Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com

NOVEMBER 10 - NOVEMBER 16, 2023

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of CHLOE HANDYMAN located at 2014 w parker st in the City of Lakeland, Polk County, FL 33815 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 7th day of November,

Chad H Nelms November 10, 2023

23-01616K

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Spire SEMI Consulting located at 6439 Highlands in the Woods in the City of Lakeland, Polk County, FL 33813 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 8th day of November, 2023.

Vector Holdings, LLC November 10, 2023

23-01620K

FIRST INSERTION

NOTICE OF SALE Affordable Self Storage of Bartow 1515 Centennial Blvd. Bartow, FL 33830 (863)533-5597

Personal property consisting of sofas, TV's, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required, if applicable. B30 L. E. Ratcliff

H31 Y. Moore Units will be listed on www.storageauc-

tions.com Auction ends on November 27,2023@11:00 AM or after November 10, 17, 2023 23-01596K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 2023-CP-004088

IN RE: JOHN TRNKA, JR. Deceased.

The Ancillary Administration of the estate of JOHN TRNKA, JR., deceased, date of death February 4, 2023, File No. 2023-CP-004088 is pending in the Circuit Court for Polk County, Florida, the address of which is PO Box 9000, drawer # CC-4, Bartow, FL33831. The names and addresses of the Personal Representative and the Personal Representative's Attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING ANY OTH-ER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECE-DENT'S DEATH IS BARRED.

The date of first publication of this Notice is November 10, 2023.

Petitioner /s/ Heather Trnka Heather Trnka

/s/ Melissa N. Champagne Attorney for Petitioner Frank Charles Miranda, P.A. Melissa N. Champagne, Esq. Florida Bar No. 77395 3226 W. Cypress St. Tampa, FL 33607 Phone: 813-254-2637 melissa@fcmlaw.com diana@fcmlaw.com November 10, 17, 2023 23-01606K

SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that John Cartanza will engage in business under the fictitious name HARGO ENTERPRISES, with a physical address 5802 Ross Creek Road Lakeland, FL 33810, with a mailing address 5802 Ross Creek Road Lakeland, FL 33810, and already registered the name mentioned above with the Florida Department of State. Division of Corporations.

FIRST INSERTION

NOTICE UNDER FICTITIOUS

NAME LAW PURSUANT TO

November 10, 2023 23-01610K

FIRST INSERTION Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Business Foundations located at 5107 Kensington Heights Dr in the City of Lakeland, Polk County, FL 33811 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee,

Dated this 6th day of November, 2023.

Keith C Evans

November 10, 2023 23-01613K

FIRST INSERTION Notice is hereby given that LARRY C ENSSLIN, OWNER, desiring to engage in business under the fictitious name of LARRY ENSSLIN RACING located at 4903 DEESON RD, LAKE-LAND, FLORIDA 33810 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant

to section 865.09 of the Florida Stat-November 10, 2023 23-01602K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 23CP-3755 IN RE: ESTATE OF PATRICIA JOYCE HELMKAMP,

Deceased SSN: XXX-XX-0939

The administration of the estate of PATRICIA JOYCE HELMKAMP, deceased, whose date of death was August 11, 2023, and whose Social Security Number is XXX-XX-0939, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's es-tate on whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NO-TICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this Court WITH-IN 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

The date of the first publication of this notice is the 10th day of November,

Signed on this 8th day of November, 2023.

Personal Representative: Richard W. Helmkamp 5818 Manchester Dr. E.

Lakeland, FL 33810 Attorney for Personal Representative: Michael A. Johnson Florida Bar #: 0474258 P.O. Box 1397 Lakeland, FL 33802-1397 Telephone: (863) 688-0741 Fax#: (863) 688-0472 Primary email: majlaw@tampabay.rr.com

November 10, 17, 2023 23-01619K

FIRST INSERTION

NOTICE TO CREDITORS IN THE TENTH CIRCUIT COURT IN AND FOR POLK COUNTY, STATE OF FLORIDA PROBATE DIVISION

FILE NO: 23-CP-003897 IN RE: ESTATE OF W ANDA S. DIANE SMITH PEREZ a/k/a WANDA S. STRUTHERS,

Deceased.
The administration of the Estate of WANDA S. DIANE SMITH PEREZ a/k/a WANDA S. STRUTHERS, deceased, whose date of death was June 19. 2023, File Number 532023CP003897, pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is Clerk of Court, PO Box 9000, Drawer CC-4, Bartow, FL 33831.

The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate MUST FILE THEIR CLAIMS WITH THIS COURT WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME 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 10th day of November, 2023.

JAMES W. STRUTHERS

Personal Representative Gerald L. Hemness, Jr. for Kenneth C. Hutto, Esq. Counsel for Personal Representative 842 S. Missouri Ave. Lakeland, FL 33815 (863) 607-9066 (863) 607-4220 Florida Bar# 693847 ken@huttoassociates.com November 10, 17, 2023 23-01587K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-3968 IN RE: ESTATE OF LESTER OLIVER, JR., Deceased.

The administration of the estate of LESTER OLIVER, JR., deceased, whose date of death was December 9, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal repre-sentative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED. The date of first publication of this

notice is: November 10, 2023. BARETTA J. OLIVER Personal Representative

7914 Cheyenne Lane Lakeland, FL 33810 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: irivera@hnh-law.com

November 10, 17, 2023

FORD, IL 61114

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-002792 IN RE: ESTATE OF EDNA LEE PENNY, Deceased.

The administration of the estate of EDNA LEE PENNY, deceased, whose date of death was December 25, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 10, 2023. JAMES THOMPSON

Personal Representative 2946 Morris Drive

Bartow, FL 33830 $\,$ Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: irivera@hnh-law.com November 10, 17, 2023 23-01592K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-3788 IN RE: ESTATE OF LARRY FLEMING JOHNSON, Deceased.

The administration of the estate of LARRY FLEMING JOHNSON, deceased, whose date of death was June 19, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the curator and the curator's attorney are set forth

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

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

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

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

The date of first publication of this notice is: November 10, 2023.

ROBERT D. HINES, ESQ.

Curator 1312 W. Fletcher Avenue, Suite B

Tampa, FL 33612 Robert D. Hines, Esq. Attorney for Curator 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: irivera@hnh-law.com November 10, 17, 2023 23-01612K

FIRST INSERTION

23-01588K

NOTICE OF SALE

Prepared by and returned to: Jerry E. Aron, P.A. 801 Northpoint Parkway, #64 West Palm Beach, FL 33407 Jerry E. Aron, P.A., having street address of 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407 is the foreclosure trustee (the "Trustee") of Holiday Inn Club Vacations Incorporated, having a street address of 9271 S. John Young Pkwy, Orlando, Fl. 32819 (the "Lienholder") pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare inter-

Owner Name

Week/Unit/Contract # WAYNE EDWARD MC COMBS and SYBIL LORRAINE MC-COMBS

33423 INDIAN CREEK RD, EDWARDS, MO 65326 52/0411

Contract # 6535672, Building N/A, Unit Type: AMBASSA DOR, Fractional Interest 1.923% JAMES DOUGLAS ORCUTT 2068 COUNTRY FIELD DR, CHESTERFIELD, MO 63017 20/0413

