ Jennifer M. Rodriguez

Jennifer M. Rodriguez, Esq.

Florida Bar No. 864781

November 10, 17, 2023 23-03450H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003605  
Division B  
IN RE: ESTATE OF  
HAROLD LEWIS FISHER  
a/k/a HAROLD L. FISHER,  
Deceased.

The administration of the estate of HAROLD LEWIS FISHER a/k/a HAROLD L. FISHER, 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 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 November 10, 2023.

**KATHRYN KENDALL FISHER**

Personal Representative

1655 Bruce Ave.

Cincinnati, OH 45223

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:

lmartinez@hnh-law.com

November 10, 17, 2023 23-03451H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY  
FLORIDA  
PROBATE DIVISION  
FILE NUMBER: 2023-CP-003612  
DIVISION B  
IN RE: ESTATE OF  
GAIL C. REGESTER  
DECEASED

The administration of the estate of Gail C. Regester, deceased, whose date of death was October 9, 2023, and whose Social Security Number is XXX-XX-7288, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office 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 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 persons having claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, must file their claims with the Court WITHIN THREE (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 the first publication of this Notice is November 10, 2023.

**Personal Representative**

**Cynthia Alliger**

1511 La Jolla Avenue

Sun City Center, FL 33573

Attorney for Personal Representative

Donald B. Linsky, Esquire

Donald B. Linsky & Associates, P.A.

1509 B Sun City Center Plaza

Sun City Center, FL 33573

(813) 634-5566

Florida Bar Number 265853

donald@linskylaw.com

November 10, 17, 2023 23-03452H

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on November 26, 2023, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

**PUBLIC STORAGE # 08750, 16217 N Dale Mabry Hwy, Tampa, FL 33618, (813) 280-4814 Time: 09:30 AM Sale to be held at www.storagetreasures.com.**  
1053 - dies, Diamond; 1067 - Montoto, Michael; 1090 - Blair, Pennie; 1099 - Blair, Pennie; 1108 - Paulino, Rafael; 1112 - hockelberg, desmond; 1131 - Raaheim, Felix; 4025 - Forman, John; 5007 - Vaccaro, Louis

**PUBLIC STORAGE # 25523, 16415 N Dale Mabry Hwy, Tampa, FL 33618, (813) 773-6473 Time: 11:00 AM Sale to be held at www.storagetreasures.com.**  
1021 - Earl, Jenna; 1053 - Lundy, Elizabeth; 1104 - Buchman, Riley; 1105 - Ely, Robert; 1154 - Muir, Faye; A077 - Brekka, Pamela; B201 - shaw, Gary; B204 - Matera, Carolyn; B207 - Thomas, Elyse; B209 - MOELLER, RICHARD; C342 - Iii, Rafael Askew; D412 - Parks, Jennifer A; E525 - Milton, Rodney M; F640 - Garcia, Esmeraldo  
**PUBLIC STORAGE # 25525, 8324 Gunn Hwy, Tampa, FL 33626, (813) 291-2016 Time: 11:15 AM Sale to be held at www.storagetreasures.com.**  
1125 - Diaz, Jose; 1350 - Rojas, Ernesto; 704 - Figueroa, Crystalina; 746 - Samuel, Deja; 925 - PONGRAC, JOHN; 972 - Pallares, Charlene

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

November 10, 17, 2023

23-03429H

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

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

**PUBLIC STORAGE # 08735, 1010 W Lumsden Road, Brandon, FL 33511, (813) 358-1830 Time: 09:30 AM Sale to be held at www.storagetreasures.com.**  
0009 - Baker, Chene; 0097 - Gatling, Jahmeirah; 0155 - Hall, Gloria; 0246 - Quashie, Brendon; 0295 - SMITH, LAKEISHA; 1043 - Stephens, Sandra; 2008 - Camacho, Kyle; 2019 - Forrester, Ransford; 2020 - Woltmann, Christopher; 4016 - walker, Eric; 5005 - Stephens, Christine

**PUBLIC STORAGE # 20121, 6940 N 56th Street, Tampa, FL 33617, (813) 670-3132 Time: 09:45 AM Sale to be held at www.storagetreasures.com.**  
A033 - ricketts, Sandra; B023 - DUBOSE, Kadesha; B025 - Warren, Brandy; C002 - Monroe, Tameka; C004 - Stringer, Kayla; C038 - Diaz, Luis; D005 - Mosby, levi; E017 - Bautista, Patricia; E033 - briana, Mack; E034 - Burgess, Stacy; E067 - Ryan, Kelsey; E078 - Lane, Cedric; E089 - jackson, ozie; E096 - Bowers, Andrea; E098 - Harrington, Amanda; E142 - Goodman, Kim; E168 - dewberry, Cedric; E174 - Turner, Andy; E196 - Likely, Jasmine; E201 - Mcneal, Inez; F012 - Dixon, Desiree; F047 - Douse, Jerrod; F059 - Gadson, Charisse; F065 - Capote, Nathan; G028 - Charles, James; G033 - Spike, Gloria; G036 - timonthe, Guercy; G039 - Barnes, William; G040 - Mcduffie, Najah; G045 - adime, Myrtha; G057 - WALTERS, MICHAEL; G061 - Gouin, Jhoney; H005 - Reeves, Kyla; H026 - Kinder, Anaya; H038 - Ager, Cynthia; H043 - Freeman, Brian; H057 - Davis, Tiffany; H065 - Lamar, Jermaine; J013 - Warren, Shannon; J015 - John, Ashlee; J041 - Evans, Tia; J061 - Stubbs, James

**PUBLIC STORAGE # 22136, 1035 Starwood Ave, Valrico, FL 33596, (813) 643-1949 Time: 10:15 AM Sale to be held at www.storagetreasures.com.**

0107 - Sircelj, William; 2107 - Brun, Katrina; 2117 - Wilso, Corey

**PUBLIC STORAGE # 22137, 12704 S US Highway 41, Gibsonton, FL 33534, (813) 341-7867 Time: 10:30 AM Sale to be held at www.storagetreasures.com.**

01074 - Salgado, Clari; 02072 - Tims, Coretta; 02124 - WRIGHT, ALVA; 02210 - Olson, David; 03182 - Mitchell, Jessica; 06006 - TARTER, JOSHUA BRANDON; 07041 - TARTER, JOSHUA BRANDON; 12046 - Ferch, Carolyn

**PUBLIC STORAGE # 25430, 1351 West Brandon Blvd, Brandon, FL 33511, (813) 259-7479 Time: 10:45 AM Sale to be held at www.storagetreasures.com.**

A052 - SMITH, PATRICIA; C019 - Golden, Ieishia; C034 - Quashie, Brendon; C051 - Davis, Nicole; C070 - Carter, JaKerra; C105 - Jones, Pamela; D011 - Mercado, Edwin; D046 - Bustamante, Ivette; D050 - Rice Jr, Willie; D094 - Maynard, Curtis; D102 - Johnson, Herbrina; D112 - Johnson, Herbrina; E019 - Grace, Johnesha; I038 - Harden, Sophie; I058 - Lapointe, Charlande; I066 - Lapointe, Charlande; I068 - Archer, Brian; J028 - thomas, Kevin D; J039 - Petrone, Mary; J041 - Gonzalez, Infinity; J044 - Chisom, Chris; J077 - Smiley, British; J149 - Hall, Alicia; J165 - Johnson, Eric J; J173 - Moore, Sandra; K047 - Bates, Brittney; K067 - Jones, Demetrius; K083 - Rivera, Jaylen; K093 - Mosley, Jsana; L038 - smith, Madison; L205 - James, Alyia

**PUBLIC STORAGE # 25503, 1007 E Brandon Blvd, Brandon, FL 33511, (813) 302-1897 Time: 11:00 AM Sale to be held at www.storagetreasures.com.**

1007 - Cornelius, Glenn; 1084 - Morrow, Christopher; 1098 - Sheffield, Tyrone; 1132 - Acebedo, Gustavo; 1210 - Bragg, Jon; 1232 - Mann, Victoria; 1293 - Jenkins, Shay; 1331 - paris, Candice; 1381 - Berry, James; 1457 - wooton, Dakota; 160 - Reiner, Dylan Michael; 269 - Hernandez, Kimberly; 341 - Stewart, LeeAnn; 443 - russell, Andre; 447 - Wilkerson, Timothy; 449 - shuler, Robert; 457 - Petaway, John; 509 - Faulcon, Brenda; 525 - Evans, William; 617 - Hardrick, Whitney; 639 - Petaway, John; 691 - Ernay, Adrian; 839 - Milledge, Genalder; 931 - Santa, Pichardo; 963 - Allen, Elmore; 977 - Cruz, Jeremie

**PUBLIC STORAGE # 25597, 1155 Providence Road, Brandon, FL 33511, (813) 666-1721 Time: 11:15 AM Sale to be held at www.storagetreasures.com.**

0021 - Nichols, Karey - Ann; 0037 - Berry-Parham, Khalia; 0046 - Souto, Christina; 0081 - Lamar, Melinda; 0092 - Galoway, Joanne; 0115 - tapia, Mackenzi; 0124 - Bunting, Ronnie; 0160 - Freeman, Kayla; 0225 - Taliiferro, Jaquon; 0234 - Gray, Reginald; 0410 - Lockley, Leola; 0415 - Harris, Robert; 0458 - Valdespino, Jorge luis; 0484 - Suarez, Jonathan; 0522 - Parker, Karen; 0546 - Rosabales Marquez, Rodolfo; 0548 - Stone, Steven; 0550 - Hiraldo, Julio; 0561 - Littles, Cevin; 0636 - Edge, Orlando; 0684 - I - travels365 Carsonnicholson, Tiera; 0719 - Keaton, James; 0808 - Marc, Vassay; 0863A - Isma, Vladimir; 0895 - Jett, Janel

**PUBLIC STORAGE # 25858, 1819 E Meadow Rd, Tampa, FL 33647, (813) 513-9752 Time: 11:45 AM Sale to be held at www.storagetreasures.com.**

0308 - Muller, Paul; 1032 - Wilson, Denster; 2001 - Cardozo, John; 2026 - Peebles, Detreanna; 3232 - Dail, Brent; RV10 - Bell, Burwell; RV12 - Harvey, Michael

**PUBLIC STORAGE # 27104, 7308 E Fowler Ave, Temple Terrace, FL 33617, (813) 755-4277 Time: 12:15 PM Sale to be held at www.storagetreasures.com.**

1005 - Deris, Marie; 1065 - Stubbins, Robbie; 1074 - Nunez, Melissa; 1083 - Exum, Britney; 1091 - Bailey, Natalie; 1103 - Cruz, Stephanie; 1122 - Simmons, Jairus; 1156 - McGee, Michael; 2032 - Toy, Eric; 2123 - Tillman, Stephanie; 2180 - Bruton, Lashika; 3030 - Wilson, Jarvis; 3114 - Lawrence, Cameron; 3131 - Pimentel, Vanessa; 3137 - Longworth, Hallie; 3182 - Woods, Myra; 3190 - Parker, Stephen; 3207 - santos, Dominique; 3215 - Nail, Charles

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

November 10, 17, 2023

23-03430H

## FIRST INSERTION

## NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on November 26, 2023, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

**PUBLIC STORAGE # 08747, 1302 W Kennedy Blvd, Tampa, FL 33606, (813) 435-9424 Time: 09:30 AM Sale to be held at www.storagetreasures.com.**

1058 - small, Charles; 2031 - Rychcik, Josh; 4006 - Kaschak, Derek; 6043 - Sanchez, Michel; 7092 - Broomall, Alistair; 7098 - Takieddine, Ryan; 8028 - Mihaiu, Leonard; 8065 - Burton, Tatianna

**PUBLIC STORAGE # 08756, 6286 W Waters Ave, Tampa, FL 33634, (813) 658-5627 Time: 09:45 AM Sale to be held at www.storagetreasures.com.**

0215 - Leberte, Michael; 0216 - Castro, Luis; 0322 - Romero, Lisa; 0720 - Gebhardt, Samantha; 0728 - Sierra, Jessica; 0731 - urbay, Dalgys; 0803 - Marrero, Alexandra; 1125 - Ritteger, Robert; 1231 - BERRIOS, ELYZABETH; 1236 - Cabrera, Pedro; 1253 - Pearson, Sheena; 1264 - Gunn, Ryan; 1337 - Harris, Michelle; 1340 - Mavarez, Fabiola; 1418 - rozivka, jaime; 1448 - Houle, Audrey; 1484 - Ortiz, Eric; 1541 - Wilks, Kenneth; 9019 - Torres, Carlos

**PUBLIC STORAGE # 20104, 9210 Lazy Lane, Tampa, FL 33614, (813) 658-5824 Time: 10:00 AM Sale to be held at www.storagetreasures.com.**

B058 - Cox, Bradley; B091 - Lindberg, Robert; B093 - De Angelis, Kristie; E009 - Center, Isaias; E038 - Coats, Izaline; E043 - Mccarthy, Mike; F057 - Gonzalez, Aliucha D; F096 - Crawford, Shaune; F106 - Allen, Christina; G008 - McCrae, Brian; G033 - Jordan, Shaquana; G082 - Shartz, Kenneth L; G093 - McCrae, Brian; H054 - rodriguez, Joseph; H070 - torres, Jose; J059 - Salomon, Gustavo; K034 - Cadavieco, Cesar; P003 - Deshong, Mark

**PUBLIC STORAGE # 20135, 8230 N Dale Mabry Hwy, Tampa, FL 33614, (813) 773-6681 Time: 10:15 AM Sale to be held at www.storagetreasures.com.**

1051 - Hunter, Vincent; 1204 - coan, David; 1227 - Paulino, Rafael; 1231 - Paulino, Rafael; 1247 - Paulino, Rafael; 1378 - White, Nicole; 1380 - Rodriguez, Maria; 2044 - Paulino, Rafael; 2126 - Gonzalez, Vanessa; 2265 - Rodriguez, Matthew; 2282 - Davis, Selena; 2296 - Amiel, Nichole; 2321 - Holder, Tanya Natasha; 2342 - crain, joshua; 2383 - Cruz, Reinaldo; 2396 - Collier, Marquis; 2407 - Newsome, Eric; 2434 - Llanos-Rivera, Betzaida; 3001 - Perez, William; 3029 - Jamison, Charles Vincent; 3059 - Gordon, Tammy; 3145 - Manning, Susan; 3195 - sanders, Anala; 3239 - Quinones, Vigie; 3392 - Lersundy, Carlos; C063 - French, Joshua; E020 - Heckman, MARIA; E099 - arango, Carlos; F083 - Pinkney, Tonya; F101 - Craig-Webb, Eugenia

**PUBLIC STORAGE # 20152, 11810 N Nebraska Ave, Tampa, FL 33612, (813) 670-3137 Time: 10:30 AM Sale to be held at www.storagetreasures.com.**

A006 - moore, Chermaine; A058 - Hood, Brianna; A059 - Conrad, Chris; A060 - Bauer, Richard; B011 - Bass, Lashawnda; B050 - Severin, Lee A; B052 - Haynes, Audra; B064 - Murphy, Micheal; B071 - SMITH, FRANCES; B081 - Scales, Kerston; C046 - Jones, Brian; D005 - Williams, Khambrell; D034 - Coffie, Rozell; D039 - Adisme, Nadia; D064E - ovtavian, Parker; D095 - Diaz, Jalizza; D111 - Coney, Timothy; D115 - Howard, Tamica; E001 - Cintron III, Sixto; E017 - Boler, Christopher; E068 - Hamilton, Lashcinda

**PUBLIC STORAGE # 20180, 8421 W Hillsborough Ave, Tampa, FL 33615, (813) 720-7985 Time: 10:45 AM Sale to be held at www.storagetreasures.com.**

1012 - Giroux, Christina; 1025 - Smith, Heather; 1101 - Bojaj, michael; 1123 - PARKER-MYERS, PATRICIA; 1135 - Baker, Richard; 1145 - Church, Cheyenne; A026 - Gonzalez, Yosdani; C036 - Sandler, Jack; D017 - Jimenez, Francys; D022 - Simons, Miranda; D025 - ward, Stacey; D064 - PUpo, Marcielis; D075 - Techdash Telecom Draper, Courtney; D077 - Techdash Telecom Draper, Courtney; F039 - Carr, Lisa; F041 - Dotson, Denise