Contract # 6556163, Building N/A, Unit Type: AMBASSA-DOR, Fractional Interest 1.923% DANNY M ROBBINS and TRACY ANNE ROBBINS a 532 MOUNT VERNON DR, ARNOLD, MO 63010 and 72 ANTLER, FARMINGTON, MO

Contract # 6528205, Building N/A, Unit Type: AMBASSA-DOR, Fractional Interest 1.923% BILLIE JEANNE SANDERS 3 LIGHTLE DR, SEARCY, AR

Contract # 6633961, Building N/A, Unit Type: AMBASSA-DOR, Fractional Interest 1.923% CONSTANCE M STURDIVANT 4222 MARSH AVE, ROCK-

3/0401 Contract # 6525460, Building N/A, Unit Type: AMBASSA-DOR, Fractional Interest 1.923% ALEJANDRO VAZQUEZ COR-TEZ and SHEILA MARIE MI-RANDA and LOUIE A MIRAN-DA FLORES

2232 W GLEN FLORA AVE, WAUKEGAN, IL 60085

Contract # 6536466, Building N/A, Unit Type: AMBASSA-DOR, Fractional Interest 1.923% CLYDE WASHINGTON and MARY G WASHINGTON and TRAVIS L CREW

PO BOX 296, HOMER, LA and 6507 BARKSDALE BLVD # 1936507, BOSSIER CITY, LA

71112 4/0408 Contract # 6517095, Building N/A, Unit Type: AMBASSA-DOR, Fractional Interest 1.923% Whose legal descriptions are (the

"Property"): The above described Interest %, Use Period No./Unit No., Unit Type, of the following described real property:
An undivided fractional interest, in the Orlando Breeze Resort timeshare plan, located at 121 Emerald Loop, Davenport, Florida 33897 ('Project"), together with the exclusive right, as among the other Owners of Vacation Ownership Interests in the Unit, to occupy the

Unit during Use Period Number, together with an undivided intrest

in common elements appurtenant

thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declaration")

The above described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Polk County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name Mtg.- Polk County Clerk of Court Book/Page/Document # Amount Secured by Mortgage

Per Diem MC COMBS/MCCOMBS 10342, 844, 2017241441 \$ 33,258.67 \$

10439. 2018068820 \$ 28,555.62 \$ 8.11 ROBBINS/ROBBINS 10304, 2211, 2017211264 \$ 8,427.92 \$

10832,

2019092054 \$ 72,380.93 \$ STURDIVANT 10439, 651, 2018068419 \$ 21,908.50 \$ 5.84 VAZQUEZ CORTEZ/MIRAN-

SANDERS

DA/ MIRANDA FLORES 10342, 954, 2017241494 \$ 46,361.35 \$ 12.4 WASHINGTON/ WASHING-

TON/CREW 10555, 1171, 2018155268 \$ 22,212.05 \$ 6.50

Notice is hereby given that on December 14, 2023, 11:00 a.m., Eastern time, at My Office & More, 122 E. Main Street, Lakeland, FL 33801, the Trustee will offer for sale the above

described Properties. If you intend to attend this sale but are unable to travel due to Covid-19 restrictions, please call the office of Jerry E. Aron, P.A. at 561-478-0511.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vaca-tions Incorporated at 407-477-7017 or 866-714-8679 , before you make

any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is is-

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statutes.

TRUSTEE: Jerry E. Aron, P.A.

By: /s/Jennifer Conrad Print Name: Jennifer Conrad Title: Authorized Agent FURTHER AFFIANT SAITH NAUGHT.

Conrad, as authorized agent of Jerry E. Aron, P.A. who is personally known to me (Notarial Seal)

Sworn to and subscribed before me

this November 6, 2023, by Jennifer

/s/ Sherry Jones Print Name: Sherry Jones NOTARY PUBLIC - STATE OF

Commission Number: HH 215271 My commission expires: 2/28/26 November 10, 17, 2023 23-01608K



Email your Legal Notice

legal@businessobserverfl.com Deadline Wednesday at noon Friday Publication

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





FIRST INSERTION

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

53-2023-CP-003965-0000-XX IN RE: ESTATE OF LARRY DEAN FUEHRER, AKA LARRY D. FUEHRER, SR.

Deceased.The administration of the estate of Larry Dean Fuehrer, aka Larry D. Fuehrer, Sr., deceased, whose date of death was August 25, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33803. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 10, 2023. Personal Representative:

Linda Lynia Clayton 6860 S. Mark Twain Drive Derby, Kansas 67037

Attorney for Personal Representative: Mark G. Turner, Esquire Florida Bar Number: 794929 Straughn & Turner, P.A. Post Office Box 2295 Winter Haven, Florida 33883-2295 Telephone: (863) 293-1184 Fax: (863) 293-3051 $\hbox{E-Mail: }mturner@straughnturner.com$ Secondary E-Mail: ahall@straughnturner.com

November 10, 17, 2023

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT, IN THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2023-CP-2873 DIVISION: 14 In re the estate of

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

MERLON GEORGE PIPKINS,

You are hereby notified that an Order of Summary Administration will be entered in the estate of Merlon George Pipkins, deceased, Polk County Court Case Number 2023-CP-2873, by the Circuit Court for Polk County, Florida, Probate Division, the address of which is Polk County Courthouse, P.O. Box 9000, Bartow, FL 33831; that the decedent's date of death was September 9, 2022; that the total value of the estate is less than \$75,000.00 and that the names and addresses of those to whom it will be assigned by such order are:

Name Address Estate of Carolyn Estell Pipkins a/k/a Carolyn Goodman c/o Heekin Law, P.A. 7220 Financial Way

Jacksonville, FL 32256 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 will be 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 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 the first publication of this Notice is November 10, 2023.

Person Giving Notice: SANDRA SANDBORN, Petitioner

Attorney for Person Giving Notice: Ray Elizabeth Dezern, Attorney for Personal Representative Florida Bar Number: 95564 7220 Financial Way Jacksonville, FL 32256 Telephone: (904) 355-7000 E-Mail: Ray@heekinlaw.com November 10, 17, 2023 23-01594K

23-01589K

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION

File No. 53-2023-CP-004067-0000-XX Division 14 IN RE: ESTATE OF KENNETH G. PACKET Deceased.

The administration of the estate of Kenneth G. Packet, deceased, whose date of death was August 30, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 10, 2023.

Personal Representative: Dianne Spadaro 5381 Longleaf Court

Lakeland, Florida 33810 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com 23-01614K November 10, 17, 2023

FIRST INSERTION

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

53-2023-CP-003993-0000-XX Division 14 IN RE: ESTATE OF MARK STEVEN HENDRICK

The administration of the estate of Mark Steven Hendrick, deceased, whose date of death was August 17, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

Deceased.

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

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

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

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

The date of first publication of this notice is November 10, 2023.

Personal Representative: Catherine E. Bush 7203 Centerhill Drive

Lakeland, Florida 33809 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 $\hbox{E-Mail: caleb@mundylaw.com}$ 23-01615K November 10, 17, 2023

FIRST INSERTION

POLK COUNTY

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

53-2023-CP-004001-0000-XX IN RE: ESTATE OF MICHAEL JASON MCCARSON Deceased.

The administration of the estate of Michael Jason McCarson, deceased, whose date of death was September 9, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33803. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

The date of first publication of this notice is November 10, 2023.

Personal Representative: Lyndsey McCarson

3429 Fox Ridge Street Winter Haven, Florida 33884 Attorney for Personal Representative: Mark G. Turner, Esquire Florida Bar Number: 794929 Straughn & Turner, P.A. Post Office Box 2295 Winter Haven, Florida 33883-2295 Telephone: (863) 293-1184 Fax: (863) 293-3051 E-Mail: mturner@straughnturner.com Secondary E-Mail: ahall@straughnturner.com November 10, 17, 2023 23-01605K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA

CASE NO.: 2022-CA-002225 FLAGSTAR BANK, N.A., Plaintiff, v. UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF JOSEPH NORMAN PIERCE, II, et al., Defendants.

NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on December 5, 2023, at 10:00 a.m. ET, via the online auction site at www.polk.realforeclose. com in accordance with Chapter 45. F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit:

Lot 21, SOLIVITA PHASE 7F, according to the map or plat thereof as recorded in Plat Book 161, Page 7-10, Public Records of Polk Countv. Florida.

Property Address: 145 Palazzo Lane, Poinciana, FL 34759 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number

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

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

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

SUBMITTED on this 6th day of November, 2023. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq FL Bar #621188 Attorneys for Plaintiff November 10, 17, 2023 23-01603K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA PROBATE DIVISION Case No.: 2023-CP-003796

IN RE: ESTATE OF

EVELYN C. JEFFREY,

Deceased. The administration of the estate of EV-ELYN C. JEFFREY, deceased, whose date of death was July 15, 2023, is pending in the Circuit Court for Polk County Florida, Probate Division, the address of which is Post Office Box 9000, Drawer CC-4. Bartow, FL 33831. 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 FIRST PUBLICATION OF THIS NO-TICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER 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: November 10, 2023.

Personal Representative SCOTT J. JEFFREY 77-6460 Leilani Street Kailua Kona, HA 96740

Attorney for Personal Representative JULIE LANDRIGAN BALL, ESQUIRE Florida Bar No.: 0768731 Post Office Box 3604 Lakeland, Florida 33802-3604 Telephone: 863-688-5200 Facsimile: 863-686-0777 Primary Email: service@hardinpalaw.com November 10, 17, 2023 23-01595K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 532022CA003386000000 PENNYMAC LOAN SERVICES,

Plaintiff, vs. LEO GORDON, III, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Cancel and Rescheduled Foreclosure Sale dated October 18, 2023, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk. realforeclose.com, on December 05, 2023, the following described property:

Lot 3, in Block B, of Chelsea Oaks Phase Two-A, according to the Plat thereof, as recorded in Plat Book 156, Page 34, of the Public Records of Polk County,

Property Address: 6374 TOR-RINGTON CIR, LAKELAND, FL 33811-0000

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. Andrew Arias

FBN: 89501 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 Service FL@mlg-default law.comServiceFL2@mlg-defaultlaw.com MLG No.: 22-01517 / CASE NO.:

532022CA003386000000

November 10, 17, 2023

23-01617K

FIRST INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE Jerry E. Aron, P.A. has been appointed as Trustee by Silverleaf Resorts, LLC for the purposes of instituting a Trustee Foreclosure and Sale under Florida Statutes 721.856. The obligors listed below are hereby notified that you are in default on your account by failing to make the required payments pursuant to your Promissory Note. Your failure to make timely payments resulted in you defaulting on the Note/Mortgage.

TIMESHARE PLAN: ORLANDO BREEZE RESORT

An undivided fractional fee interest (described below) in the Orlando Breeze Resort timeshare plan, located at 121 Emerald Loop, Davenport, Florida 33897 ('Project''), together with the exclusive right, as among the other Owners of Vacation Ownership Intrests in the Unit, to occupy the Unit during Use Period Number (described below) together with an undivided intrest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declaration")

Contract Number: 93557180 --KAREN PITTSER, ("Owner(s)"). 56 W SAGEBRUSH ST, LAKE JACKSON, TX 77566 Week 45 in Unit No. 0035/21, 0040 / Unit Type: N/A/ Building E / Fractional Interest 1.923% / Principal Balance: \$47,215.29 / Mtg Doc #2014182690

Contract Number: 93700653 -- KEITH TIDWELL and RE-BEKAH ANTHONY, and CE-LIA POLLACK ("Owner(s)"), PO BOX 1172, ROCKPORT, TX 78381 and PO BOX 1172, ROCK- PORT, TX 78381 and 1549 SW 30TH TERRACE, FORT LAU-DERDALE, FL 33312 Week 23 in Unit No. 0004 / Unit Type: N/A/ Building A / Fractional Interest 1.923% / Principal Balance: \$18,790.43 / Mtg Doc #2015112787

You have the right to cure the default by paying the full amount set forth above plus per diem as accrued to the date of payment, on or before the 30th day after the date of this notice. If payment is not received within such 30-day period, additional amounts will be due. The full amount has to be paid with your credit card by calling Holiday Inn Club Vacations Incorporated at 866-714-8679.

Failure to cure the default set forth herein or take other appropriate action regarding this matter will result in the loss of ownership of the timeshare through the trustee foreclosure procedure set forth in F.S. 721.856. You have the right to submit an objection form, exercising your right to object to the use of trustee foreclosure procedure. If the objection is filed this matter shall be subject to the to the judicial foreclosure procedure only. The default may be cured any time before the trustee's sale of your timeshare interest. If you do not object to the use of trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are sufficient to offset the amounts secured by the lien.

Pursuant to the Fair Debt Collection Practices Act, it is required that we state the following: THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. By: Jerry E. Aron, P.A., Trustee, 801 Northpoint Parkway, Suite 64, West Palm Beach, FL 33407 November 10, 17, 2023 23-01593K

FIRST INSERTION

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

CASE NO. 53-2019-CA-003906 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER. Plaintiff,

KAYLA B. CUMMINGS AND KEILAN B. BAINE, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure dated February 10, 2022, and entered in 53-2019-CA-003906 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein MIDFIRST BANK, A FEDERALLY CHARTED SAVINGS ASSOCIATION is the Plaintiff and KAYLA B. CUM-MINGS: KEILAN B. BAINE are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on November 27, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 59, PARCEL 2 OF CITRUS HIGHLANDS PHASE III, AC-CORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 87 PAGE 13. OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1998, 52X24, LIM-ITED MOBILE HOME, SERIAL NUMBERS FLA14612674A AND

FLA14612674B. Property Address: 6050 CITRUS HIGHLANDS DR N, BARTOW, FL 33830

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

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

Dated this 6 day of November, 2023. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com Bv: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 19-367906 - NaC November 10, 17, 2023 23-01611K

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA Case Number:

2022CA-002484-0000-00 SOUTHSTATE BANK, N.A., a national banking association, $f/k/a\,$ CENTERSTATE BANK, N.A. successor by merger with HARBOR COMMUNITY BANK,

Plaintiff, vs. WEI QIN, BALMORAL MASTER ASSOCIATION, INC., a Florida not for profit corporation, FELTRIM BALMORAL ESTATES, LLC, a Florida limited lability company, LINKNOWN TENANT 1 AND UNKNOWN TENANT 2, Defendants.

TO: WEI QIN, whose exact legal status is unknown, claiming under any of the above-named or described defendant or party or claiming to have any right, title, or interest in the real property hereinafter described.