**PUBLIC STORAGE # 20609, 5014 S Dale Mabry Hwy, Tampa, FL 33611, (813) 291-2473 Time: 11:00 AM Sale to be held at www.storagetreasures.com.**

A008 - Diaz, Laura; A026 - Wilkerson, Obbie; B013 - Hutchins, Tonia; B065 - robbins, Mark; B074 - Johnson, Yyonny; C025 - Bynaker, William; E164 - Arellano, Edmund; G036 - robbins, Dwayne; G054 - Durant, Prince; G067 - BROXTON, HERMAN

**PUBLIC STORAGE # 23119, 13611 N 15th Street, Tampa, FL 33613, (813) 773-6466 Time: 11:15 AM Sale to be held at www.storagetreasures.com.**

A008 - Davis, River; A044 - Buren, Frederick Van; A045 - Stone, Meca; A060 - Bradley, Elcalena; D002 - Gibson, Tamika; E007 - Prime Install LLC Aguirre, Jose; G033 - Lockett, Shakira; G053 - Titarenko, Vladislav; H038 - Dean, Janica; H044 - Pierrot, Nathaniel; H053 - Dieudonne, Mackenzy; H057 - Thomas Payne, Barbara; H058 - Austin, Anthony; H076 - Lisbon, Marcus; H084 - thomas, latashia; I007 - Wimbly, Jasoun; I014 - Richards, Sable; I020 - FL PRO PAINTING Lara, Gabriel; I022 - Welch, Jillann; I035 - Bertram, Valarie; I061 - henley, patricia; J006 - Ashley, Re'Sheika; J051 - Harris, Matija; J053 - Wills, Laura; J064 - Newkirk, Kenneth; J071 - Prime Install LLC Aguirre, Jose; J078 - Housen, Stasha

**PUBLIC STORAGE # 25723, 10402 30th Street, Tampa, FL 33612, (813) 379-9182 Time: 11:30 AM Sale to be held at www.storagetreasures.com.**

0205 - Drones, Lori Madison; 0214 - Warren, Jacquelyn; 0263 - Philmore, Bryant; 0308 - Dunlap, Monica; 0329 - Freeman, Mashanna; 0358 -



FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1871020000  
File No.: 2023-1017  
Certificate No.: 2021 / 14274  
Year of Issuance: 2021

Description of Property:  
NORTH YBOR BOOKER AND FERNANDEZ LOT 11 BLOCK 3 PLAT BK / PG : 1 / 75

SEC - TWP - RGE : 07 - 29 - 19  
Name(s) in which assessed:  
BAG CHASERS INC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03412H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0275540314  
File No.: 2023-1015  
Certificate No.: 2021 / 2302  
Year of Issuance: 2021

Description of Property:  
CUSTOM INDUSTRIAL PARK S 155 FT OF LOT 3 LESS E 1 FT AND S 155 FT OF E 1 FT OF LOT 4 PLAT BK / PG : 43 / 23

SEC - TWP - RGE : 30 - 28 - 18  
Name(s) in which assessed:  
DOCOBO HOLDINGS INC

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03413H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0382105202  
File No.: 2023-1002  
Certificate No.: 2021 / 3149  
Year of Issuance: 2021

Description of Property:  
MEADOWOOD CONDOMINIUM VILLAGE THREE UNIT 192 AND AN UNDIVIDED .9433 % OF INTEREST OF COMMON ELEMENTS AND LIMITED COMMON ELEMENTS PLAT BK / PG : 1 / 52

SEC - TWP - RGE : 24 - 28 - 19  
Name(s) in which assessed:  
LAMARSHA OLIVIA COPELAND

All of said property being in the County of Hillsborough, State of Florida.

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0862790000  
File No.: 2023-1013  
Certificate No.: 2021 / 8303  
Year of Issuance: 2021

Description of Property:  
LEONARD SUBDIVISION LOT 9 PLAT BK / PG : 34 / 8

SEC - TWP - RGE : 29 - 29 - 21  
Name(s) in which assessed:  
J W SPELL MARY SPELL James W Spell Mary C Spell

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03414H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0633410000  
File No.: 2023-1011  
Certificate No.: 2021 / 5690  
Year of Issuance: 2021

Description of Property:  
PHILLIPS ESTATES SUBDIVISION UNIT 2 LOT 6 BLOCK B PLAT BK / PG : 41 / 58

SEC - TWP - RGE : 34 - 28 - 20  
Name(s) in which assessed:  
MICHAEL ANTHONY WILLIAMS EVELYN DIANA WILLIAMS C/O DACCO

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03415H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1806160000  
File No.: 2023-1024  
Certificate No.: 2021 / 13971  
Year of Issuance: 2021

Description of Property:  
MAC FARLANE PARK W 23 FT OF LOT 3 AND LOT 4 BLOCK 58 PLAT BK / PG : 2 / 82

SEC - TWP - RGE : 15 - 29 - 18  
Name(s) in which assessed:  
CATHERINE GRANADE CORZO NATALIE MARIE GRANADE JOE J CORZO DOROTHY DIAZ CORZO

All of said property being in the County of Hillsborough, State of Florida.

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1300274016  
File No.: 2023-1008  
Certificate No.: 2021 / 10662  
Year of Issuance: 2021

Description of Property:  
TAMPA VILLAS SOUTH UNIT NO 2 LOT 8 BLK 15 PLAT BK / PG : 44 / 26

SEC - TWP - RGE : 04 - 30 - 18  
Name(s) in which assessed:  
BARTLEY INVESTMENTS LTD

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03416H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0341360100  
File No.: 2023-1003  
Certificate No.: 2021 / 2773  
Year of Issuance: 2021

Description of Property:  
E 3/4 OF NW 1/4 OF SE 1/4 LYING S OF SR NO 93 U S INTERSTATE HWY NO 75

SEC - TWP - RGE : 30 - 27 - 19  
Name(s) in which assessed:  
AMEY C MAJOR

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03421H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1806160000  
File No.: 2023-1024  
Certificate No.: 2021 / 13971  
Year of Issuance: 2021

Description of Property:  
MAC FARLANE PARK W 23 FT OF LOT 3 AND LOT 4 BLOCK 58 PLAT BK / PG : 2 / 82

SEC - TWP - RGE : 15 - 29 - 18  
Name(s) in which assessed:  
CATHERINE GRANADE CORZO NATALIE MARIE GRANADE JOE J CORZO DOROTHY DIAZ CORZO

All of said property being in the County of Hillsborough, State of Florida.

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0539600000  
File No.: 2023-1005  
Certificate No.: 2021 / 4495  
Year of Issuance: 2021

Description of Property:  
APOLLO BEACH UNIT ONE PART TWO LOT 9 BLOCK 10 PLAT BK / PG : 34 / 41

SEC - TWP - RGE : 22 - 31 - 19  
Name(s) in which assessed:  
ERIC WING

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03419H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 0395000534  
File No.: 2023-1004  
Certificate No.: 2021 / 3262  
Year of Issuance: 2021

Description of Property:  
DEL RIO TOWNHOUSES LOT 17 PLAT BK / PG : 52 / 27

SEC - TWP - RGE : 28 - 28 - 19  
Name(s) in which assessed:  
CHARLES M SHIELDS

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03420H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1806160000  
File No.: 2023-1024  
Certificate No.: 2021 / 13971  
Year of Issuance: 2021

Description of Property:  
MAC FARLANE PARK W 23 FT OF LOT 3 AND LOT 4 BLOCK 58 PLAT BK / PG : 2 / 82

SEC - TWP - RGE : 15 - 29 - 18  
Name(s) in which assessed:  
CATHERINE GRANADE CORZO NATALIE MARIE GRANADE JOE J CORZO DOROTHY DIAZ CORZO

All of said property being in the County of Hillsborough, State of Florida.

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 2083110000  
File No.: 2023-1006  
Certificate No.: 2021 / 15393  
Year of Issuance: 2021

Description of Property:  
FLORIDA RAILWAY AND NAVIGATION COMPANY'S ADDITION E 77 1/2 FT OF LOT 7 BLOCK 4

PLAT BK / PG : 1 / 28  
SEC - TWP - RGE : 29 - 28 - 22  
Name(s) in which assessed:  
C X V I EAST HAINES CORP C/O POWER SHOP CXVI EAST HAINES CORPORATION

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03418H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 23-CP-003582 DIVISION: U IN RE: ESTATE OF NYMEIR ZYNDELL CORTEZ BROWN, Deceased.

The administration of the Estate of Nymeir Zyndell Cortez Brown, deceased, whose date of death was March 6, 2023, is pending 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 representatives and the personal representatives' 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 November 10, 2023.

**Personal Representative:**  
Ezell Brown, Jr.  
c/o Bennett Jacobs & Adams, P.A.  
Post Office Box 3300  
Tampa, Florida 33601

**Personal Representative:**  
Neveh Goldsborough  
c/o Bennett Jacobs & Adams, P.A.  
Post Office Box 3300  
Tampa, Florida 33601

Attorney for Personal Representatives:  
Linda Muralt, Esquire  
Florida Bar No.: 0031129  
Bennett Jacobs & Adams, P.A.  
Post Office Box 3300  
Tampa, Florida 33601  
Telephone: (813) 272-1400  
Facsimile: (866) 844-4703  
E-mail: LMuralt@bja-law.com  
November 10, 17, 2023 23-03388H

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:

Folio No.: 1091130000  
File No.: 2023-1007  
Certificate No.: 2021 / 10009  
Year of Issuance: 2021

Description of Property:  
GILLETTE PARK LOTS 5 AND 6 BLOCK 1 AND ABUTTING ALLEY ON N

PLAT BK / PG : 29 / 59  
SEC - TWP - RGE : 10 - 29 - 18  
Name(s) in which assessed:  
ROXANEE CHERIE DAVISON WANDA RICHARD RAYMOND DAVISON DORINDA ROXANA GARCIA DAVISON

All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (12/21/2023) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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 Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023

Cindy Stuart  
Clerk of the Circuit Court  
Hillsborough County Florida  
BY Carolina Muniz, Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03417H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 23-CP003506 IN RE: ESTATE OF FREDERIC G. KRAPP III, Deceased.

The administration of the estate of FREDERIC G. KRAPP III, deceased, whose date of death was August 20, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., 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



## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-003447  
Division W East Circuit  
IN RE: ESTATE OF  
ROY JOSEPH ROUNDTREE, JR.  
A/K/A ROY J. ROUNDTREE, JR.  
Deceased.

The administration of the estate of Roy Joseph Roundtree, Jr. a/k/a Roy J. Roundtree, Jr., deceased, whose date of death was August 20, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs 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 November 10, 2023.

**Personal Representative:****Kelly Kearney**

Attorney for Personal Representative:  
John A. Williams, Esq.  
Florida Bar No. 0486728  
The Law Offices of  
John A. Williams, PLLC  
7408 Van Dyke Road  
Odessa, Florida 33556  
(813) 402-0442 - Office  
(813) 210-8514 - Fax  
E-Mail: jaw@johnawilliamsllaw.com  
Secondary E-Mail:  
jbc@johnawilliamsllaw.com  
Secondary E-Mail:  
service@johnawilliamsllaw.com  
November 10, 17, 2023 23-03453H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003324  
Division B  
IN RE: ESTATE OF  
CLYDE JOSEPH GWINN A/K/A  
CLYDE J. GWINN,  
Deceased.

The administration of the estate of Clyde Joseph Gwinn a/k/a Clyde J. Gwinn, deceased, whose date of death was August 2, 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 November 10, 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  
November 10, 17, 2023 23-03458H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003684  
Division A  
IN RE: ESTATE OF  
TOMELYN B. RAWLS A/K/A  
TOMELYN BAKER RAWLS  
Deceased.

The administration of the estate of Tomelyn B. Rawls a/k/a Tomelyn Baker Rawls, deceased, whose date of death was June 9, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs 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 November 10, 2023.

**Personal Representative:****Ashley Danzi**

665 Geneva Place  
Tampa, Florida 33606  
Attorney for Personal Representative:  
Charles W. Callahan, III, Attorney  
Florida Bar Number: 0148776  
Hill Ward Henderson  
101 E. Kennedy Boulevard, Suite 3700  
Tampa, FL 33602  
Telephone: (813) 221-3900  
Fax: (813) 221-2900  
E-Mail: chad.callahan@hwllaw.com  
Secondary E-Mail:  
probate.efile@hwllaw.com  
November 10, 17, 2023 23-03432H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003519  
Division: Probate  
IN RE: ESTATE OF  
DEBORAH BONI,  
Deceased.

The administration of the estate of Deborah Boni, deceased, whose date of death was September 8, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 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 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: November 10, 2023.

Signed on this 6 day November, 2023.

**MICHELE GILMOUR****Personal Representative**

9804 West Robin Lane  
Peoria AZ 85383  
PEGGY CLARIE, ESQUIRE  
Attorney for Personal Representative  
Florida Bar No. 0727946  
CLARIE LAW OFFICES P.A.  
1101 Pasadena Avenue S suite 3  
South Pasadena FL 33707  
Telephone: (727) 345 0041  
Email: email@clarielaw.com  
Eservice: enotify@clarielaw.com  
November 10, 17, 2023 23-03443H

## FIRST 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-003753  
IN RE: ESTATE OF  
JAMES L. TERINO JR.  
Deceased.

The administration of the estate of James L. Terino Jr., deceased, whose date of death was October 10, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs 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 November 10, 2023.

**Personal Representative:****/s/ Jason Hal Howard**

612 Osceola Road  
Belleair, Florida 33756  
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  
Attorney for Petitioner  
November 10, 17, 2023 23-03433H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT,  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
Case No.: 23-CP-003459  
Division: W  
IN RE: THE ESTATE OF  
JOSE GUADALUPE HERNANDEZ  
a/k/a JOSE G. HERNANDEZ  
Deceased.

The administration of the estate of Jose Guadalupe Hernandez, deceased, whose date of death was September 24, 2023, is pending in the Thirteenth Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 301 North Michigan Ave, Room 1071, Plant City, FL 33563.

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 November 10, 2023.

**/s/Miguel Hernandez**

**Miguel A. Hernandez, Petitioner**  
/s/Skiles K Jones  
Skiles K. Jones, Esq.  
Attorney for Miguel A. Hernandez  
Florida Bar Number: 1000367  
Patriot Legal Group  
871 Outer Road Suite B  
Orlando, FL 32814  
Telephone: (407) 737-7222  
Fax: (407) 720-8350  
E-Mail: skiles@patriotlegal.com  
Secondary E-Mail:  
service@patriotlegal.com  
November 10, 17, 2023 23-03444H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003541  
Division B  
IN RE: ESTATE OF  
UNA LOU BATTON  
Deceased.

The administration of the estate of UNA LOU BATTON, deceased, whose date of death was May 8, 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 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 November 10, 2023.

**Personal Representative:****/s/ Beverly Batton Colding a/k/a Beverly Sue Colding**

465 Faith Acres Road  
Blairsville, Georgia 30512  
Attorney for Personal Representative:  
/s/ Debra L. Dandar  
DEBRA L. DANDAR, Attorney  
Florida Bar Number: 118310  
TAMPA BAY ELDER LAW CENTER  
3611 West Azele Street  
Tampa, FL 33609  
Telephone: (813) 282-3390  
Fax: (813) 902-3829  
Debra@TBELC.com  
Amy.Morris@TBELC.com  
November 10, 17, 2023 23-03434H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003557  
Division Probate  
IN RE: ESTATE OF  
DAVID SCOTT HAMILTON,  
Deceased.

The administration of the estate of DAVID SCOTT HAMILTON, 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 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 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: November 10, 2023.