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following real property in Polk County, Florida: Lot 83. BALMORAL ESTATES

PHASE 1, according to the map or plat thereof as recorded in Plat Book 160, Page 1, Public Records of Polk County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Krista Mahalak,

plaintiff's attorney, whose address is P.O. Box 7608, Winter Haven, Florida 33883, within 30 days after the first publication of this Notice of Action, and file the original with the Clerk of the Court either before service on plain-tiff'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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow. Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Witness my hand and seal this 3rd day of Nov. 2023.

Default date: 12/11/2023 Stacy M. Butterfield Clerk of the Court (SEAL) By: /s/ Lori Armijo As Deputy Clerk

Krista Mahalak, plaintiff's attorney, P.O. Box 7608, Winter Haven, Florida 33883 Nov. 10, 17, 24; Dec. 1, 2023

23-01599K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2018-CA-003743 BRIDGEFORD CROSSING HOMEOWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs.

DWAYNE SEYMORE, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Second Amended Final Judgment of Foreclosure dated the 31st day of October, 2023 and entered in CASE NO.: 2018 CA 003743, of the Circuit Court in and for Polk County, Florida, wherein Bridgeford Crossing Homeowners' Association, Inc., is Plaintiff, and Dwayne Seymore and Nancy Brown are the Defendants, I will sell to the highest and best bidder at www.polk.realfor eclose.com at 10:00 A.M., on the 15th day of December, 2023, the following

described property as set forth in said Final Judgment, to-wit: Lot 14, of BRIDGEFORD CROSSING, according to the Plat thereof, as recorded in Plat Book 140, at Page(s) 10-11, inclusive, of the Public Records of Polk County, Florida

This property is located at the street address of: 559 Bridgeford Crossing Blvd., Davenport, FL 33837

Any person claiming an interest in the surplus funds from the foreclosure sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within sixty (60) days after the sale.

If you are a person with a disability who needs 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 7 day of November, 2023.

Andrew Arias FBN: 89501 Shipwash Law Firm, P.A. 225 S. Swoope Avenue, Suite 110 Maitland, FL 32751 Phone: (407) 274-9913 Telefax: (407) 386-7074 BY: /s/ Tennille M. Shipwash Tennille M. Shipwash, Esq. Florida Bar No.: 617431 Primary email address: tshipwash@shipwashlegal.com Secondary email address: tsantiago@shipwashlegal.com 23-01618K November 10, 17, 2023

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2022CA001326000000 AMERIHOME MORTGAGE COMPANY, LLC; Plaintiff, vs. GEORGE BRINKLEY A/K/A

GEORGE E. BRINKLEY, ET.AL; Defendants NOTICE IS GIVEN that, in accordance

with the Order on Plaintiff's Motion to cancel and Reschedule Foreclosure Sale dated September 18, 2023 in the abovestyled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk.real foreclose.com, on November 29, 2023, the following described property

Lot 14, Block 2, LAKE BONNY HEIGHTS, according to the plat thereof, as recorded in Plat Book 35, Page 24, Public Records of Polk County, Florida.

Property Address: 2175 MONTI-CELLO AVE, LAKELAND, FL

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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,

Andrew Arias FBN: 89501 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 Service FL@mlg-default law.comServiceFL2@mlg-defaultlaw.com MLG No.: 22-01881 / CASE NO.: 2022CA001326000000 23-01601K November 10, 17, 2023

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION

Case No. 2023-CA-005414 SELECT PORTFOLIO SERVICING, Plaintiff, vs.

KYLE A MILLER A/K/A KYLE ALEXANDER MILLER A/K/A KYLE MILLER, et al. Defendants.

TO: KYLE A MILLER A/K/A KYLE ALEXANDER MILLER A/K/A KYLE

CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 614 CARVER DRIVE LAKE WALES, FL 33853 UNKNOWN SPOUSE OF KYLE A

MILLER A/K/A KYLE ALEXANDER MILLER A/K/A KYLE MILLER CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 614 CARVER DRIVE LAKE WALES, FL 33853

You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida:

LOT 18, BLOCK A, OF POIN-CIANA HEIGHTS, A SUBDIVISION IN THE CITY OF LAKE WALES, FLORIDA, ACCORD-ING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 46, PAGE 12, OF THE PUBLIC RECORDS, POLK COUNTY, FLORIDA.

commonly known as 614 CARVER DRIVE, LAKE WALES, FL 33853 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before 11/23/23, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: October 17th, 2023. CLERK OF THE COURT Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000 (SEAL) By: /s/ Kenleigh Mathis

Deputy Clerk

23-01597K

Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 246300/2322255/wlp November 10, 17, 2023

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.:

532023CA005973000000 TRACY GERALDINE DELANO THOMAS F/K/A TRACY G. DEAN, Plaintiff, vs. ALEJO TRONCO DIAZ,

Defendant. TO: ALEJO TRONCO DIAZ; Whose last known residence(s) is/are: 211 144th Ave., Apt. 5, Madeira Beach, FL 33708

YOU ARE HEREBY required to file your answer or written defenses, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon Plaintiff's attorney, Corey W. Szalai, Corey Szalai Law, PLLC, 10333 Seminole Blvd., Unit 2, Seminole, FL 33778, telephone (727) 300-1029, or email to corey@cslawpllc.com, within thirty (30) days of the first publication of this Notice or by 12/08/2023, the nature of this proceeding being a suit for Partition of Real Property.

If you fail to file your response or answer, if any, in the above proceeding with the Clerk of this Court, and to serve a copy thereof upon the Plaintiff's attorney, Corey W. Szalai, Corey Szalai 2, Seminole, FL 33778, telephone (727) 300-1029, or email to corey@cslawpllc. com, within thirty (30) days of the first publication of this Notice, a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED at Polk County this 1st day of

(SEAL) By /s/ Lori Armijo Deputy Clerk

Corey W. Szalai, Corey Szalai Law, PLLC, 10333 Seminole Blvd., Unit 2, Seminole, FL 33778, telephone (727) 300-1029, email: corev@cslawpllc.com November 10, 17, 2023

Law, PLLC, 10333 Seminole Blvd., Unit

November, 2023. Clerk of the Circuit Court Stacy M. Butterfield

23-01590K

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO .:

2023CC004967000000 DAVID PHILIP HITCHCOCK,

DIRECT SUCCESS INVESTMENTS, Defendant.

Final Default Judgment of Foreclosure and Assessment of Reasonable Attorney's Fees and Costs, dated October 30, 2023, in Case No. 2023CC004967000000 of the County Court for Polk County, Florida in which DAVID PHILIP HITCHCOCK is the Plaintiff and DIRECT SUCCESS IN-VESTMENTS, LLC is the Defendant, Stacev M. Butterfield, CPA, Polk County Clerk of Court, will sell to the highest and best bidder for cash at www. polk.realforeclose.com at 10:00 a.m. on December 5, 2023, the followingdescribed property set forth in the Final

Default Judgment: THE SOUTH 120 FEET OF EAST $170~\mathrm{FT}$ LESS EAST $20~\mathrm{FEET}$ OF FOLLOWING DESCRIBED: THE SOUTHWEST 1/4 OF SOUTHEAST 1/4 OF SOUTH-WEST 1/4 LESS EAST 305 FT AND LESS NORTH 514 FT OF SECTION 6, TOWNSHIP 29 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, AND THE WEST 150.03 FEET OF EAST 170.03 FT OF WEST 360.29 FEET OF WEST 1/2 OF NORTH-EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 29 SOUTH, RANGE 27 EAST, LYING NORTH OF LAKE FOX DRIVE AND LESS ROAD RIGHT OF WAY AND LESS THE WEST 75 FEET OF THE SOUTH 120 FEET OF THE EAST 170 FT OF FOLLOWING: SOUTHWEST 1/4 OF SOUTHEAST 1/4 OF