Signed on this 18th day of September, 2023

**/s/ DANIEL S. HAMILTON**

**Personal Representative**  
26 Rosy Lane  
Campton, N.H. 03223  
/s/ Jonathan P. Kinsella  
Attorney for Personal Representative  
Florida Bar No. FB96398  
Hill & Kinsella  
2033 54th Ave. N., Suite A  
St. Petersburg, FL 33714  
Telephone: 727-343-8959  
Email: JPK@hilllawgroup.com  
Secondary Email:  
beth@hilllawgroup.com  
November 10, 17, 2023 23-03435H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT,  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003239  
Division: B  
IN RE: THE ESTATE OF  
JERMAN REDDING RIMES,  
Deceased.

The administration of the estate of JERMAN REDDING RIMES, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, Florida 33601 or 800 E. Twiggs 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 November 10, 2023.

**Personal Representative****Chere Lynn Simmons**

2728 39th Avenue SE  
Ruskin, Florida 33570  
Attorney for the Personal  
Representative  
Daniel M. Hartzog, Jr., Esq.  
Florida Bar No. 0652067  
dan@hartzog.law  
1405 Oakfield Drive  
Brandon, Florida 33511  
813-835-6000  
November 10, 17, 2023 23-03445H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-3486  
Division A  
IN RE: ESTATE OF  
YALE LOUIS BREITHOFF, JR.  
Deceased.

The administration of the estate of Yale Louis Breithoff, Jr., deceased, whose date of death was August 23, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George E. Edgecomb Courthouse, Room 101, 800 E. Twiggs 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 November 10, 2023.

**Personal Representative:****Debbie Ramsey**

4419 Pompano Dr.  
Tampa, Florida 33617  
Attorney for Personal Representative:  
Brian P. Buchert, Esquire  
Florida Bar Number: 55477  
3249 W. Cypress Street, Ste. A  
Tampa, Florida 33607  
Telephone: (813) 434-0570  
Fax: (813) 422-7837  
E-Mail:  
BBuchert@BuchertLawOffice.com  
November 10, 17, 2023 23-03442H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003630  
Division B  
IN RE: ESTATE OF  
GREGORY L. WEAVER  
Deceased.

The administration of the estate of Gregory L. Weaver, deceased, whose date of death was September 23, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 419 N. Pierce 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 November 10, 2023.

**Personal Representative:****Cara B. Weaver**

2304 South Thixton Court  
Tampa, Florida 33629  
Attorney for Personal Representative:  
Linda D. Hartley, Attorney  
Florida Bar Number: 951950  
Hill Ward Henderson  
101 E. Kennedy Boulevard, Suite 3700  
Tampa, FL 33602  
Telephone: (813) 221-3900  
Fax: (813) 221-2900  
E-Mail: linda.hartley@hwllaw.com  
Secondary E-Mail:  
probate.efile@hwllaw.com  
November 10, 17, 2023 23-03386H

## FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY  
FLORIDA  
PROBATE DIVISION  
File No.: 23-CP-1003  
Division: U  
IN RE: ESTATE OF  
Brenda Lee Jenkins,  
Deceased.

The administration of the estate of Brenda Lee Jenkins, deceased, whose date of death was March 2, 2023, is pending 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 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 November 10, 2023.

**Personal Representative:****/s/ Lynette Gregg**

**Lynette Gregg**  
51 Ensley Street  
Sylva, NC 28779  
Attorneys for Personal Representative:  
Law Office of Adam J. Dugan, P.A.  
/s/ Tiera L. Henry  
Adam J. Dugan, Esq.  
Florida Bar No. 115112  
Tiera L. Henry, Esq.  
Florida Bar No. 118726  
E-mail Addresses:  
Adam@BeachesEstatePlanning.com  
T.Henry@BeachesEstatePlanning.com  
Service@BeachesEstatePlanning.com  
419 Third Street N.  
Jacksonville Beach, Florida 32250  
Telephone: (904) 595-5290  
November 10, 17, 2023 23-03405H



FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-3758  
Division A  
IN RE: ESTATE OF  
ERIC KEYSAWN GOSS  
Deceased.

The administration of the estate of Eric Keyshawn Goss, 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 George E. Edgecomb Courthouse, Room 101, 800 E. Twiggs 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 November 10, 2023.

**Personal Representative:**  
**Brian P. Buchert**  
3249 W. Cypress Street, Ste. A  
Tampa, Florida 33607  
Attorney for Personal Representative:  
Brian P. Buchert, Esquire  
Florida Bar Number: 55477  
3249 W. Cypress Street, Ste. A  
Tampa, Florida 33607  
Telephone: (813) 434-0570  
Fax: (813) 422-7837  
E-Mail:  
BBuchert@BuchertLawOffice.com  
November 10, 17, 2023 23-03462H

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. 19-CA-012607  
NAVY FEDERAL CREDIT UNION,  
Plaintiff, vs.  
HEATHER GALVAN, et al.,  
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered February 17, 2022 in Civil Case No. 19-CA-012607 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein NAVY FEDERAL CREDIT UNION is Plaintiff and HEATHER GALVAN, 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 6th day of December, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 17, BLOCK 11, FISH HAWK TRAILS, UNIT 4, PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 85, PAGE 30, 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: MRSservice@mcalla.com Fla. Bar No.: 146803 23-06725FL November 10, 17, 2023 23-03455H

FIRST INSERTION

NOTICE TO CREDITORS  
(Testate)  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT,  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
PROBATE DIVISION  
CASE NO.: 2023-CP-003334  
DIVISION: A  
In Re: ESTATE OF  
ANNIE C. DELONG A/K/A  
ANN C. DELONG,  
Deceased.

The administration of the Estate of Annie C. DeLong a/k/a Ann C. DeLong, deceased, File Number 2023-CP-003334, is pending in the Probate Court, Hillsborough County, Florida, the address of which is:

Hillsborough County Courthouse  
800 E. Twiggs 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 the decedent's estate on whom a copy of this notice has been served must file their claims with this court, WITHIN THE LATER OF THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS (30) 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 THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS, NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this notice is 11/10, 2023.

**/s/ Debra Strade Rohm**  
**Date 10-30-23**  
**Personal Representative**  
4711 W. El Prado Boulevard  
Tampa, Florida 33629  
**/s/ Ryan Shirley, Esq.**  
Florida Bar No.: 99157  
rshirley@ryanslaw.net  
Ryan Shirley Law, P.A.  
Attorney for Personal Representative  
901 Northpoint Parkway, Ste. 310  
West Palm Beach, FL 33407  
Tel.: (561) 660-8613  
November 10, 17, 2023 23-03387H

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-002769  
Division: B  
IN RE: ESTATE OF  
MABEL R. JOHANSON,  
Deceased.

The administration of the estate of MABEL R. JOHANSON, deceased, whose date of death was March 24, 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 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: November 10, 2023.

**DAVID R. JOHANSON**  
68 E. Montecito Ave.  
Sierra Madre, CA 91024  
**Personal Representative**  
Justin J. Klatsky  
Attorney for Personal Representative  
Florida Bar No. 62500  
Valrico Law Group  
3626 Erindale Drive  
Valrico, FL 33596  
Telephone: (813) 661-5180  
Email:  
justin.klatsky@valricolawgroup.com  
Secondary Email:  
tara.morrow@valricolawgroup.com  
November 10, 17, 2023 23-03389H

FIRST INSERTION

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

CASE NO.: 23-CC-64338  
DIAMOND HILL PATIO HOMES  
HOMEOWNERS ASSOCIATION,  
INC., a Florida not-for-profit  
corporation,  
Plaintiff, vs.  
2018-1 IH BORROWER LP,  
A DELAWARE LIMITED  
PARTNERSHIP and ANY  
UNKNOWN OCCUPANTS IN  
POSSESSION,  
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Hillsborough County, Florida, I will sell all the property situated in Hillsborough County, Florida described as:

Lot 261, DIAMOND HILL PHASE 1A, UNIT 2, according to the map or plat thereof, as recorded in Plat Book 100, Pages 24-36, inclusive, of the Public Records of Hillsborough County, Florida. With the following street address: 1015 Crystal Carbon Way, Valrico, Florida, 33594.

at public sale, to the highest and best bidder, for cash, at www.hillsborough.realforeclose.com, at 10:00 A.M. on December 15, 2023.

Any person claiming an interest in the surplus from the sale, if any, must file a claim with the Clerk no later than the date that the Clerk reports the funds 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 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 3rd day of November, 2023.

CINDY STUART  
CLERK OF THE CIRCUIT COURT  
s/ Stephan C. Nikoloff  
Stephan C. Nikoloff  
(Steve@associationlawfl.com)  
Bar Number 56592  
Attorney for Plaintiff  
Diamond Hill Patio Homes  
Homeowners Association, Inc.  
1964 Bayshore Boulevard, Suite A  
Dunedin, Florida 34698  
Telephone: (727) 738-1100  
November 10, 17, 2023 23-03423H

FIRST INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO.: 23-CC-108020

ALLY BANK,  
Plaintiff, vs.  
LEAH C. COOPER; et al.,  
Defendant(s).  
TO: Leah C. Cooper  
Last Known Residence: 8120 River  
Mont Way Temple Terrace, FL 33637

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:

2015 Lexus NX 200T, VIN  
JTJYARBZ2F012693

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 27, 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 24, 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  
1693-119B  
Ref# 5791  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03425H

FIRST INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO.: 23-CC-095160

ALLY CAPITAL,  
Plaintiff, vs.  
MICHELLE RIVERA; et al.,  
Defendant(s).  
TO: Michelle Rivera  
Last Known Residence: 11830 Ross-  
mayne Drive Riverview, FL 33569

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:

2017 Jeep Wrangler Unlimited,  
VIN 1C4BJWDG1HL536630

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 27, 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 1-800-955-8770. Dated on October 24, 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  
1693-050B  
Ref# 5801  
Nov. 10, 17, 24; Dec. 1, 2023  
23-03426H

FIRST INSERTION

NOTICE OF SALE UNDER FLA.  
STAT. CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA

CASE NO.: 22-CA-001164  
WELLS FARGO BANK, N.A., AS  
TRUSTEE FOR STRUCTURED  
ASSET MORTGAGE  
INVESTMENTS II INC.,  
GREENPOINT MTA TRUST  
2005-AR2, MORTGAGE  
PASS-THROUGH CERTIFICATES,  
SERIES 2005-AR2,  
Plaintiff v.  
BENJAMIN T. FINK; ET AL.,  
Defendant(s).

NOTICE IS GIVEN that, in accordance with the Uniform Final Judgment of Foreclosure dated August 17, 2023 and the Agreed Order Granting Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale set for October 27, 2023 dated October 11, 2023, in the above-styled cause, the Clerk of Circuit Court, Cindy Stuart, shall sell the subject property at public sale on the 8th day of December, 2023, at 10:00 am to the highest and best bidder for cash, at http://www.hillsborough.realforeclose.com on the following described property:

LOT 62, HUNTERS GREEN PARCEL 17B, PHASE 1B/2 ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 70, PAGE 49, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 17756 Esprit Drive, Tampa, FL 33647.

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 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. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8770. Dated: November 6, 2023.

BITMAN, O'BRIEN & MORAT, PLLC  
/s/ Samantha Darrigo  
Samantha Darrigo, Esquire  
Florida Bar No.: 92331  
sdarrigo@bitman-law.com  
Attorneys for Plaintiff  
November 10, 17, 2023 23-03439H

FIRST INSERTION

NOTICE OF ACTION  
IN THE COUNTY COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO.: 23-CC-091395

CROSS CREEK II MASTER  
ASSOCIATION, INC.  
Plaintiff, vs.  
SUZANNE BLACKMORE,  
UNKNOWN TENANT #1,  
UNKNOWN TENANT #2, AND  
ALL OTHER PERSONS IN  
POSSESSION OF THE SUBJECT  
REAL PROPERTY WHOSE  
NAMES ARE UNCERTAIN,  
Defendants.

TO: SUZANNE BLACKMORE  
10212 GRANT CREEK DRIVE#4  
TAMPA, FLORIDA 33647  
YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessments lien recorded on October 7, 2022, in Official Records Instrument #: 2022478162, in the Public Records of Hillsborough County, on the following property located in Hillsborough County, Florida.

ADDRESS: 10212 Grant Creek Drive, Tampa, Florida 33647

LEGAL:  
Lot 6, Block 1, CROSS CREEK PARCEL "K", PHASE 1D, according to map or plat thereof as recorded in Plat Book 89, Page 51, of the Public Records of Hillsborough County, Florida.

A Foreclosure Complaint has been filed against you and you are required to

serve a copy of your written defenses, if any, to it on Plaintiff's attorney, BRENTON J. ROSS, Esquire, 5550 W. Executive Drive, Suite 250, Tampa, Florida 33609 on or before 12/04/2023, and file the original with the Clerk of this Court either before service upon the 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 this 1 day of November, 2023.

Cindy Stuart  
Clerk of the Court  
(SEAL) by: /s/ Isha Tirado-Baker  
Deputy Clerk

BRENTON J. ROSS, Esquire  
5550 W. Executive Drive, Suite 250  
Tampa, Florida 33609  
November 10, 17, 2023 23-03401H

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. 22-CA-006644  
LAKEVIEW LOAN SERVICING,  
LLC,  
Plaintiff, vs.  
BRENT HEMEN A/K/A BRENT M.  
HEMEN, et al.  
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 29, 2023, and entered in 22-CA-006644 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and BRENT HEMEN A/K/A BRENT M. HEMEN; MAGNOLIA PARK AT RIVERVIEW 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.hillsborough.realforeclose.com, at 10:00 AM, on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 6, BLOCK 3, MAGNOLIA PARK SOUTHEAST E, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 116, PAGE (S) 126, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 8714 TURNSTONE SHORE LN, 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

FIRST INSERTION

AMENDED NOTICE OF  
FORECLOSURE SALE  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO.: 2021-CA-008455  
AYERSWORTH GLEN 3A  
HOMEOWNERS ASSOCIATION,  
INC.,  
Plaintiff, vs.  
TONY HAROLD ULRICH  
JR., UNKNOWN TENANT #1,  
UNKNOWN TENANT #2,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on August 24, 2023 in Case No. 2021-CA-008455, in the Circuit Court of the Thirteenth Judicial Circuit, in and for Hillsborough County, Florida, wherein AYERSWORTH GLEN 3A HOMEOWNERS ASSOCIATION, INC., is the Plaintiff and TONY HAROLD ULRICH JR., UNKNOWN TENANT #1 n/k/a Edwin Vasquez, and UNKNOWN TENANT #2 n/k/a Mandy Vasquez are the Defendants, that the Polk County Clerk of Court shall sell to the highest bidder(s) for cash at public sale at 10:00 a.m. on Wednesday, December 20, 2023, at www.hillsborough.realforeclose.com, the following property, as set forth in the Final Judgment:

Lot 103, Block 27 as shown on plat entitled "AYERSWORTH GLEN PHASE 3A" and recorded with the clerk of the circuit Court, Public Records of Hillsborough County, Florida in Book 127, Page 75 with the following street address: 14444 Haddon Mist Drive, Wimauma, FL 33598

Any person claiming an interest in the surplus from the sale, if any, other than the property owners 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. 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 3rd day of November, 2023.  
/s/ Shay M. Beaudoin  
PATRICK H. WILLIS, ESQUIRE  
Florida Bar No.: 526665  
pwillis@willisoden.com  
SHAY M. BEAUDOIN, ESQUIRE  
Florida Bar No.: 1024968  
sbeaudoin@willisoden.com  
WILLIS O DEN  
390 N. Orange Avenue, Suite 1600  
Orlando, FL 32801  
Telephone: (407) 903-9939  
Attorneys for Plaintiff  
113318-0038  
November 10, 17, 2023 23-03424H

FIRST INSERTION

NOTICE OF ACTION  
IN THE COUNTY COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO.: 23-CC-091395

CROSS CREEK II MASTER  
ASSOCIATION, INC.  
Plaintiff, vs.  
SUZANNE BLACKMORE,  
UNKNOWN TENANT #1,  
UNKNOWN TENANT #2, AND  
ALL OTHER PERSONS IN  
POSSESSION OF THE SUBJECT  
REAL PROPERTY WHOSE  
NAMES ARE UNCERTAIN,  
Defendants.

TO: SUZANNE BLACKMORE  
10212 GRANT CREEK DRIVE#4  
TAMPA, FLORIDA 33647  
YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessments lien recorded on October 7, 2022, in Official Records Instrument #: 2022478162, in the Public Records of Hillsborough County, on the following property located in Hillsborough County, Florida.

ADDRESS: 10212 Grant Creek Drive, Tampa, Florida 33647

LEGAL:  
Lot 6, Block 1, CROSS CREEK PARCEL "K", PHASE 1D, according to map or plat thereof as recorded in Plat Book 89, Page 51, of the Public Records of Hillsborough County, Florida.

A Foreclosure Complaint has been filed against you and you are required to

serve a copy of your written defenses, if any, to it on Plaintiff's attorney, BRENTON J. ROSS, Esquire, 5550 W. Executive Drive, Suite 250, Tampa, Florida 33609 on or before 12/04/2023, and file the original with the Clerk of this Court either before service upon the 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 this 1 day of November, 2023.

Cindy Stuart  
Clerk of the Court  
(SEAL) by: /s/ Isha Tirado-Baker  
Deputy Clerk

BRENTON J. ROSS, Esquire  
5550 W. Executive Drive, Suite 250  
Tampa, Florida 33609  
November 10, 17, 2023 23-03401H

FIRST INSERTION

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 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. 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



## 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. 29-2022-CA-007810 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2017-RPL2 TRUST, Plaintiff, vs. TAUQUEER JAFFRY AND SOHAIL JAFFRY, et al. Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 29, 2023, and entered in 29-2022-CA-007810 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2017-RPL2 TRUST is the Plaintiff and TAUQUEER JAFFRY; SOHAIL JAFFRY; UNKNOWN SPOUSE OF TAUQUEER JAFFRY; CORTEZ OF CARROLLWOOD CONDOMINIUM 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 29, 2023, the following described property as set forth in said Final Judgment, to wit:

THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT 4004D, BUILDING 4, CORTEZ OF CARROLLWOOD AND AN UNDIVIDED SHARE IN THOSE COMMON ELEMENTS APPURTENANT THERETO IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, RESTRICTIONS, TERMS AND OTHER PROVISIONS OF THAT DECLARATION OF CONDOMINIUM FOR CORTEZ OF CARROLLWOOD, A CONDOMINIUM AS RECORDED IN O.R. BOOK 3543, PAGE 86-145 AND IN PLAT BOOK 2,

PAGE 39, BOTH OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
Property Address: 4004 CORTEZ DR #D, TAMPA, FL 33614  
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 2 day of November, 2023.  
By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248  
Communication Email: dsalem@raslg.com  
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: fmail@raslg.com 21-080932 - MaC November 10, 17, 2023 23-03406H

## 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-014656 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. ANGELA GARZA, et al., Defendants.**

TO: ANGELA GARZA 13412 LARAWAY DR, RIVERVIEW, FL 33579  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 32, BLOCK 1, SUMMERFIELD VILLAGE II TRACT 5 PHASE II, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 60, PAGE 47, 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 December 5, 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 com-

plaint.  
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 3rd day of November, 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  
23-01914  
November 10, 17, 2023 23-03464H

## 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-013478 SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs. AMILCAR MOISES POSADAS GUTIERREZ, et al., Defendant.**

To: JOSE AMILCAR POSADAS 14512 MARKLAND GREENS PL, TAMPA, FL 33625  
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:  
LOT 34, BLOCK 1, CARROLLWOOD MEADOWS UNIT II - SECTION "A", ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 48, PAGE 51, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Lauren A. Bromfield, Esq., McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before

December 1, 2023 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demand 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 31st 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 23-05778FL  
November 10, 17, 2023 23-03460H

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL DIVISION  
**CASE NO.:23-CA-012217 DIVISION: E**

**NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING PLAINTIFF, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN EDWARD ELLISON A/K/A JOHN E. ELLISON, UNKNOWN SPOUSE OF JOHN EDWARD ELLISON A/K/A JOHN E. ELLISON, CAROL S. BILBREY, SCOTT E. ELLISON A/K/A SCOTT ELLISON, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JOHN EDWARD ELLISON A/K/A JOHN E. ELLISON, JAMES A. ELLISON, MICHAEL A. ELLISON, SCOTT E. ELLISON A/K/A SCOTT ELLISON, SUMMERFIELD MASTER COMMUNITY ASSOCIATION, INC., AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, DEFENDANTS.**

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN EDWARD ELLISON A/K/A JOHN E. ELLISON  
Last Known Address: 11547 ADDISON CHASE DR, RIVERVIEW, FL 33579  
Last Known Address: 3551 KELL ST, FORT WORTH, TX 76109  
Last Known Address: 1006 ANCHOR BEND DR, RUSKIN, FL 33570  
Last Known Address: 2693 NORTHWOOD PARK ST, VALRICO, FL 33596  
Last Known Address: 18321 SE 52ND PL, OCKLAWAHA, FL 33579  
Current Residence: UNKNOWN  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

## FIRST 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-012792 SECTION # RF**

**U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. YVETTE HOWARD; CITY OF TAMPA, FLORIDA; HILLSBOROUGH COUNTY, FLORIDA; JUPITER MORTGAGE CORPORATION D/B/A SYNERGY MORTGAGE SOLUTIONS; STATE OF FLORIDA; UNKNOWN SPOUSE OF YVETTE HOWARD; 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 04 day of January 2024, the following described property as set forth in said Final Judgment, to wit:

THE SOUTH 1/2 OF LOTS 19 AND 20, IN BLOCK 5, OF CENTRAL PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, AT PAGE 14, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA  
PROPERTY ADDRESS: 3007 N JEFFERSON ST, TAMPA, FL 33603

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

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-015955 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST, Plaintiff, vs. CARMEN L. SOTO A/K/A CARMEN SOTO, et al. Defendant(s).**

TO: CARMEN L. SOTO A/K/A CARMEN SOTO, UNKNOWN SPOUSE OF CARMEN L. SOTO A/K/A CARMEN SOTO,  
whose residence is unknown 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 HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:  
LOT 86, BLOCK 1, COUNTRY RUN UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS THE SAME IS RECORDED IN PLAT BOOK 54, PAGE 42, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before December

LOT 27, BLOCK 1, SUMMERFIELD VILLAGE 1 TRACT 18, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 108, PAGE(S) 76 THROUGH 81, INCLUSIVE, 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 MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 12/8/2023, a date at least thirty (30) days after the first publication of this Notice in The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. 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. The Court's ADA Coordinator web page below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. https://www.fjud13.org/BusinessOperations/CourtFacilities/ADAaccommodations.aspx Phone: (813) 272-7040 or ada@fjud13.org

WITNESS my hand and the seal of this Court this 11/6 day of 2023.

CINDY STUART  
As Clerk of the Circuit Court (SEAL) By: /s/ Isha Tirado-Baker  
As Deputy Clerk  
MILLER, GEORGE & SUGGS, PLLC Attorney for Plaintiff  
210 N. University Drive, Suite 900 Coral Springs, FL 33071  
23FLA53-0051-1  
November 10, 17, 2023 23-03440H

## FIRST 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.: 23-DR-010703 DIVISION: C**

**IN THE MATTER OF THE TERMINATION OF PARENTAL RIGHTS FOR THE PROPOSED ADOPTION OF: A MINOR FEMALE CHILD.**

TO: Matthew Paige Caffey, Sr. or any known or unknown legal or biological father of the female child born on July 22, 2012, to Rosaline Rhonda Relissa Lee nee Ransom  
Current Residence Address: Unknown  
Last Known Residence Address: Unknown except for 323 Parsons Wood Drive, Seffner, Florida 33584

YOU ARE HEREBY NOTIFIED that a Petition for Adoption of Relative and Termination of Parental Rights has been filed by Jeanne T. Tate, P.A., 418 West Platt Street, Suite B, Tampa, Florida 33606, (813) 258-3355, regarding a minor female child born to Rosaline Rhonda Relissa Lee nee Ransom on July 22, 2012, in Pontiac, Oakland County, Florida. The legal father Matthew Paige Caffey, Sr., is African American, forty-four (44) years old, approximately 6'0" tall, weighs approximately 230 pounds, with black 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 for Adoption of Relative and Termination of Parental Rights on December 7, 2023, at 3:00pm eastern time, before Judge Wendy DePaul at the George E. Edgecomb Courthouse, 800 East Twiggs Street, Courtroom 403, Tampa, Florida 33602. The Court has set aside fifteen minutes for the hearing, which will be held via Zoom at the following link: https://zoom.us/j/3867785704. The grounds for termination of paren-

tal rights are those set forth in Fla. Stat. § 63.089.

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 4, 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, FLA. STAT., 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 in Tampa, Hillsborough County, Florida, on November 1, 2023.

CINDY STUART  
Clerk of the Circuit Court (SEAL) By: /s/ Isha Tirado-Baker  
Deputy Clerk  
Nov. 10, 17, 24; Dec. 1, 2023 23-03400H

## FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION  
**Case No. 22-CA-007547 Division E**

**RESIDENTIAL FORECLOSURE NAVY FEDERAL CREDIT UNION Plaintiff, vs. CHRISTOPHER S. MAIDA A/K/A CHRISTOPHE MAIDA A/K/A CHRISTOPHER MAIDA A/K/A CHRISTOPHER SHIRAH MAIDA A/K/A CHRIS MAIDA; AMANDA MAIDA A/K/A AMANDA P. MAIDA A/K/A AMANDA LEE MAIDA A/K/A AMANDA LEE PHILLIPS A/K/A AMANDA PHILLIPS MAIDA, RETREAT AT CARROLLWOOD ASSOCIATION, INC.; UNITED STATES OF AMERICA, INTERNAL REVENUE SERVICE; AMERICAN EXPRESS NATIONAL BANK; CAN CAPITAL ASSET SERVICES, INC.; IERNIA HEATING & COOLING, INC.; UNKNOWN SPOUSE OF CHRISTOPHER S. MAIDA A/K/A CHRISTOPHE MAIDA A/K/A CHRISTOPHER MAIDA A/K/A CHRISTOPHER SHIRAH MAIDA A/K/A CHRIS MAIDA; UNKNOWN SPOUSE OF AMANDA MAIDA A/K/A AMANDA P. MAIDA A/K/A AMANDA LEE PHILLIPS A/K/A AMANDA PHILLIPS MAIDA, AND UNKNOWN TENANTS/OWNERS, Defendants.**

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on May 22, 2023, in the Circuit Court of Hillsborough County, Florida, Cindy Stuart, Clerk of the Circuit Court, will sell the property situated in Hillsborough County, Florida described as:  
LOT 37, RETREAT AT CARROLLWOOD, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 120, PAGES 219 THROUGH 228, AS RECORDED

and commonly known as: 14320 AVON FARMS DRIVE, TAMPA, FL 33618; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, on the Hillsborough County auction website at http://www.hillsborough.realforeclose.com., on December 13, 2023 at 10:00 AM.  
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 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 November 7, 2023  
By: /s/ David R. Byars  
David R. Byars  
Attorney for Plaintiff  
David R. Byars  
(813) 229-0900 x  
Kass Shuler, P.A.  
1505 N. Florida Ave.  
Tampa, FL 33602-2613  
ForeclosureService@kasslaw.com  
110650/2219648/CMP  
November 10, 17, 2023 23-03459H

## FIRST INSERTION

whose residence is unknown 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 HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:  
LOT 86, BLOCK 1, COUNTRY RUN UNIT 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS THE SAME IS RECORDED IN PLAT BOOK 54, PAGE 42, 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 counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before December

11, 2023/(30 days from Date of First Publication of this Notice) 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.

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. 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 the seal of this Court at County, Florida, this 7th day of November, 2023.

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan  
DEPUTY CLERK  
Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: fmail@raslg.com 23-139059  
November 10, 17, 2023 23-03461H



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-014627**  
**SPECIALIZED LOAN SERVICING LLC,**  
**Plaintiff, vs.**  
**GAIL ANN BARLOW, et al.,**  
**Defendant.**  
 To: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST JON D. COWELL, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES OR OTHER CLAIMANTS  
 ADDRESS: UNKNOWN  
 GAIL ANN BARLOW  
 10710 SUMNER RD, WIMAUMA, FL 33598  
 UNKNOWN SPOUSE OF GAIL ANN BARLOW 10710 SUMNER RD, WIMAUMA, FL 33598  
 GEORGE WESLEY COWELL  
 4708 N. FALKENBURG ROAD, TAMPA, FL 33610  
 UNKNOWN SPOUSE OF GEORGE

WESLEY COWELL 4708 N. FALKENBURG ROAD, TAMPA, FL 33610  
 CHRISTOPHER MICHAEL COWELL A/K/A CHRISTOPHER M. COWELL 10710 SUMNER RD, WIMAUMA, FL 33598  
 UNKNOWN SPOUSE OF CHRISTOPHER MICHAEL COWELL A/K/A CHRISTOPHER M. COWELL 10710 SUMNER RD, WIMAUMA, FL 33598  
 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:  
 THE WEST TWO THIRDS OF THE WEST THREE QUARTERS OF THE WEST HALF OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 31 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY, FLORIDA, LESS THE NORTH 259.10 FEET THEREOF.  
 CONTAINING 2.86 ACRES, MORE OR LESS.  
 SUBJECT TO AN EASEMENT

FOR INGRESS AND EGRESS OVER AND ACROSS A PORTION OF THE WEST THREE QUARTERS OF THE WEST HALF OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 31 SOUTH, RANGE 20 EAST, HILLSBOROUGH COUNTY FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHWEST ONE-QUARTER OF SAID SECTION 29; THENCE NORTH 89 DEGREES 55 MINUTES 55 SECONDS WEST 1338.34 FEET ALONG THE SOUTH BOUNDARY OF SAID NORTHWEST ONE QUARTER TO THE SOUTHWEST CORNER OF THE SOUTHEAST ONE QUARTER OF THE NORTHWEST ONE QUARTER OF SAID SECTION 29; THENCE NORTH 00 DEGREES 24 MINUTES 43 SECONDS EAST 30.00 FEET ALONG THE WEST BOUNDARY OF THE

SOUTHEAST ONE QUARTER OF THE NORTHWEST ONE QUARTER OF SAID SECTION 29, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF SUMNER ROAD; THENCE CONTINUE NORTH 00 DEGREES 24 MINUTES 43 SECONDS EAST 372.15 FEET ALONG SAID WEST BOUNDARY TO A POINT 259.10 FEET SOUTH OF THE NORTHWEST CORNER OF THE SOUTHEAST ONE QUARTER OF THE NORTHWEST ONE QUARTER OF SAID SECTION 29; THENCE SOUTH 89 DEGREES 47 MINUTES 45 SECONDS EAST 187.92 FEET ALONG A LINE 259.10 FEET SOUTH OF AND PARALLEL WITH THE NORTH BOUNDARY OF THE SOUTH ONE HALF OF THE SOUTHEAST ONE QUARTER OF THE NORTHWEST ONE QUARTER OF SAID SECTION 29; THENCE NORTH 00 DEGREES 24 MINUTES 43 SECONDS WEST 50.00 FEET; THENCE NORTH 89 DEGREES 47 MINUTES

45 SECONDS WEST 137.92 FEET; THENCE SOUTH 00 DEGREES 24 MINUTES 43 SECONDS WEST 322.15 FEET TO THE NORTH RIGHT OF WAY LINE OF SAID SUMNER ROAD; THENCE NORTH 89 DEGREES 55 MINUTES 55 SECONDS WEST 50.00 ALONG SAID NORTH RIGHT OF WAY LINE TO THE POINT OF BEGINNING.  
 PARCEL NUMBER: U-29-31-20-ZZZ-000003-19220.0  
 has been filed against you and you are required to file a copy of your written defenses, if any, to it on Lauren A. Bromfield, Esq, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before December 1, 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 ac-

commodation, 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 30th 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  
 23-06339FL  
 November 10, 17, 2023 23-03399H