SOUTHWEST 1/4, LESS THE EAST 305 FEET AND LESS THE NORTH 514 FEET OF SEC-TION 6, TOWNSHIP 29 SOUTH, RANGE 27 EAST AND LESS THE WEST 75.02 FT OF THE EAST 170.03 FT OF THE WEST 360.29 FEET OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SEC-TION 7, TOWNSHIP 29 SOUTH, RANGE 27 EAST, LYING POLK 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 within 60 days after 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. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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/ Bradley J. Anderson Bradley J. Anderson, Esquire Florida Bar No.: 00105695 banderson@zkslawfirm.com iwenhold@zkslawfirm.com service@zkslawfirm.com ZIMMERMAN, KISER & SUTCLIFFE, P.A. 315 E. Robinson St., Suite 600 (32801) P.O. Box 3000 Orlando, FL 32802 Telephone: (407) 425-7010 Facsimile: (407) 425-2747 Counsel for Plaintiff BJA/jbc 15777-1 [15777-1/10625967/1] November 10, 17, 2023 23-01600K

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

POLK COUNTY

CASE NO.: 2023-CA-006256-000000 LAKELAND HABITAT FOR HUMANITY, INC., Plaintiff, v.

SHAWANDA L. PETERSON a/k/a SHAWANDA HOGAN; JIMMY LEE HOGAN, JR; POLK COUNTY, a political subdivision of the State of Florida; GENE SCHULER; JAHMEL HOGAN: JYSIAH PETERSON; and UNKNOWN TENANTS Defendants.

TO: JAHMEL HOGAN

You are notified that an action to fore close on the following property in Polk County, Florida:

All that part of Lot 15 of PIN-EVILLE, as recorded in Plat Book 70, Page 12, public records of Polk County, Florida, lying easterly of the following described line: Commencing at the southwest corner of said Lot 15 run thence North 89°47'00" East along the south line thereof 90.89 feet to a point that is on a southerly extension of the cen-terline of a common wall dividing a duplex and the POINT OF BEGINNING for this division line: thence run North 16°14'00" East along said southerly extension, and along said centerline, 78.28 feet; thence run North 21°33'00" East 41.63 feet to the Northerly line of said Lot 15, also being the Southerly right-of-way line of Pineville Lane, and the POINT OF TERMINATION of this line.

Parcel ID: 232817-086520-

000152

commonly known as 608 Pineville $Lane, Lakeland, FL\,33810, Polk\ County,$ Florida has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Elliott V. Mitchell, Esq. Clark, Campbell, Lancaster, Workman, & Airth, PA, plaintiff's attorney, whose address is 500 S. Florida Avenue, Suite 800, Lakeland, Florida 33801, (863) 647-5337, on or before 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter otherwise, a default will be entered against you for the relief demanded in the Complaint.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 day of 11/03/2023. STACY M. BUTTERFIELD POLK COUNTY, FL CLERK OF THE COURT (SEAL) By: /s/ Lori Armijo

As Deputy Clerk Elliott V. Mitchell, Esq. Clark, Campbell, Lancaster, Workman, & Airth, PA, plaintiff's attorney, 500 S. Florida Avenue, Lakeland, Florida 33801, (863) 647-5337 November 10, 17, 2023 23-01598K

FIRST INSERTION

NOTICE OF JUDICIAL SALE PURSUANT TO SECTION 45.031(1) OF THE FLORIDA STATUTES IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

Case No.: 2021CA-3218 SUSAN HARVEY,

Plaintiff, v. ROBERT J . WELCH, J R . , CHRISTOPHER L. WELCH, and JENNIFER M. RABIN, Defendants. TO WHOM IT MAY CONCERN:

Notice is hereby given that pursuant to the Amended Order Determining Fair Market Value of Property and Directing Clerk to Sell Real Property for Fair Market Value by the Court entered on October 30, 2023, in Case Number 2021-CA-3218 in the Circuit Court of the Tenth Judicial Circuit in and for Polk, Florida, wherein SUSAN HARVEY is Plaintiff, and ROBERT J. WELCH, JR., CHRISTOPHER L. WELCH, and JENNIFER M. RABIN are Defendants, Stacey M. Butterfield, Clerk of the Court, will offer for public sale, the following-described real prop-

Parcel 1:

Lot 326 of LAKE MARIANA ACRES, UNIT THREE, according to the Plat thereof recorded in Plat Book 76, Pages 25 and 26, Public Records of Polk County, Florida;

1/331st interest in the recreation area as shown on the Plat of LAKE MARIANA ACRES, Plat Book 64, Page 10 and Lot 232 of LAKE MARIANA ACRES UNIT TWO, Plat Book 71, Pages 35 and 36, Public Records of Polk County,

Parcel 2: Lot 327 of LAKE MARIANA ACRES, UNIT THREE, Plat Book 76, Pages 25 and 26, as recorded in the Office of the Clerk of the Circuit Court of Polk County, Florida;

YOUR

Call **941-906-9386**

name from the menu.

or email

PUBLISH

LEGAL NOTICE

and select the appropriate County

1/331st interest in the recreation area as shown on the plat of LAKE MARIANA ACRES, Plat Book 64, Page 10 and Lot 232 of LAKE MARIANA ACRES UNIT TWO, Plat Book 71, Pages 35 and 36, all in the Public Records of Polk County, Florida;

together with that Certain Mobile Home Described as: Make: KIRK, ID#: 146M8662, Year: 1994, Title **#**: 66951805.

The sale will be held on December 5, 2023, to the highest bidder for cash, with bidding beginning at 10:00 a.m. (Eastern Standard Time) through an electronic sale at www.polk.real foreclose.com in accordance with Section 45.031 of the Florida Statutes. ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM FOR SUCH SURPLUS WITHIN 60 DAYS AFTER 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. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

HARDIN & BALL, P.A.
JULIE LANDRIGAN BALL, ESQUIRE Florida Bar No.: 0768731 Post Office Box 3604 Lakeland, Florida 33802-3604 Telephone: 863-688-5200 Facsimile: 863-686-0777 Primary Email: service@hardinpalaw.com November 10, 17, 2023 23-01604K

MANATEE COUNTY manateeclerk.com SARASOTA COUNTY sarasotaclerk.com

CHARLOTTE COUNTY

charlotteclerk.com LEE COUNTY

leeclerk.org COLLIER COUNTY

collierclerk.com HILLSBOROUGH

COUNTY hillsclerk.com

PASCO COUNTY pascoclerk.com

PINELLAS COUNTY pinellasclerk.org

POLK COUNTY

polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com







Business legal@businessobserverfl.com UDServer

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY CASE NO.