FIRST 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-012017**  
**SECTION # RF**  
**U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2020- R7 MORTGAGE-BACKED NOTES, SERIES 2020-R7,**  
**Plaintiff, vs.**  
**BRYAN A. SWANSON; MARTHA M. SWANSON; UNKNOWN SPOUSE OF MARTHA M. SWANSON; 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](http://www.hillsborough.realforeclose.com) the Clerk's website for on-line auctions at, 10:00 AM on the 18 day of December, 2023, the following described property as set forth in said Final Judgment, to wit:  
 A TRACT OF LAND LYING IN TRACT 749, AND TRACT 750, RUSKIN COLONY FARMS SECOND EXTENSION, AS PER MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 37, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA;  
 COMMENCING AT THE

NORTHWEST CORNER OF SAID TRACT 749, THENCE NORTH 89°58'19" EAST (ASSUMED BEARING) ALONG THE NORTH BOUNDARY OF SAID TRACT 749, A DISTANCE OF 460.00 FEET, FOR THE POINT OF BEGINNING.  
 THENCE NORTH 89°58'19" EAST ALONG THE NORTH BOUNDARY OF SAID TRACT 750, A DISTANCE OF 120 FEET; THENCE SOUTH A DISTANCE OF 300.0 FEET; THENCE SOUTH 89°58'19" WEST A DISTANCE OF 120.0 FEET; THENCE NORTH A DISTANCE OF 300.0 FEET TO THE POINT OF BEGINNING.  
 CONTAINING 0.83 ACRES MORE OR LESS.  
 THIS DESCRIPTION AND SURVEY IS BASED ON A SURVEY BY A & E INTERNATIONAL DATED 2/26/85.  
 TOGETHER WITH THAT CERTAIN 1996 CRESCENT DOUBLE WIDE MOBILE HOME IDENTIFIED BY VIN NUMBERS: FLA14610038A AND FLA14610038B.  
 PROPERTY ADDRESS: 506 19TH AVE NW, RUSKIN, FL 33570  
 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 2 day of November 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  
 22-02436  
 November 10, 17, 2023 23-03397H

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.**  
**292022CA001516A001HC**  
**DIVISION: D**  
**RF -Section I**  
**MTGLQ INVESTORS, L.P.,**  
**Plaintiff, vs.**  
**SHIRLEY SHULER A/K/A SHIRLEY A. SHULER;**  
**TERRACE BRADFORD A/K/A TERRENCE L. BRADFORD A/K/A TERRANCE BRADFORD;**  
**STANLEY EARL BRADFORD, JR.;**  
**CITY OF TAMPA, FLORIDA;**  
**CITIBANK (SOUTH DAKOTA), N.A.;**  
**PUBLIX EMPLOYEES FEDERAL CREDIT UNION;**  
**MANTIS FUNDING LLC;**  
**LANDMARK CAPITAL INVESTMENTS, INC.;**  
**LOVOND SHULER; 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 a Summary Final Judgment of Foreclosure dated August 14, 2023 and an Order Rescheduling Foreclosure Sale dated October 23, 2023 and entered in Case No. 292022CA001516A001HC of the Circuit Court in and for Hillsborough County, Florida, wherein MTGLQ INVESTORS, L.P. is Plaintiff and

SHIRLEY SHULER A/K/A SHIRLEY A. SHULER; TERRACE BRADFORD A/K/A TERRENCE L. BRADFORD A/K/A TERRANCE BRADFORD; STANLEY EARL BRADFORD, JR.; CITY OF TAMPA, FLORIDA; CITIBANK (SOUTH DAKOTA), N.A.; PUBLIX EMPLOYEES FEDERAL CREDIT UNION; MANTIS FUNDING LLC; LANDMARK CAPITAL INVESTMENTS, INC.; LOVOND SHULER; 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 January 2, 2024, the following described property as set forth in said Order and Final Judgment, to-wit:  
 LOT 22, BLOCK 4, SHERWOOD HEIGHTS UNIT NO. 3, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 36, PAGE 54, 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. 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 31, 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  
 1496-178912 / TM1  
 November 10, 17, 2023 23-03454H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
 CIVIL DIVISION  
**CASE NO. 23-CC-085230**  
**GOLD ROCK INC., A FLORIDA CORPORATION**  
**PLAINTIFF, VS.**  
**RE710, LLC, A FLORIDA LIMITED LIABILITY COMPANY**  
**DEFENDANT(S)**

NOTICE IS HEREBY GIVEN pursuant to the Default Final Judgment of Foreclosure dated November 1, 2023 and entered in 23-CC-085230 of the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, wherein Gold Rock Inc., is the Plaintiff and RE710, LLC is the Defendant. Cindy Stuart as the Clerk of the Court will sell to the highest and best bidder for cash at <http://www.hillsborough.realforeclose.com>, at, 10:00 am on December 22, 2023, the following described property

as set forth in said Default Final Judgment of Foreclosure, to wit:  
 Lot 5, Block 8, River Crossing Estates, Phase 4, according to the plat thereof as recorded in Plat Book 85, Page 44, of the Public Records of Hillsborough County, Florida.  
 More commonly known as: 4636 River Overlook Dr., Valrico, FL 33596 ("Property").  
 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 Statute, Section 45.031.  
 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 Coordination by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA

Coordination, 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 November 1, 2023  
 /s/ Kimberly Garno  
 Kimberly L. Garno, Esq.  
 Florida Bar # 84538  
 9104 Brindlewood Dr  
 Odessa, FL 33556  
 E-Service: kimberlygarno@gmail.com  
 November 10, 17, 2023 23-03398H

# OFFICIAL COURTHOUSE WEBSITES

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

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

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

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

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

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

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

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

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

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

CHECK OUT YOUR LEGAL NOTICES  
[floridapublicnotices.com](http://floridapublicnotices.com)

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**



SUBSEQUENT INSERTIONS

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

SECOND INSERTION

NOTICE

Notice is given that Nathan White, Serena White, Martin Boire and Janet Boire intend to vacate the Jessie's Place Subdivision plat recorded in Plat Book 83, Page 43-1, of the Public Records of Hillsborough County, Florida, and return the land to the acreage described therein. Interested persons may send written comments to Martin Boire, 13791 N. Nebraska Ave., Tampa, FL 33613 by any means that provides proof of delivery. November 3, 10, 2023 23-03370H

SECOND INSERTION

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

PROBATE DIVISION File No.: 2023-CP-0562 IN RE: ESTATE OF MARY P. FORST, Deceased.

The administration of the estate of MARY P. FORST, deceased, whose date of death was November 10, 2022, File Number 2023-CP-0562, is pending 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 petitioner and the petitioner's attorney are set forth below.

All creditors of the estate of the decedent and persons having claims or demands against decedent's estate other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this Court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE. 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 November 3, 2023.

Personal Representative: GUNTHER E. FORST 2106 Broyhill Ave. The Villages, FL 32162

Attorney for Personal Representative: EDWARD W. SOULSBY, ESQ. Attorney Florida Bar Number: 0488216 TROTTER & SOULSBY, P.A. 11834 C.R. 101, Suite 100 The Villages, FL 32162 Telephone: (352) 205-7245 Fax: (352) 205-7305 E-Mail: ed@trotterlaw.com 2nd E-mail: monique@trotterlaw.com November 3, 10, 2023 23-03340H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd Plant City FL 33566, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 11/21/23 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.

Sharon Spires	15-196	Boxes, furniture, artwork
Ulyesse Ragins	7-115	Smoker, grill, clothing, boxes
Jennifer Lomoglio	7-116	Seasonal décor, ladders, furniture
Jay McCoy	9-148	Photos, boxes, clothing
Lance Kolp	A-232	Furniture, boxes, tools
Alfredo Valdespino	A-244	Bird cages, lumber, boxes
Steven Baynard	A-260	Appliances, house renovation tools, furniture
Coren Van Dyke	D-736	Tires, furniture
John Ross	D-745	Furniture, boxes, pet crates
Darius Hutchinson	B-427	Clothing, electronics, furniture
Marshall Bedenbender	B-461	Sports/Outdoor items, tools, boxes
Darcel Murphy	B-468	Soundproofing tiles, furniture, appliances
Tampa Action Plan Inc	D-748	Antique furniture, seasonal décor, business machinery
Teresa Espinoza	A-305	Appliances, furniture, boxes
Jack/Lisa Long	B-501	Holiday Decor, furniture, appliances

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)599-1430. November 3, 10, 2023 23-03334H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9811 Progress Blvd, Riverview, FL, 33578, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 11/21/2023 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

A100- Jerebelle Nunez	Sporting, Boxes
A066- Ricky Smith	Appliances, Boxes, Furniture, Lamps, Kitchenware
A200- Carolyn Williams	Appliances, Artwork, Boxes, Clothing, Tools
A274- Rodneisha Fair	Clothing, Artwork, Boxes
B055- Remigio Santiago	Tools, Boxes, Industrial Equipment
B103- Joel Rutland	Furniture, Boxes
D220- Loraine Fleurant	Furniture, Boxes, Furniture, Kitchenware
B056- Felicia Ginebra	Appliances, Boxes, Sporting
B070- Donell Missick	Boxes, Kitchenware, Furniture, Lamps
B079- Christopher Robinson	Boxes, Sporting, Tools
A196- Maude Jean-Rene	Artwork, Boxes, Electronics, Furniture
A222- Charlien Gonzalez	Appliances, Boxes, Kitchenware, Furniture
A236- Robert Kearney	Boxes, Electronics, Furniture
A130- Phealandrea Salter	Boxes, Clothing, Furniture, Sporting, Tools
A138- Milan Walker	Furniture, Lamps
A140- Letisha George	Boxes, Clothing, Books
A298- Jessie Lee Garrett	Clothing, Electronics, Furniture
A356- Vanessa Vazquez	Appliances, Boxes, Electronics, Furniture
B172B- Brannndon Johnson	Boxes, Clothing
B173B- Dawn Ryno	Artwork, Boxes, Clothing
B175- Tijuana Almond	Artwork, Boxes, Clothing, Kitchenware
A279- Mary Olsen	Boxes, Clothing, Sporting
B239- Joe Thomas	Appliances, Boxes, Furniture, Sporting
B193- Debrah Hreben	Appliances, Boxes, Electronics, Lamps
B218- Karla Torres	Appliances, Boxes, Sporting
C013- Luis Galarza	Boxes, Clothing, Furniture
B254- Danika Herman	Artwork, Boxes, Electronics, Furniture
D153- Latonya Poole	Boxes, Furniture, Home Decor
D164- Brittany Eubanks	Boxes
D185- Camille Gulrajani	Appliances, Boxes, Clothing, Medical Equipment
D193- Kelvin Patterson	Appliances, Boxes, Electronics, Furniture, Tools
D203- Cavoni Herald	Appliances, Boxes, Clothing, Furniture
D211- Ryan Bishop	Boxes, Furniture, Tools
D229- Cordale Lee	Furniture
D137- Nancy J Melendez	Appliances, Boxes, Electronics, Furniture
C016- John Goodman	Clothing

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)375-9856. November 3, 10, 2023 23-03335H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 16900 State Rd 54, Lutz FL 33558 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 11/21/2023 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

Unit: 3257 Kyle Kruse:	Boxes, Totes, electronics, Outdoors.
Unit: 1074 Mark Ramsey:	Boxes, totes, furniture, sports, tools.
Unit: 2278 Nestor Araujo:	Boxes, bags, luggage

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)553-3703. November 3, 10, 2023 23-03336H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9823 W. Hillsborough Ave, Tampa, FL 33615, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 11/21/2023 at 2:30 pm. Contents include personal property described below belonging to those individuals listed below.

Unit 307 Brendaliz Miranda	Furniture, boxes, clothing.
Unit 335 Matheus Kulcheski	Furniture, boxes.
Unit 545 Barbara Johnson	Furniture, animal cage.
Unit 635 Wilfredo Vives	Boxes, jeep doors.
Unit 835 Thomas Thibault	Furniture, boxes, clothes.

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813) 333-5348. November 3, 10, 2023 23-03337H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-2777 IN RE: ESTATE OF RICHARD R. BOGGS Deceased.

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

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

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

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

The case number and decedent's name are: RICHARD R. BOGGS, File Number 2023-CP-2777.

The address of the court where this probate is pending is: Circuit Court for Hillsborough County, Florida. 800 E. Twiggs Street, Tampa, FL 33602.

Date of death of the decedent is: December 12th, 2022.

The date of first publication of this notice is: November 3, 2023.

The second week of publication is: November 10, 2023.

Personal Representative(s): Patricia Ann Boggs

Attorney for the representative(s): By: /s/ Matthew T. Morrison

Matthew T. Morrison, Esquire Florida Bar No. 1005203

5121 S. Lakeland Dr, Suite 2 Lakeland, Florida 33813

Telephone: (863) 709-0206 Ext:2

November 3, 10, 2023 23-03321H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File Number 23-CP-003470 Division W Florida Bar No. 144663 IN RE: ESTATE OF RAY BENJAMIN SAXTON a/k/a RAY B. SAXTON Deceased.

The administration of the estate of RAY BENJAMIN SAXTON a/k/a RAY B. SAXTON, deceased, whose date of death was August 16, 2023, is pending in the Circuit Court for Hillsborough County, Florida Probate Division, the address of which is PO 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 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 NOVEMBER 3, 2023.

Personal Representative Name: /s/ CYNDY J. HARROLD a/k/a CINDY HARROLD

Address: 907 Sandalwood Drive Plant City, Florida 33563

Attorney for Personal Representative /s/ Charles S. White, of CHARLES S. WHITE, P.A.

104 N. Evers St., Ste. 201 Plant City, Florida 33563

Tel. (813) 752-6155/ Fax. (813) 754-1758

Email: serviceswatty@aol.com

2nd Email: cswatty@aol.com

November 3, 10, 2023 23-03331H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-3584 IN RE: ESTATE OF CHARLES STEVEN PALARDIS, JR., Deceased.

The administration of the estate of CHARLES STEVEN PALARDIS, JR., deceased, whose date of death was May 6, 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 representatives and the personal representatives' 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: November 3, 2023.

CHARLES STEVEN PALARDIS, SR.

Personal Representative 213 West Fern Street Tampa, FL 33604

PATRICIA ANN PALARDIS Personal Representative 213 West Fern Street Tampa, FL 33604

Robert D. Hines, Esq. Attorney for Personal Representatives 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

November 3, 10, 2023 23-03342H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-003458 IN RE: ESTATE OF JANICE MURPHY, Deceased.

The administration of the estate of JANICE MURPHY, deceased, whose date of death was September 27, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., 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 November 3, 2023.

Personal Representative: JAMES R. (RUSTY) SPOOR

877 Executive Center Dr. W., Suite 100 St. Petersburg, FL 33702

Attorney for Personal Representative: JOSEPH T. WAECHTER

Florida Bar Number: 92593 SPOOR LAW, P.A.

877 Executive Center Dr. W., Suite 100 St. Petersburg, FL 33702

Telephone: (727) 822-4355

November 3, 10, 2023 23-03339H

SECOND 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-011967 DIVISION: G

GRANADA INSURANCE COMPANY, Plaintiff, vs. GIT N GO FOOD MART INC., a Florida corporation; MATTAR & SONS LLC, a Florida limited liability corporation; and CYNTHIA GAY, Defendants.

TO: Cynthia Gay, 5003 Decca Drive, Tampa, FL 33619

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 11/20/2023, on Glenda M. Almela, 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.

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 10/19/2023

CINDY STUART As Clerk of the Court (SEAL) By /s/ Isha Tirado-Baker As Deputy Clerk

Glenda M. Almela, Esquire plaintiff's attorney

Hinshaw & Culbertson LLP

2525 Ponce de Leon Blvd., 4th Floor

Coral Gables, Florida 33134

1057911\315016172.v1

Nov. 3, 10, 17, 24, 2023 23-03326H

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 3640 IN RE: ESTATE OF RICHARD B. CONNELL Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Richard B. Connell, deceased. File Number 2023 CP 3640, by the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is POB 110, Tampa, FL 33601; that the decedent's date of death was June 3, 2023; that the total value of the estate is \$14,937.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Richard B. Connell Revocable Trust utd 01/30/97 Address POB 12019 Prescott, AZ 86304

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is November 3, 2023.