2023CA-000480-0000-00 NORMAN HARRIS SERVICES,

U SPORTS LEAGUE, LLC, A Florida Limited Liability Company,

Defendant.NOTICE IS HEREBY GIVEN that, ment of Foreclosure dated October 26, 2023, and entered in the above styled cause, wherein NORMAN HARRIS SERVICES, INC., is the Plaintiff and U SPORTS LEAGUE, LLC, A Florida Limited Liability Company, is the Defendant, Stacy M. Butterfield, as Clerk of the Circuit Court of Polk County, Florida, will sell to the highest and best bidder for cash, in accordance with statutes governing judicial sales, set forth in Chapter 45, Florida Statutes on December 27, 2023, the following

Prepared by and returned to: Jerry E. Aron, P.A.

801 Northpoint Parkway, #64

West Palm Beach, FL 33407 Jerry E. Aron, P.A., having street ad-

dress of 801 Northpoint Parkway., Suite

64, West Palm Beach, Florida 33407 is

the foreclosure trustee (the "Trustee")

of Holiday Inn Club Vacations Incorpo-

rated, having a street address of 9271 S. John Young Pkwy, Orlando, Fl. 32819 (the "Lienholder") pursuant to Section

721.855 and 721.856, Florida Statutes

and hereby provides this Notice of Sale to the below described timeshare inter-

Week/Unit/Interest/Building KEVIN BREDEHOEFT and

28027 HIGHWAY AA, GREEN RIDGE, MO 65332

Contract # M92970516, Building

D, Unit Type: N/A, Fractional

RONALD D EMMERT and KATHERINE M EMMERT

1310 OAKS END ST, BRIDGE

Contract # M93667034, Build-

ing 1, Unit Type: N/A, Fractional Interest 1.923%

72 OAK ST, FLORENCE, MA

Contract # M93554972/ M93555380, Building 1, Unit Type: N/A, Fractional Interest

CHARLES S TYLER and MARY

843 HAYES CEMETERY RD,

EFFIE, LA 71331 and 1208 WOOD LAWN AV, BURLE-

Contract # M92841198, Building

E, Unit Type: N/A, Fractional In-

Whose legal descriptions are (the

"Property"): The above described Fractional Interest, Use Period No./Unit

No., Building No. of the following de-

WILFRID R GREENE

KATHERINE TYLER

DEBORAH L BREDEHOEFT

Owner Name

Address

22/0030

Interest 1.923%

CITY, TX 77611

27/0101

01062 an

10/0106, 11/106

SON, TX 76028

terest 1.923%

31/0037

described property as set forth in said

Lot 69, Chelsea Woods at Providence, according to plat thereof, as recorded in Plat Book 132, Page(s) 3 through 7, of the Public Records of Polk County, Florida.

All sales are to be held online, pursuant

to the Administrative Order described above, and upon the date specified above. Bidding begins at 10:00 AM, Eastern Time, on www.polk.realfor eclose.com, in accordance with Chapter 45 of the Florida Statutes. 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 UN-CLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORT-ED 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 disabilities who needs any special accommoda-tion in order to participate in this proceeding, you are entitled at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, Polk County Courthouse, 255 N. Broadway Ave., Bartow, FL 33830, (863) 534-4690 within two (2) working days of your receipt of this notice of sale. If you are hearing or voice impaired, call TDD (800) 534-7777, or Florida Re-

lay Services 711. Dated November 2, 2023. STACY M. BUTTERFIELD, Clerk of the Circuit Court /s/ Christopher Desrochers Christopher Desrochers Christopher A. Desrochers, P.L. 2504 Ave. G NW Winter Haven, FL 33880 (863) 299-8309 Email:cadlawfirm@hotmail.com Fla. Bar #0948977 Counsel for Plaintiff. November 10, 17, 2023 23-01586K

FIRST INSERTION

NOTICE OF DEFAULT AND INTENT TO FORECLOSE July 28, 2023

Jerry E. Aron, P.A. has been appointed as Trustee by Holiday Inn Club Vaca-tions Incorporated for the purposes of instituting a Trustee Foreclosure and Sale under Florida Statutes 721.856. The obligors listed below are hereby notified that you are in default on your account by failing to make the required payments pursuant to your Promissory Note. Your failure to make timely payments resulted in you defaulting on the Note/Mortgage.

TIMESHARE PLAN: ORLANDO BREEZE RESORT

An undivided fractional fee interest (described below) in the Orlando Breeze Resort timeshare plan, located at 121 Emerald Loop, Davenport, Florida 33897 ('Project"), together with the exclusive right, as among the other Owners of Vacation Ownership Intrests in the Unit, to occupy the Unit during Use Period Number (described below) together with an undivided intrest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort, recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time

Contract Number: 6535672 --WAYNE EDWARD MC COMBS and SYBIL LORRAINE MC-COMBS, ("Owner(s)"), 33423 INDIAN CREEK RD, ED-WARDS, MO 65326, Week 52 in Unit No. 0411 / Unit Type: AMBASSADOR / Fractional Interest 1.923% / Principal Balance: \$33,258.67 / Mtg Doc #2017241441

Contract Number: 6556163 --JAMES DOUGLAS ORCUTT, ("Owner(s)"), 2068 COUNTRY FIELD DR, CHESTER-

FIELD, MO 63017, Week 20 in Unit No. 0413 / Unit Type: AMBASSADOR / Fractional Interest 1.923% / Principal Balance: \$28,555.62 / Mtg Doc #2018068820

Contract Number: 6528205 - DANNY M ROBBINS and TRACY ANNE ROBBINS, ("Owner(s)"), 532 MOUNT VERNON DR, ARNOLD, MO 63010 and 72 ANTLER, FARM-INGTON, MO 63640, Week 19in Unit No. 0408 / Unit Type: AMBASSADOR / Fractional Interest 1.923% / Principal Balance: \$8,427.92 / Mtg Doc #2017211264

Contract Number: 6633961 --BILLIE JEANNE SANDERS, ("Owner(s)"), 3 LIGHTLE DR, SEARCY, AR 72143, Week 29 in Unit No. 0111 / Unit Type: AMBASSADOR Interest 1.923% / Principal Balance: \$72,380.93 / Mtg Doc #2019092054

Contract Number: 6525460 -- CONSTANCE M STUR-DIVANT, ("Owner(s)"), 4222 MARSH AVE, ROCKFORD, IL 61114, Week 3 in Unit No. 0401 Unit Type: AMBASSADOR Fractional Interest 1.923% / Principal Balance: \$21,908.50 / Mtg Doc #2018068419

Contract Number: 6536466 -- ALEJANDRO VAZQUEZ CORTEZ and SHEILA MARIE MIRANDA, and LOUIE A MIRANDA FLORES ("Owner(s)"), 2232 W GLEN FLORA AVE, WAUKEGAN, IL 60085 Week 37 in Unit No. 0411 / Unit Type: AMBASSADOR / Fractional Interest 1.923% / Principal Balance: \$46,361.35 / Mtg Doc #2017241494

Contract Number: 6517095 CLYDE WASHINGTON and MARY G WASHINGTON, and

TRAVIS L CREW ("Owner(s)"), PO BOX 296, HOMER, LA 71040 and 6507 BARKSDALE BLVD # 1936507, BOSSIER CITY, LA 71112 Week 4 in Unit C111, LA /1112 Week 4 in Unit No. 0408 / Unit Type: AM-BASSADOR / Fractional In-terest 1.923% / Principal Bal-ance: \$22,212.05 / Mtg Doc #2018155268

You have the right to cure the default by paying the full amount set forth above plus per diem as accrued to the date of payment, on or before the 30th day after the date of this notice. If payment is not received within such 30-day period, additional amounts will be due. The full amount has to be paid with your credit card by calling Holiday Inn Club Vacations Incorporated F/K/A Orange Lake Country Club, Inc., at 866-714-8679.