Personal Giving Notice: Kathleen L. Connell

POB 12019 Prescott, AZ 86304

Attorney for Personal Giving Notice Patrick L. Smith, Attorney

Florida Bar Number: 27044

179 N US Hwy 27, Ste. F Clermont, FL 34711

Telephone: (352) 204-0305

Fax: (352) 833-8329

E-Mail: patrick@attorneypatricksmith.com

Secondary E-Mail: becky@attorneypatricksmith.com

November 3, 10, 2023 23-03338H

**SAVE TIME**

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

SARASOTA • MANATEE  
HILLSBOROUGH • PASCO  
PINELLAS • POLK • LEE  
COLLIER • CHARLOTTE

FLORIDA'S NEWSPAPER FOR THE BUSINESS  
**Business Observer**

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

CHARLES S. WHITE, P.A.  
104 N. Evers St., Ste. 201  
Plant City, Florida 33563  
Tel. (813) 752-6155/  
Fax. (813) 754-1758  
Email: serviceswatty@aol.com  
2nd Email: cswatty@aol.com  
November 3, 10, 2023 23-03331H



SECOND INSERTION

NOTICE TO CREDITORS  
IN THE THIRTEENTH JUDICIAL  
CIRCUIT COURT IN AND FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-002890  
Division Probate  
IN RE: ESTATE OF  
JOAN C. PHILLIPS A/K/A  
JOAN C. ADKINS PHILLIPS  
Deceased.

The administration of the estate of Joan C. Phillips a/k/a Joan C. Adkins Phillips, deceased, whose date of death was May 29, 2023, 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 November 3, 2023.

Personal Representative:

**Derek J. Phillips**  
213 Mahogany Drive  
Seffner, Florida 33511  
Attorney for Personal Representative:  
Kristy A. Mount, Attorney  
Florida Bar Number: 0692174  
1702 S. Washington Avenue  
Titusville, FL 32780  
Telephone: (321) 267-5504  
Fax: (321) 267-0418  
E-Mail: kmount@titusvillelaw.com  
Secondary E-Mail:  
admin@titusvillelaw.com  
November 3, 10, 2023 23-03375H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE THIRTEENTH  
JUDICIAL CIRCUIT COURT IN AND  
FOR HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-3451  
IN RE: ESTATE OF  
CATHY COALLA SMITH,  
Deceased.

The administration of the estate of Cathy Coalla Smith, deceased, whose date of death was April 18, 2023, 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 11/3/2023.

Personal Representative:

**Drew Daddono**  
1227 North Franklin Street  
Tampa, Florida 33602  
Attorney for Personal Representative:  
Drew Daddono, Esq.  
Florida Bar Number: 111946  
1227 North Franklin Street  
Tampa, FL 33602  
(813) 444-2573  
contact@  
anchortrustmanagement.com  
drew@anchortrustmanagement.com  
November 3, 10, 2023 23-03374H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-003130  
Division Probate  
IN RE: ESTATE OF  
DAVID K. SPARROW  
Deceased.

The administration of the estate of DAVID K. SPARROW, deceased, whose date of death was May 18, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 419 N. Pierce 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 November 3, 2023.

Attorney and Personal Representative:  
**WILLIAM B. SCOVILL**, Attorney  
Florida Bar Number: 0985716  
8031 Cooper Creek Blvd., Suite 101  
University Park, FL 34201  
Telephone: (941) 365-2253  
E-Mail: bart@scovills.com  
Secondary E-Mail:  
melissa@scovills.com  
November 3, 10, 2023 23-03317H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003134  
Division ES  
IN RE: ESTATE OF  
JOYCE A. STEDMAN,  
Deceased.

The administration of the estate of JOYCE A. STEDMAN, deceased, whose date of death was February 6, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 419 N. Pierce 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 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: November 3, 2023.

Signed on this 26TH day of OCTOBER, 2023.

/s/ APRIL D. HILL

Personal Representative  
**2033 54th Avenue North, Ste. A**  
St. Petersburg, Florida 33714  
/s/ Jonathan P. Kinsella  
Attorney for Personal Representative  
Florida Bar No. 96398  
Hill & Kinsella  
2033 54th Avenue North, Ste. A  
St. Petersburg, Florida 33714  
Telephone: 727-343-8959  
Email: JPK@HillLawGroup.com  
Secondary Email:  
jackie@hilllawgroup.com  
November 3, 10, 2023 23-03318H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003480  
IN RE: ESTATE OF  
SANDRA R. TERMINEY,  
Deceased.

The administration of the estate of SANDRA R. TERMINEY, deceased, whose date of death was October 4, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 401 N. Jefferson 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 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: November 3, 2023.

RANDY P. RUBENSTEIN

Personal Representative  
6830 122nd Ave N  
Largo, FL 33773  
CHARLES F. REISCHMANN  
Attorney for Personal Representative  
FBN#0443247 / SPN#00428701  
REISCHMANN & REISCHMANN, PA  
1101 Pasadena Avenue South, Suite 1  
South Pasadena, FL 33707  
Telephone: 727-345-0085  
Fax: 727-344-3660  
Email: Charles@Reischmannlaw.com  
Second Email:  
Dana@Reischmannlaw.com  
November 3, 10, 2023 23-03319H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE THIRTEENTH  
JUDICIAL CIRCUIT COURT IN  
AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
PROBATE DIVISION  
UCN: 292023CP003532A001HC  
REF: 23-CP-003532  
IN RE: ESTATE OF  
LIBBY S. DICKINSON,  
Deceased.

The administration of the Estate of LIBBY S. DICKINSON, deceased, whose date of death was September 12, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twigg St., Tampa, FL 33602. The names and addresses of the Personal Representatives and the Personal Representative's Attorney are set forth below.

All creditors of the Decedent and other persons, who have claims or demands against Decedent's Estate, including unmatured, contingent or unliquidated claims 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 who have claims or demands against the Decedent's Estate, including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

THE FIRST PUBLICATION DATE OF THIS NOTICE IS: November 3, 2023.

Robert C. Dickinson III

Personal Representative  
7126 2nd Ave S  
St. Petersburg, FL 33707  
Michael S. Dickinson  
Personal Representative  
5201 Crescent Drive  
Tampa, FL 33611  
Robert C. Dickinson III, P.A.,  
Attorney for the Petitioner  
FBN: 360491, SPN: 00360888  
1230 South Myrtle Avenue, Suite 101  
Clearwater, FL 33756  
Tel: 727-462-0123; Fax: 727-462-5260  
November 3, 10, 2023 23-03320H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE  
IN THE COUNTY COURT OF  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO. 23-CC-79075  
MAC-BRH, INC.  
PLAINTIFF, VS.  
GREENWOOD VOR Inc. as  
TRUSTEE,  
DEFENDANT(S)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 31, 2023, and entered in 2023-CC-79075 of the County Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein MAC-BRH, Inc. is the Plaintiff and Greenwood VOR Inc. as Trustee, is the Defendant. Cindy Stuart as the Clerk of the Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00AM, on December 1, 2023, the following described property as set forth in said Final Judgment, to wit:

Lot 15 in Block 27, SOUTH POINTE PHASE 7, according to the plat thereof recorded in Plat Book 91, Page 62, of the public records of Hillsborough County, Florida.

More commonly known as: 10323 Soaring Eagle Dr., Riverview, FL 33578 ("Property"). 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. 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 Coordination by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordination, 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 30th day of October, 2023.

Erik De L'Etoile, Esq.  
DeL'Etoile Law Firm, P.A.  
Attorney for Plaintiff  
Florida Bar No. 71675  
Tampa, FL 33610  
(813) 563-5025  
Erik@deletoilelaw.com  
www.deletoilelaw.com  
November 3, 10, 2023 23-03345H

SECOND 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-015500  
DIVISION: E

LAWRENCE E. EGLE,  
Plaintiff, vs.  
SUZANNE R. NENNIGER,  
Defendant.

NOTICE is hereby given that a civil action commenced on September 27, 2023 and is now pending as case number 2023-CA-015500 in the Circuit Court in the State of Florida, County of Hillsborough.

The name of the unserved party to the action is:

SUZANNE R. NENNIGER  
1824 Gillespie Avenue  
Sarasota, FL 34234  
and the nature of the proceeding is a partition on Real Property - Non-Homestead \$1 - \$50,000 or less.

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

Each defendant is required to serve written defenses to the Complaint on plaintiff's attorney, Corrie E. Dutton, Esq., whose address is 10853 Boyette Road, Riverview, FL 33569, on or before the 30th day after the first publication of this Notice, 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 be entered against that defendant for the relief demanded in the complaint or petition.

WITNESS my hand and the seal of said court at Hillsborough County, Florida on the 25 day of October, 2023.

CINDY STUART  
AS CLERK OF THE COURT  
(SEAL) BY Isha Tirado-Baker  
As Deputy Clerk

/s/Corrie E. Dutton  
Corrie E. Dutton, Esq.  
Florida Bar No.: 1032315  
Law Offices of Stephen K. Hachey, P.A.  
10853 Boyette Rd  
Riverview FL 33569  
Phone: 813-549-0096  
E-service: cdutton@hacheylawpa.com  
November 3, 10, 2023 23-03348H

ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 22nd day of November, 2023 at 11:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 1819 James L Redman Pkwy, Plant City, FL, 33563. Linton, Brenton J. Furniture, Chair, TVs, Totes, Dressers, Clothes, Mattress, Dishes, Electronics; Washington, Kimberly L. Exercise Equipment, Childs Dirtbikes, Bed, Kids Toys, Bags, Childs Motorcycle, Speed Bag; Akers, Amber N. Xmas Tree, Xmas Decorations, Space Heater, Kids toys, Table, Artwork; Degracia, Aidaly Dresser, Nightstand, Bed, Exercise Bike, Books, Couch, Totes; Singletary, Kimberly D. TV, Furniture, Electronics, Sleigh Bed, Storage Boxes, Boxes, Lawnmower, Generator, Xmas Decorations, Cowboy Boots, Vacuum; Smith, Melissa Clothes, Boxes, Bags, Chairs, Medical Equipment, Beds, Shoes; Young, Me'Kasha TVs, Bed, Boxes, Microwave, Tv Stand, Table, Lamp, Foot Spa Sale is subject to cancellation in the event of settlement between owner and obligated party.

November 3, 10, 2023

23-03330H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003565  
Division A  
IN RE: ESTATE OF  
JANIS C. HARLAND a/k/a  
JANIS HARLAND,  
Deceased.

The administration of the estate of JANIS C. HARLAND a/k/a JANIS HARLAND, deceased, whose date of death was September 24, 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 November 3, 2023.

J.D. HENDRICKSON

Personal Representative  
5541 S. Doss Road  
Port Angeles, WA 98362  
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  
November 3, 10, 2023 23-03341H

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE THIRTEENTH CIRCUIT  
COURT FOR HILLSBOROUGH  
COUNTY, FLORIDA  
PROBATE DIVISION  
File Number: 23-CP-002719  
Division: A  
IN RE: ESTATE OF  
Catherine Lee Jackson

The administration of the estate of CATHERINE LEE JACKSON, deceased, whose date of death was November 22, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Room 437, 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 PERIOD 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 November 3, 2023.

Personal Representative:

**Joseph Jackson**  
11407 Bamboo Orchid Court  
Riverview, FL 33578  
Attorney for Personal Representative:  
Douglas G. Jackson, Esq.  
djackson@GetYurLegalAction.com  
sbechtel@getyourlegalaction.com  
Florida Bar Number: 98591  
The Law Firm of  
Douglas G. Jackson, P.A.  
P.O. Box 13596  
St. Petersburg, FL 33733  
Telephone: 800-704-6045  
Fax: 727-614-8445  
November 3, 10, 2023 23-03373H

PUBLISH 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

Call 941-906-9386

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003276  
Division B  
IN RE: ESTATE OF  
ELIZABETH ANN REGALADO  
Deceased.

The administration of the estate of ELIZABETH ANN REGALADO, 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. 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 November 3, 2023.

## Personal Representative:

/s/ Brittany Shrum

BRITTANY SHRUMP

6748 Five Notch Road

Douglasville, Georgia 30135

Attorney for Personal Representative:

/s/ Brian D. Arrighi

Brian D. Arrighi, Esq., Attorney

Florida Bar Number: 0010268

26852 Tanic Drive, Suite 102

Wesley Chapel, Florida 33544

Telephone: (813) 518-7411

Fax: (813) 377-2892

E-Mail:

service@northtampalawgroup.com

November 3, 10, 2023 23-03382H

## SECOND INSERTION

NOTICE TO CREDITORS  
(Testate)  
IN THE CIRCUIT COURT FOR  
THE THIRTEENTH JUDICIAL  
CIRCUIT IN AND FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
CASE NO: 23-CP-003477  
IN RE: ESTATE OF  
DAVID F. PFUNTNER  
(aka: DAVID FRANCIS  
PFUNTNER),  
Decedent.

The administration of the Estate of David F. Pfuntner, Deceased, whose date of death was July 8, 2023; Case Number 23-CP-003477, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601-1110. The date of the Will is June 11, 2023. The name and address of the Personal Representative are Catelyn Lorraine Pfuntner, 682 Calico Scallop Street, Ruskin, FL 33570, and the name and address of the Personal Representative's attorney are set forth below.

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

All other creditors of the Decedent and persons having claims or demands against the Decedent's Estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS, DEMANDS AND OBJECTIONS 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 the first publication of this Notice is November 3, 2023.

CARR LAW GROUP, P.A.

Lee R. Carr, II, Esquire

200 Central Avenue, Suite 400

St. Petersburg, FL 33701

Voice: 727-894-7000;

Fax: 727-821-4042

Primary email address:

lcarr@carrlawgroup.com

Secondary email address:

pcardinal@carrlawgroup.com

November 3, 10, 2023 23-03377H

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023CP003465  
Division A  
IN RE: ESTATE OF  
ALICE T. WORTH  
Deceased.

The Administration of the estate of Alice T. Worth, Deceased, whose date of death was September 21, 2023, pending in the Circuit Court of Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Probate Division, the address of which is . Probate, Department 2nd Floor Room 206, 800 Twiggs 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 the decedent's estate on whom a copy of this notice is required to be served must file their claims with the 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 the decedent's estate must file their claims with the 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 the first publication of this notice is November 3, 2023.

## Personal Representative

/s/ Nancy Worth

Nancy Worth,

Personal Representative

3001 Veazey Terrace NW, #701

Washington, DC 20008

Attorney for Personal Representative

/s/ Patricia L. Ferrari

Patricia L. Ferrari, Esq.

Attorney for Personal Representative

Ferrari.attorney@gmail.com

Fla. Bar No. 350427

P.O. Box 7037

North Port, Florida 34290

941-993-9297

November 3, 10, 2023 23-03381H

## SECOND INSERTION

RE-NOTICE OF  
FORECLOSURE SALE  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT,  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO.: 22-CA-006218  
FREEDOM MORTGAGE  
CORPORATION  
PLAINTIFF, VS.  
PETIE J. HONEYBLUE ET AL.,  
DEFENDANTS

NOTICE IS HEREBY GIVEN pursuant to Order on Motion to Cancel and Reschedule November 14, 2023 Foreclosure Sale dated the 26th day of October 2023, and entered in Case No. 22-CA-006218, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and PETIE J. HONEYBLUE and BELMONT II COMMUNITY ASSOCIATION, INC. are defendants. Cindy Stuart as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com 10:00 AM on the 2nd day of January 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 29, IN BLOCK 17 OF BELMONT SOUTH PHASE 2D AND PASEO AL MAR BOULEVARD 1ST EXTENSION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 136, PAGE 7, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO

LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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. The Court's ADA Coordinator web page below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. <https://www.fjud13.org/BusinessOperations/CourtFacilities/ADAaccommodations.aspx> Phone: (813) 272-7040 or [ada@fjud13.org](mailto:ada@fjud13.org)

Dated this 27th day of October 2023.

By: Carly Johansson

Bar No. 649430

Submitted by:

Miller, George &amp; Suggs, PLLC

ATTORNEY FOR PLAINTIFF

210 N. University Drive, Suite 900

Coral Springs, FL 33071

DESIGNATED PRIMARY E-MAIL

FOR SERVICE PURSUANT TO FLA.

R. JUD. ADMIN 2.516

ESERVICE@MGS-LEGAL.COM

22FL373-1026

November 3, 10, 2023 23-03347H

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-3721  
Division A  
IN RE: ESTATE OF  
AMPARO SUAREZ  
Deceased.

The administration of the estate of Amparo Suarez, deceased, whose date of death was July 12, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George E. Edgecomb Courthouse, Room 101, 800 E. Twiggs 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 November 3, 2023.

## Personal Representative:

Brian P. Buchert

3249 W. Cypress Street, Ste. A

Tampa, FL 33607

Attorney for Personal Representative:

Brian P. Buchert, Esquire

Florida Bar Number: 55477

3249 W. Cypress Street, Ste. A

Tampa, Florida 33607

Telephone: (813) 434-0570

Fax: (813) 422-7837

E-Mail:

BBuchert@BuchertLawOffice.com

November 3, 10, 2023 23-03376H

## 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. 23-CA-000040  
U.S. BANK TRUST NATIONAL  
ASSOCIATION, NOT IN ITS  
INDIVIDUAL CAPACITY BUT  
SOLELY AS OWNER TRUSTEE  
FOR RCF 2 ACQUISITION TRUST,  
Plaintiff, vs.

DAVID A. LUSK AND SONJA  
LUSK, et al.  
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 22, 2023, and entered in 23-CA-000040 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 DAVID A. LUSK; SONJA LUSK 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 20, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK 1, OF SHADOW BAY, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 59, AT PAGE 42, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

Property Address: 812 SMITH BAY DR, BRANDON, FL 33510

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 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. 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](mailto:ADA@fjud13.org)

Dated this 26 day of October, 2023.

ROBERTSON,

ANSCHUTZ, SCHNEID,

CRANE &amp; 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](mailto:fmail@raslg.com)

By: \S\Danielle Salem

Danielle Salem, Esquire

Florida Bar No. 0058248

Communication Email:

[dsalem@raslg.com](mailto:dsalem@raslg.com)

22-037499 - ArC

November 3, 10, 2023 23-03344H

## SECOND INSERTION

NOTICE OF SALE  
IN THE CIRCUIT COURT OF THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO. 22-CA-002816  
WELLS FARGO BANK, N.A.

Plaintiff, v.  
BRANDON ALEXANDER  
GADDIS A/K/A BRANDON  
GADDIS; UNKNOWN SPOUSE OF  
BRANDON ALEXANDER GADDIS  
A/K/A BRANDON GADDIS;

UNKNOWN TENANT 1;  
UNKNOWN TENANT 2;  
CANTERBURY LAKES  
HOMEOWNERS ASSOCIATION,  
INC.; CLERK OF CIRCUIT  
COURT HILLSBOROUGH  
COUNTY, FLORIDA;

HILLSBOROUGH COUNTY, A  
POLITICAL SUBDIVISION OF  
THE STATE OF FLORIDA; STATE  
OF FLORIDA DEPARTMENT OF  
REVENUE

Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on October 25, 2023, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Cindy Stuart, Clerk of the Circuit Court, shall sell the property situated in Hillsborough County, Florida, described as:

LOT 5, BLOCK B, CANTERBURY LAKES PHASE 3, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 100, PAGE(S) 200 THROUGH 203, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

a/k/a 8010 CANTERBURY

LAKE BLVD, TAMPA, FL  
33619-6607

at public sale, to the highest and best bidder, for cash, online at <http://www.hillsborough.realforeclose.com>, on November 30, 2023 beginning at 10:00 AM.

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 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 by contacting: 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; or e-mail: [ADA@fjud13.org](mailto:ADA@fjud13.org)

Dated at St. Petersburg, Florida this 26th day of October, 2023.

eXL Legal, PLLC

Designated Email Address:

[efilling@exlegal.com](mailto:efilling@exlegal.com)

12425 28th Street North, Suite 200

St. Petersburg, FL 33716

Telephone No. (727) 536-4911

Attorney for the Plaintiff

Isabel López Rivera

FL Bar: 1015906

1000007551

November 3, 10, 2023 23-03323H

## SECOND INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT FOR THE  
THIRTEENTH JUDICIAL CIRCUIT  
IN AND FOR HILLSBOROUGH  
COUNTY, FLORIDA  
CASE NO.: 22-CA-006451

HEADLANDS RESIDENTIAL  
SERIES OWNER TRUST, SERIES  
E,  
Plaintiff, vs.

JOHN Y. SHIN and ROCKY CREEK  
ESTATES MASTER ASSOCIATION,  
INC.,  
Defendants.

NOTICE IS HEREBY GIVEN, in accordance with Consent Final Judgment of Foreclosure dated October 17, 2023, entered in Case No. 22-CA-006451 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Headlands Residential Series Owner Trust, Series E is the Plaintiff and John Y. Shin and Rocky Creek Estates Master Association, Inc. are the Defendants. The Clerk of Circuit Court for Hillsborough County, Florida will sell to the highest and best bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), the Clerk's website for online auctions at 10:00 AM, on February 16, 2024, the following described property as set forth in said Order of Final Judgment, to wit:

LOT 20 OF ROCKY CREEK ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 31, PAGE 34 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

PARCEL ID: 006572-0000

PROPERTY ADDRESS: 8936

ROCKY CREEK DRIVE, TAMPA,

FL 33615-4308

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 60 DAYS AFTER THE SALE.

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.

Thirteenth Judicial Circuit ADA Coordinator [external website link] Phone: (813) 272-7040 or [ADA@fjud13.org](mailto:ADA@fjud13.org)

Dated: October 26, 2023

ATLAS | SOLOMON, PLLC

Co-Counsel for Plaintiff

By: /s/ Eric M. Levine

Eric M. Levine, Esq.

Florida Bar No. 64357

Adam G. Schwartz, Es.

Florida Bar No. 26978

Dorothy Ann A. Dlugolecki, Esq.

Florida Bar No. 1022496

819 SW Federal Highway, Suite 301

Stuart, FL 34994

Telephone: (772) 247-0157

Facsimile: (772) 419-8067

November 3, 10, 2023 23-03346H

## SECOND INSERTION

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

PROBATE DIVISION  
FILE NO. 2023-CP-003554  
JUDGE: POMONIO  
IN RE: ESTATE OF  
DANIEL P. KANE,  
DECEASED.

The administration of the ESTATE OF DANIEL P. KANE, deceased, whose date



THIRD 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 Cresent 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 WDDUG6GBOJA352102 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

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO. 23-CA-013031**  
**DIVISION: D**  
**MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF DORAIN YVETTE LONGSTREET A/K/A DORAIN YVETTE LONGSTREET; RICHARD DONNELL LONGSTREET, DECEASED, ET AL. Defendants.**  
 TO: RENALDO RESHAH LONG-STREET A/K/A RENALDO R. LONG-STREET A/K/A RICHARD LONG-STREET,  
 Current residence unknown, but whose last known address was:  
 2813 VALENTINE CT., APT. 105, TAMPA, FL 33607  
 AND  
 RICHARD TAUREAN "BAY" LONG-STREET A/K/A RICHARD LONG-STREET,  
 Current residence unknown, but whose last known address was:  
 7369 BONITA VISTA WAY, TAMPA, FL 33617  
 AND  
 RICO DEANGELO LONGSTREET A/K/A RICO LONGSTREET,  
 Current residence unknown, but whose last known address was:  
 1916 E. COLUMBUS DR., TAMPA, FL 33605  
 AND  
 THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF DORAIN YVETTE LONGSTREET A/K/A DORAIN YVETTE LONGSTREET, DECEASED  
 Current Residence Unknown, but whose last known address was:  
 2730 W MAIN ST, TAMPA, FL 33607-3317  
 AND  
 THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF RICHARD DONNELL LONGSTREET, DECEASED  
 Current Residence Unknown, but whose last known address was:  
 2730 W MAIN ST, TAMPA, FL 33607-3317

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida, to-wit:  
 LOT 8, BLOCK 49, REVISED MAP OF MACFARLANE'S ADDITIONS 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.  
 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before November 27, 2023 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at Hillsborough County George Edgecomb Courthouse, 800 Twiggs Street, Tampa, FL 33602, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.  
 If you are a person with a disability who needs 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 by contacting: 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; or e-mail: ADA@fljud13.org  
 WITNESS my hand and seal of the Court on this 24th day of October, 2023.

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO. 22-CA-007378**  
**DIVISION: D**  
**RF - I**  
**JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. TERRY N. FULTON A/K/A TERRY NEAL FULTON, JR.; , ET AL. Defendants**  
 NOTICE IS HEREBY GIVEN pursuant to an Order on Plaintiff's Motion to Cancel the September 12, 2023 Foreclosure Sale and Rescheduling the Foreclosure Sale dated September 5, 2023, and entered in Case No. 22-CA-007378, of the Circuit Court of the Thirteenth Judicial Circuit in and for HILLSBOROUGH County, Florida. JP MORGAN CHASE BANK, NATIONAL ASSOCIATION (hereafter "Plaintiff"), is Plaintiff and TERRY N. FULTON; ALAN JON WHITE JR TRUST, AN IRREVOCABLE TRUST ORGANIZATION; TERRY N. FULTON A/K/A TERRY NEAL FULTON, JR.; UNITED STATES OF AMERICA, ON BEHALF OF SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ALAN JON WHITE, JR. AS TRUSTEE OF THE ALAN JON WHITE JR TRUST AN IRREVOCABLE TRUST; CALELANDON CREWS, AS SECOND TRUSTEE OF ALAN JON WHITE JR TRUST, AN IRREVOCABLE TRUST, are defendants. Cindy Stuart, Clerk of the Circuit Court for HILLSBOROUGH, County Florida will sell to the

highest and best bidder for cash via the Internet at <http://www.hillsborough.realforeclose.com> at 10:00 a.m., on the 5TH day of DECEMBER, 2023, the following described property as set forth in said Final Judgment, to wit:  
 LOT 28, OF INDIAN TRAILS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 59, PAGE 24, 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 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 Administrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813-272-7040; Hearing Impaired 1-800-955-8771; Voice Impaired 1-800-955-8770, email: ADA@fljud13.org, 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."  
 "Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con Administrative Office of the Court ADA Coordinator, 800

E. Twiggs Street Tampa FL 33602, 813-272-7040; Discapacidad Auditiva 1-800-955-8771, Discapacidad de la Voz 1-800-955-8770, email: ADA@fljud13.org por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacidad del oído o de la voz, llame al 711."  
 "Si ou se yon moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kek ed. Tanpri kontakte Administrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813-272-7040; Moun ki gen pwoblem pou tande 1-800-955-8771; Vwa ki gen pwoblem 1-800-955-8770; email: ADA@fljud13.org nan 7 jou avan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblem pou w tande oubyen pale, rele 711."  
 VAN NESS LAW FIRM, PLC  
 1239 E. Newport Center Drive, Suite 110  
 Deerfield Beach, Florida 33442  
 Ph: (954) 571-2031  
 PRIMARY EMAIL:  
 Pleadings@vanlawfl.com  
 /s/ J. Anthony Van Ness  
 J. Anthony Van Ness, Esq.  
 Bar Number: 391832  
 Email: TVanness@vanlawfl.com  
 CR17494-22/sap  
 November 3, 10, 2023 23-03364H

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.: 19-CA-001556**  
**SECTION # RF**  
**BAYVIEW LOAN SERVICING, LLC A DELAWARE LIMITED LIABILITY COMPANY, Plaintiff, vs. STEPHONSE MACK, VICKIE MACK, HEATHER LAKES AT BRANDON COMMUNITY ASSOCIATION, INC., UNKNOWN TENANT #1, UNKNOWN TENANT #2 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](http://www.hillsborough.realforeclose.com) the Clerk's website for on-line auctions at, 10:00 AM on the 13 day of December, 2023, the following described property as set forth in said Final Judgment, to wit:  
 Lot 2 in Block A of HEATHER LAKES UNIT XXXVI, PHASE A, according to the map or plat thereof as recorded in Plat Book 77, Page 45, of the Public Records of Hillsborough County, Florida.  
 PROPERTY ADDRESS: 1308 SWEET GUM DR, BRANDON, FL 33511

WITNESS my hand and seal of the Court on this 24th day of October, 2023.  
 Cindy Stuart  
 Clerk of the Circuit Court (SEAL) By: /s/ Mustafa Divan  
 Deputy Clerk  
 eXL Legal, PLLC  
 Plaintiff's attorney  
 12425 28th Street North, Suite 200  
 St. Petersburg, FL 33716  
 1000009031  
 November 3, 10, 2023 23-03325H

NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL DIVISION**  
**Case No: 21-CA-006739**  
**Division: B**  
**KATHLEEN H. YOUNG AS TRUSTEE OF THE KATHLEEN H. YOUNG REVOCABLE TRUST, Plaintiff, v. RICHARD MEDINA a/k/a RICHARD A. MEDINA, MARTHA I. MEDINA, MIZRAH J. MEDINA, FLORIDA DEPARTMENT OF REVENUE, UNKNOWN TENANT #1, and UNKNOWN TENANT #2, Defendants.**  
 NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated September 28, 2023, in the above-styled cause, the Clerk of Court for Hillsborough County, Florida will sell to the highest and best bidder for cash online at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) at 10:00 a.m. on November 27, 2023, the following described property:  
 A tract in the NE 1/4 of the NE 1/4 of Section 8, Township 29 South, Range 20 East, Hillsborough County, Florida, described as follows: From the Southeast corner of the West 1/2 of the NE 1/4 of the NE 1/4 of Section 8, run S 89°48.86' E, a distance of 75.23 feet, run thence N 0°23.25' E, a distance of 240.0 feet to a point of beginning, continue thence N 0°23.25' E, a distance of 60.0 feet, run thence N 89°48.86' W, a distance of 119.70 feet, run thence S 2°33.3' W, a distance of 60.04 feet, run thence S 89°48.86' E, a distance of 123.70 feet to the point of beginning.  
 AND  
 A tract in the NE 1/4 of the NE 1/4 of Section 8, Township 29 South, Range 20 East, Hillsborough County, Florida, described as follows: From the Southeast corner of the West 1/2 of the NE 1/4 of the NE 1/4 of Section 8, run S 89°48.86' E, a distance of 75.23 feet, run thence N 0°23.25' E, a distance of 300.0 feet to the point of beginning, continue thence N 0°23.25' E, a distance of 60.0 feet, run thence N 89°48.86' W, a distance of 119.70 feet, run thence S 2°33.3' W, a distance of 60.04 feet, run thence S 89°48.86' E, a distance of 121.44 feet to the point of beginning.  
 TOGETHER WITH an easement for ingress and egress over and across the following described land:  
 Begin at the Northeast corner of the SE 1/4 of the NE 1/4 of Section 8, Township 29 South, Range 20 East, and run thence West 718.04 feet for a point of beginning, run thence N 2°23.3' E, 499.33 feet to the South right-of-way line of graded road, thence run West along the South right-of-way line of graded road, 50 feet, thence run S 2°33.3' W, 499.33 feet to the South boundary of the NE 1/4 of the NE 1/4

of said Section 8, run thence East 50 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 WITHIN 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. 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.  
 FRANK CHARLES MIRANDA, P.A.  
 /s/ Melissa N. Champagne  
 Melissa N. Champagne, Esquire  
 F.B.N.: 77395  
 3226 W. Cypress St.  
 Tampa, FL 33607  
 Telephone: 813-254-2637  
 Primary Email: melissa@fcmlaw.com  
 Secondary Email: diana@fcmlaw.com  
 Attorney for Plaintiff  
 November 3, 10, 2023 23-03379H