Failure to cure the default set forth herein or take other appropriate action regarding this matter will result in the loss of ownership of the timeshare through the trustee foreclosure procedure set forth in F.S. 721.856. You have the right to submit an objection form, exercising your right to object to the use of trustee foreclosure procedure. If the objection is filed this matter shall be subject to the to the judicial foreclo-sure procedure only. The default may be cured any time before the trustee's sale of your timeshare interest. If you do not object to the use of trustee foreclosure procedure, you will not be subject to a deficiency judgment even if the proceeds from the sale of your timeshare interest are sufficient to offset the amounts secured by the lien.

Pursuant to the Fair Debt Collection Practices Act, it is required that we state the following: THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY IN-FORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

By: Jerry E. Aron, P.A., Trustee, 801 Northpoint Parkway, Suite 64, West Palm Beach, FL 33407

November 10, 17, 2023 23-01591K

FIRST INSERTION

NOTICE OF SALE scribed real property:

An undivided interest as tenant-incommon in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida, located at 121 Emerald Loop, Davenport, Florida 33897 (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively (the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions

and any amendments thereto The above described Owners have failed to make the required payments of assessments for common expenses as required by the condominium documents. A claim of lien and assignment thereof in the amount stated below, and which will accrue the per diem amount stated below, were recorded in the official book and page of the public records of Polk County, Florida, as stated

and provisions in the Declaration

Owner Name Lien Doc # Assign Doc # Lien Amt Per Diem BREDEHOEFT/ BREDEHOEFT 2019169847 2019170308 \$17,830.65 \$ 0.00 EMMERT/EMMERT 2021188155 2021192203 \$11,560.92 GREENE 2019169932 2019170276 \$22,597.51

\$ 0.00

TYLER/TYLER

2021188155 2021192203 \$7,691.45 \$ 0.00

Notice is hereby given that on 12/14/23, at 11:00 a.m., Eastern time, at My Office & More, 122 E. Main Street, Lakeland, FL 33801, the Trustee will offer for sale the above described Property. If you would like to attend the sale but have Covid-19 related travel restrictions, please call Trustee at 561-478-0511.

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check. or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is issued.

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7) (f) or 721.856(7)(f), Florida Stat-

TRUSTEE:

Jerry E. Aron, P.A. By: /s/Jennifer Conrad Print Name: Jennifer Conrad Title: Authorized Agent

FURTHER AFFIANT SAITH

NAUGHT. Sworn to and subscribed before me this November 6, 2023, by Jennifer Conrad, as authorized agent of Jerry E. Aron, P.A. who is personally known to me (Notarial Seal) /s/ Sherry Jones

Print Name: Sherry Jones NOTARY PUBLIC - STATE OF

Commission Number: HH 215271 My commission expires: 2/28/26 November 10, 17, 2023 23-0160 November 10, 17, 2023

NOTICE OF SALE

Prepared by and returned to: Jerry E. Aron, P.A. 801 Northpoint Parkway, #64 West Palm Beach, FL 33407 Jerry E. Aron, P.A., having street address of 801 Northpoint Parkwasy, # 64, West Palm Beach, Florida 33407 is the foreclosure trustee (the "Trustee") of Silverleaf Resorts, LLC, having a street address of 9271 S. John Young Pkwy, Orlando, Fl. 32819 (the "Lienholder") pursuant to Section 721.855 and 721.856, Florida Statutes and hereby provides this Notice of Sale to the below described timeshare interests:

Owner Name Address

Week/Unit/Contract ♯ KAREN PITTSER 56 W SAGEBRUSH ST, LAKE JACKSON, TX 77566 45/0035/ 21, 0040

Contract # 93557180, Building E, Unit Type: N/A, Fractional Interest 1.923%
KEITH TIDWELL and RE-BEKAH ANTHONY and CELIA

POLLACK PO BOX 1172, ROCKPORT, TX 78381, ROCKPORT, TX

78381 and 1549 SW 30TH TER-RACE, FORT LAUDERDALE, FL 33312 23/0004

Contract # 93700653, Building A, Unit Type: N/A, Fractional Interest 1.923%

Whose legal descriptions are (the "Property"): The above described Interest %, Use Period No./Unit No., Unit Type, of the following described real property:

An undivided fractional interest, in the Orlando Breeze Resort timeshare plan, located at 121 Emerald

FIRST INSERTION

Loop, Davenport, Florida 33897 ('Project"), together with the exclusive right, as among the other Owners of Vacation Ownership Interests in the Unit, to occupy the Unit during Use Period Number, together with an undivided intrest in common elements appurtenant thereto of Orlando Breeze Resort: according to the Declaration of Restrictions, Covenants, and Conditions for Orlando Breeze Resort. recorded in the Official Records Book 06046, Pages 0473-0535, Public Records of Polk County, Florida, as amended from time to time ("Declaration")

The above described Owners have failed to make the payments as required by their promissory note and mortgage recorded in the Official Records Book and Page of the Public Records of Polk County, Florida. The amount secured by the Mortgage and the per diem amount that will accrue on the amount owed are stated below:

Owner Name Mtg.- Polk County Clerk of Court Book/Page/Document # Amount Secured by Mortgage Per Diem

PITTSER 9369, 1637, 2014182690 \$ 47,215.29 \$ 13.98 TIDWELL/ANTHONY/ POL-LACK

9558, 89, 2015112787 \$ 18,790.43 \$ 6.81

Notice is hereby given that on December 14, 2023 at 11:00 a.m., Eastern time, at My Office & More, 122 E. Main Street, Lakeland, FL 33801, the Trustee will offer for sale the above described Properties. If you intend to attend this sale but are unable to travel due to Covid-19 restrictions, please call the office of Jerry E. Aron, P.A. at

In order to ascertain the total amount due and to cure the default, please call Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679, before you make any payment.

An Owner may cure the default by paying the total amounts due to Holiday Inn Club Vacations Incorporated, by sending payment of the amounts owed by money order, certified check, or cashier's check to Jerry E. Aron, P.A. at 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida 33407, or with your credit card by calling Holiday Inn Club Vacations Incorporated at 407-477-7017 or 866-714-8679. at any time before the property is sold and a certificate of sale is is-

A Junior Interest Holder may bid at the foreclosure sale and redeem the Property per Section 721.855(7)(f) or 721.856(7)(f), Florida Statute

TRUSTEE: Jerry E. Aron, P.A. By: /s/Jennifer Conrad Print Name: Jennifer Conrad Title: Authorized Agent FURTHER AFFIANT SAITH

NAUGHT.

Sworn to and subscribed before me this November 6, 2023, by Jennifer Conrad, as authorized agent of Jerry E. Aron, P.A. who is personally

(Notarial Seal) /s/ Sherry Jones Print Name: Sherry Jones NOTARY PUBLIC - STATE OF

Commission Number: HH 215271 My commission expires: 2/28/26 November 10, 17, 2023

COURTHOUSE WEBSITES

manateeclerk.com sarasotaclerk.com charlotteclerk.com leeclerk.org collierclerk.com

hillsclerk.com

pascoclerk.com

pinellasclerk.org

polkcountyclerk.net

my**orange**clerk.com



PINELLAS • POLK • LEE • COLLIER • CHARLOTTE

SUBSEQUENT INSERTIONS

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-2670

IN RE: ESTATE OF HAROLD MARTIN WEIGAND, Deceased.