SECOND INSERTION  
 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 31 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/ Charline Calhoun  
 Florida Bar #16141  
 CT - 19-016414  
 November 3, 10, 2023 23-03383H

SECOND INSERTION  
 NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**CASE NO.: 29-2019-CA-008560**  
**WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCADE FUNDING RM3 ACQUISITIONS GRANTOR TRUST, Plaintiff, vs. EDWARD MCDONALD, et al, Defendant(s).**  
 NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated September 21, 2023, and entered in Case No. 29-2019-CA-008560 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee for Cascade Funding RM3 Acquisitions Grantor Trust, is the Plaintiff and Edward McDonald, Hillsborough County Clerk of the Circuit Court, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 6, PAGES 42 AND 43, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 54, AND RUN THENCE NORTH 200 FEET, AND WEST 25 FEET FOR A POINT OF BEGINNING, THENCE RUN WEST 88 FEET, THENCE RUN SOUTH 120 FEET, THENCE RUN EAST 88 FEET, THENCE RUN NORTH 120 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.  
 \*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLEService@logs.com\*  
 Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.  
 "In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770."  
 LOGS LEGAL GROUP LLP  
 Attorneys for Plaintiff  
 2424 North Federal Highway, Suite 360  
 Boca Raton, Florida 33431  
 Telephone: (561) 998-6700 Ext. 55139  
 Fax: (561) 998-6707  
 For Email Service Only: FLEService@logs.com  
 For all other inquiries: mtebbi@logs.com  
 By: /s/ Amanda Friedlander, Esq.  
 Amanda Friedlander, Esq.  
 FL Bar # 72876  
 21-325188 FC01 WEQ  
 November 3, 10, 2023 23-03366H

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

SECOND INSERTION  
 NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**Case #: 21-CA-008551**  
**DIVISION: A**  
**Wells Fargo Bank, N.A. Plaintiff, -vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Rochelle Pancer a/k/a Rochelle Morganstern; Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Simone Holly Pancer a/k/a Simone H Pancer; Unknown Spouse of Rochelle Pancer a/k/a Rochelle Morganstern; Unknown Spouse of Mollie Elizabeth Pancer a/k/a Mollie E. Pancer; Unknown Spouse of Simone Holly Pancer a/k/a Simone H. Pancer; SMS Financial XXIX, LLC; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).**  
 NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 21-CA-008551 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Stuart I. Pancer a/k/a Stuart Pancer, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 27, 2023, the following described property as set forth in said Final Judgment, to-wit:  
 THAT PART OF LOT 54 OF REVISED MAP OF THE FLORIDA GARDENLANDS SUBDIVISION, ACCORDING TO THE

OFFICIAL COURTHOUSE WEBSITES

manateclerk.com  
 sarasotaclerk.com  
 charlotteclerk.com  
 leeclerk.org  
 collierclerk.com  
 hillsclerk.com  
 pascoclerk.com  
 pinellasclerk.org



## 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. 19-CA-002138**  
**PHH MORTGAGE CORPORATION, Plaintiff, vs.**  
**BARBARA L. FIGIE A/K/A BARBARA FIGIE AND CHRISTOPHER J. FIGIE A/K/A CHRIS FIGIE, et al. Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 12, 2022, and entered in 19-CA-002138 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 BARBARA L. FIGIE A/K/A BARBARA FIGIE; CHRISTOPHER J. FIGIE A/K/A CHRIS FIGIE; VALENCIA OF HILLSBOROUGH HOMEOWNERS' ASSOCIATION, INC. A/K/A VALENCIA OF HILLSBOROUGH HOMEOWNERS ASSOCIATION, INC.; THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC; UNKNOWN TENANT 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](http://www.hillsborough.realforeclose.com), at 10:00 AM, on November 21, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 46, BLOCK 2, OAK GLEN, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 79, PAGE 26, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA  
Property Address: 711 VALENCIA WOOD CT, SEFFNER, FL 33584

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 27 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  
20-062396 - GrS  
November 3, 10, 2023 23-03343H

## THIRD 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

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO.: 18-CA-002507**  
**MIDFIRST BANK, Plaintiff, vs.**  
**MONIKA CHUKES; ERIC DUKES; JOHNNIE LEWIS LAMBERT; SHIRLEY D. LAMBERT; HILLSBOROUGH COUNTY FL CLERK OF COURT; STATE OF FLORIDA; UNKNOWN TENANT 1; UNKNOWN TENANT 2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).**

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on May 21, 2019 in Civil Case No. 18-CA-002507, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, MIDFIRST BANK is the Plaintiff, and MONIKA CHUKES; ERIC DUKES; JOHNNIE LEWIS LAMBERT; SHIRLEY D. LAMBERT; HILLSBOROUGH COUNTY FL CLERK OF COURT; STATE OF FLORIDA; UNKNOWN TENANT 1; UNKNOWN TENANT 2; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) on November 27, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:  
LOTS 19 & 20, BLOCK "G" MAP OF HILLSBORO HEIGHTS, SOUTH ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 28, 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.  
**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 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.  
/s/ Damian G. Waldman  
Damian G. Waldman, Esq.  
Florida Bar No. 0090502  
Law Offices of  
Damian G. Waldman, P.A.  
PO Box 5162  
Largo, FL 33779  
Telephone: (727) 538-4160  
Facsimile: (727) 240-4972  
Email 1: damian@dwardmanlaw.com  
E-Service: service@dwardmanlaw.com  
Attorneys for Plaintiff  
November 3, 10, 2023 23-03363H

Stuart will sell to the highest bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) on November 27, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 19 & 20, BLOCK "G" MAP OF HILLSBORO HEIGHTS, SOUTH ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 28, 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.

**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 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 this 27 day of October, 2023.  
**ALDRIDGE PITE, LLP**  
Attorney for Plaintiff  
5300 West Atlantic Avenue  
Suite 303  
Delray Beach, FL 33484  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
By: /s/ Digitally signed by  
Zachary Ullman  
FBN: 106751  
Primary E-Mail:  
ServiceMail@aldridgepite.com  
1485-121B  
November 3, 10, 2023 23-03322H

## SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION  
**Case #: 2018-CA-009910**  
**DIVISION: C**

**U.S. Bank National Association, as Trustee for SASCO Mortgage Loan Trust 2007-WF2**  
**Plaintiff, vs.-**  
**Robert J. Hales II a/k/a Robert J. Hales; Sherry Hales; Southgreen Homeowners Association, Inc.; 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 Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-009910 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. Bank National Association, as Trustee for SASCO Mortgage Loan Trust 2007-WF2, Plaintiff and Robert J. Hales II a/k/a Robert J. Hales are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at <http://www.hillsborough.realforeclose.com> beginning at 10:00 a.m. on November 21, 2023, the following described

property as set forth in said Final Judgment, to-wit:  
LOT 26, OF SOUTHGREEN SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 103, PAGE 18, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.  
\*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com\*  
Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.  
\*In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) day prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770.\*  
LOGS LEGAL GROUP LLP  
Attorneys for Plaintiff  
2424 North Federal Highway,  
Suite 360  
Boca Raton, Florida 33431  
Telephone: (561) 998-6700 Ext. 55139  
Fax: (561) 998-6707  
For Email Service Only:  
FLeService@logs.com  
For all other inquiries:  
metbbi@logs.com  
By: /s/ Amanda Friedlander, Esq.  
Amanda Friedlander, Esq.  
FL Bar # 72876  
18-315936 FCO1 WNI  
November 3, 10, 2023 23-03324H

## 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. 21-CA-009288**  
**FREEDOM MORTGAGE CORPORATION, Plaintiff, vs.**  
**TONY CURTIS AND ELSA ABRAHAM, et al. Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 10, 2023, and entered in 21-CA-009288 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and TONY CURTIS; ELSA ABRAHAM 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](http://www.hillsborough.realforeclose.com), at 10:00 AM, on December 05, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 3, BLOCK 6, TAMPA PALMS AREA 2, UNIT 7C, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 65, PAGE 20, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 4905 HALLSTEAD WAY, TAMPA, FL 33647  
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.

property as set forth in said Final Judgment, to-wit:

LOT 26, OF SOUTHGREEN SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 103, PAGE 18, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

\*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com\*

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

\*In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) day prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770.\*  
LOGS LEGAL GROUP LLP  
Attorneys for Plaintiff  
2424 North Federal Highway,  
Suite 360  
Boca Raton, Florida 33431  
Telephone: (561) 998-6700 Ext. 55139  
Fax: (561) 998-6707  
For Email Service Only:  
FLeService@logs.com  
For all other inquiries:  
metbbi@logs.com  
By: /s/ Amanda Friedlander, Esq.  
Amanda Friedlander, Esq.  
FL Bar # 72876  
18-315936 FCO1 WNI  
November 3, 10, 2023 23-03324H

## 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.: 22-CA-010520**  
**1 SHARPE INCOME ADVANTAGE TRUST NP, Plaintiff, vs.**  
**IKIGAI GOLD GROUP, LLC, et al., Defendants.**

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated October 24, 2023, and entered in Case No. 22-CA-010520 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which 1 SHARPE INCOME ADVANTAGE TRUST NP, is the Plaintiff and IKIGAI GOLD GROUP, LLC; JEFFERSON CARLOS FARES PARRA; CESAR VICENTE FARES GUTAMA are defendants, Cindy Stuart, Clerk of the Court, will sell to the highest and best bidder for cash in/on <https://www.hillsborough.realforeclose.com/index.cfm> in accordance with chapter 45 Florida Statutes, Hillsborough County, Florida at 10:00 am on the 27th day of November, 2023, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 10, BLOCK A, W.C. BLACK'S SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE(S) 44, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
PROPERTY ADDRESS: 4006 N.

MARGUERITE ST., TAMPA, FL 33603

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.

\*\*See 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 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.  
/s/ Damian G. Waldman  
Damian G. Waldman, Esq.  
Florida Bar No. 0090502  
Law Offices of  
Damian G. Waldman, P.A.  
PO Box 5162  
Largo, FL 33779  
Telephone: (727) 538-4160  
Facsimile: (727) 240-4972  
Email 1: damian@dwardmanlaw.com  
E-Service: service@dwardmanlaw.com  
Attorneys for Plaintiff  
November 3, 10, 2023 23-03363H

## THIRD 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

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIRCUIT CIVIL DIVISION  
**CASE NO.: 2016-CA-002217**  
**U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT, Plaintiff, vs.**  
**BONNIE GIULIANI A/K/A BONNIE S. GIULIANI; UNKNOWN SPOUSE OF BONNIE GIULIANI A/K/A BONNIE S. GIULIANI; DOVES LANDING OWNERS ASSOCIATION, INC.; WEST MEADOWS PROPERTY OWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIE(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES,**

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order on Plaintiff's Motion to Reset Foreclosure Sale entered on October 31, 2023, and the In Rem Uniform Final Judgment of Foreclosure entered on May 11, 2023, in Case No. 2016-CA-002217 of the Circuit Court of the Thirteenth Judicial Circuit, in and for Hillsborough County, Florida, wherein U.S. Bank National Association, Not In Its Individual Capacity But Solely As Trustee For The Rmac Trust, Series 2016-CTT, is Plaintiff, and Bonnie Giuliani A/K/A Bonnie S. Giuliani, Unknown Spouse Of Bonnie Giuliani A/K/A Bonnie S. Giuliani, Doves Landing Owners Association, Inc., and West Meadows Property Owners Association, Inc., are Defendants, 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 5th day of December, 2023, in

accordance with Section 45.031, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOT 33, WEST MEADOWS PARCEL 20B-DOVES LANDING, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 83, PAGE 65, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 19139 White Wing Place, Tampa, FL 33647, 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 31st day of October 2023.  
SOKOLOF REMTULLA, PLLC  
By: /s/ Benjamin D. Ladouceur  
Benjamin D. Ladouceur, Esq.,  
Bar No: 73863  
SOKOLOF REMTULLA, PLLC  
6801 Lake Worth Road, Suite 100E  
Greenacres, FL 33467  
Telephone: 561-507-5252 /  
Facsimile: 561-342-4842  
E-mail: pleadings@sokrem.com  
Counsel for Plaintiff  
November 3, 10, 2023 23-03362H

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 31st day of October 2023.  
SOKOLOF REMTULLA, PLLC  
By: /s/ Benjamin D. Ladouceur  
Benjamin D. Ladouceur, Esq.,  
Bar No: 73863  
SOKOLOF REMTULLA, PLLC  
6801 Lake Worth Road, Suite 100E  
Greenacres, FL 33467  
Telephone: 561-507-5252 /  
Facsimile: 561-342-4842  
E-mail: pleadings@sokrem.com  
Counsel for Plaintiff  
November 3, 10, 2023 23-03362H

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

OFFICIAL COURTHOUSE WEBSITES

<a href="http://manateeclerk.com">manateeclerk.com</a>	<a href="http://leeclerk.org">leeclerk.org</a>	<a href="http://pinellasclerk.org">pinellasclerk.org</a>
<a href="http://sarasotaclerk.com">sarasotaclerk.com</a>	<a href="http://collierclerk.com">collierclerk.com</a>	<a href="http://polkcountyclerk.net">polkcountyclerk.net</a>
<a href="http://charlotteclerk.com">charlotteclerk.com</a>	<a href="http://hillsclerk.com">hillsclerk.com</a>	<a href="http://myorangeclerk.com">myorangeclerk.com</a>
	<a href="http://pascoclerk.com">pascoclerk.com</a>	



THIRD 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: see "Information for 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
- free access to view and print your e-filed documents
- limiting your number of trips to the courthouse
- paying any court fees on-line (credit card needed)

To register for e-filing or for more information about how e-filing works:

- visit: [www.nycourts.gov/efile-unrepresented](http://www.nycourts.gov/efile-unrepresented) or
- contact the Clerk's Office or Help Center at the court where the case was filed. Court contact information can be found at [www.nycourts.gov](http://www.nycourts.gov).

To find legal information to help you represent yourself visit [www.nycourthelp.gov](http://www.nycourthelp.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](http://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](http://www.nycourts.gov/efile) or contact the NYSCEF Resource Center (phone: 646-386-3033; e-mail: [nyscef@nycourts.gov](mailto: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](mailto: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](mailto: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](mailto: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

OFFICIAL COURTHOUSE WEBSITES

1:23 1 LTE

< Notes Done

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

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

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

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

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

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

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

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

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

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

CHECK OUT YOUR LEGAL NOTICES  
[floridapublicnotices.com](http://floridapublicnotices.com)

**PUBLISH 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

Call **941-906-9386** and select the appropriate County name from the menu option or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**  
LV20878\_V20

**SAVE TIME**

Email your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

Deadline Wednesday at noon  
Friday Publication

SARASOTA • MANATEE • HILLSBOROUGH • PASCO  
PINELLAS • POLK • LEE • COLLIER • CHARLOTTE

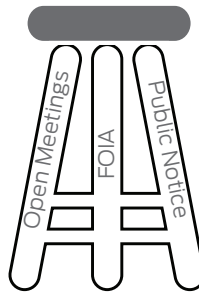
FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**  
LV20906\_V15

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**  
LV20890\_V16



# 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

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

For legal notice listings go to: [Legals.BusinessObserverFL.com](https://Legals.BusinessObserverFL.com)

To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)





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

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

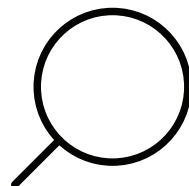


**Citizens continue to learn about vital civic matters from newspaper notices.**

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

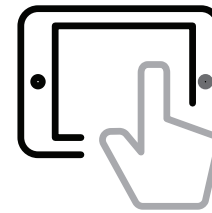
**Verifying publication is difficult-to-impossible on the web.**

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



**Significant numbers of people in rural areas still lack 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
- 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

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

For legal notice listings go to: [Legals.BusinessObserverFL.com](https://Legals.BusinessObserverFL.com)

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

#### 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](https://Legals.BusinessObserverFL.com)

To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)