The administration of the estate of HAROLD MARTIN WEIGAND, deceased, whose date of death was February 1, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 W. Church Street, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative 4060 N Scenic Highway

Lake Wales, FL 33898 Robert D. Hines, Esquire Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email:

hballinger@hnh-law.com

November 3, 10, 2023

SECOND INSERTION

23-01564K

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 2023CP002991

Division: 14 IN RE: ESTATE OF Robert Allen Deceased.

The administration of the estate of Robert Allen, deceased, whose date of death was June 29, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 930 E Parker St, Lakeland, FL 33801. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

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

Personal Representative: /s/ Adam J. Dugan Adam J. Dugan, Esq. 419 Third Street N. Jacksonville Beach, Florida 32250

Attorney for Personal Representative: /s/ Tiera L. Henry Law Office of Adam J. Dugan, P.A. Adam J. Dugan, Esq. Florida Bar No. 115112 Tiera L. Henry, Esq. Florida Bar No. 118726 E-mail Addresses:

Adam@BeachesEstatePlanning.com $T. Henry @\, Beaches E state Planning.com$ Service@BeachesEstatePlanning.com

419 Third Street N. Jacksonville Beach, Florida 32250 Telephone: (904) 595-5290 23-01546K November 3, 10, 2023

SECOND INSERTION

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

File No.: 532023CP0030360000XX In Re: The Estate of FLORA LEE HAMPTON, Deceased.

administration of the estate of FLORA LEE HAMPTON, deceased, whose date of death was 8/20/2022, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is Clerk of Court, 255 N Broadway Ave, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

All other creditors of the decedent, and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN THREE MONTHS (3) 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 FLORI-DA STATUTES WILL BE FOREVER

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 first publication of this

notice is November 3, 2023.

MICHAEL HAMPTON - PR

1034 Station St. Lakeland, FL 33813 (863) 528-5374 SPIEGEL LAW, PLLC

Attorney for Personal Representative 36408 US Highway 19 N. Palm Harbor, FL 34684 (727) 221-0991; Fax (727) 221-7066 email:

SSpiegel@SpiegelLawOffice.com SHONTANE SPIEGEL, Esq. FBN: 1000376 November 3, 10, 2023

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY,

FLORIDA CASE NO.: 2023-CP-038000000XX PROBATE DIVISION IN RE: ESTATE OF DAVID RICHARD FRANCIS SR., aka DAVID R. FRANCIS SR., aka DAVID RICHARD FRANCIS,

Deceased. The administration of the estate of David Richard Francis Sr. aka David R. Francis Sr. aka David Richard Francis, deceased, whose date of death was March 26, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave, Bartow, FL 33830. The name and address of the personal representative and the personal representative's attorney are set

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 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, FLORIDA STAT-UTES, 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.

DEBRA ANN BLUBAUGH **Personal Representative**

107 Shore Road Winter Springs, Florida 32708 GRACE ANNE GLAVIN, ESQUIRE Florida Bar No.: 350605 GRACE ANNE GLAVIN, P.A. 1511 East State Road 434, Suite 2049 Winter Springs, FL 32708Phone: (407) 699-1110 Email: graceanne22@msn.com Attorney for Personal Representative 23-01551K November 3, 10, 2023

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.

2023CA005042000000 GRANADA INSURANCE Plaintiff, vs. BATATA TRUCKING LLC; ANGEL YADRIEL PEREZ RODRIGUEZ; AND MARK COUCH.

Defendants. TO: Angel Yadriel Perez Rodriguez, 435 Arkansas Court, Kissimmee, FL 34759 YOU ARE HEREBY NOTIFIED

that an action for declaratory judgment has been filed against you in the above styled case and in the above referenced court. You are required to file written defenses, if any, with the clerk of the court and to serve a copy on or before November 30, 2023, on Amber N. Massey, 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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on 10/24/2023

Stacy M. Butterfield (Name of Clerk) As Clerk of the Court (SEAL) By: /s/ Lori Armijo As Deputy Clerk

Amber N. Massey, Esquire, plaintiff's attorney, Hinshaw & Culbertson LLP, 2525 Ponce de Leon Blvd., 4th Floor, Coral Gables, Florida 33134 1061803

Oct. 27; Nov. 3, 10, 17, 2023

23-01535K

SECOND INSERTION

NOTICE OF ACTION Count V IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA.

CASE NO.:

53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs. AKIONA ET.AL., Defendant(s).

To: FERRELL T. RILEY AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF FERRELL T. RILEY

And all parties claiming interest by through, under or against Defendant(s) FERRELL T. RILEY AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF FER-RELL T. RILEY

and all parties having or claiming to have any right, title or interest in the property herein described:
YOU ARE NOTIFIED that an action

to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County,

An undivided interest as tenantin-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida

and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 34/0047, Build-

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

OCT 09 2023 Default Date: 11/15/2023 (SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA

/s/ Lori Armijo

Jerry E. Aron, Plaintiff's attorney, 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407

November 3, 10, 2023 23-01558K

SECOND INSERTION

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

CASE NO.: 2019CA004470 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION Plaintiff(s), vs. JEAN G. ANDRE; et al.,

Defendant(s).
NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on October 20, 2023 in the above-captioned action, the Clerk of Court, , will sell to the highest and best bidder for cash at www.polk. realforeclose.com in accordance with Chapter 45, Florida Statutes on the 5th day of December, 2023 at 10:00 AM on the following described property as set forth in said Final Judgment of

Foreclosure or order, to wit: Tract 22, Block 3, described as: Starting at the Southeast corner of Lot 44 in Block 3 of the Map of Blocks 2, 3, 4 and 5, WEST WIN-TER HAVEN SUBDIVISION, as recorded in Plat Book 14, Page 12, Public Records of Polk County, Florida, as same also appears on the REPLAT OF BLOCKS 2 TO 6, inclusive, of WEST WIN-TER HAVEN SUBDIVISION, as same appears of record in Plat Book 14, Page 12, and Plat Book 9, Page 12, Public Records of Polk County, Florida, as recorded in Plat Book 31, Page 20, Public Records of Polk County, Florida, run thence South 00 degrees 24 minutes 11 seconds East, 290 feet, thence South 09 degrees 30 minutes 24 seconds West, 26 feet, thence South 41 degrees 12 minutes 44 seconds West 60.85 feet, thence South 61 degrees 09 minutes 35 seconds West 47.18 feet, thence South 54 degrees 06 minutes 31 seconds West 91.0 feet for the Point of Beginning; thence run South 44 degrees 09 minutes 30 seconds West, along

a curve concave to the Southerly having a radius of 561.90 feet for a chord distance of 103.91 feet to the P.R.C. of a curve concave to the Northerly having a radius of 15 feet, thence North 71 degrees 20 minutes 05 seconds West, along said curve for a chord distance of 28.16 feet, thence North 00 degrees 24 minutes 11 seconds West, 117.0 feet, thence North 89 degrees 45 minutes 49 seconds East, 95.0 feet, thence South 05 degrees 23 minutes 20 seconds East 52.08 feet to the Point of Beginning.

Property address: 320 26th Street Southwest, Winter Haven, FL 33880

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

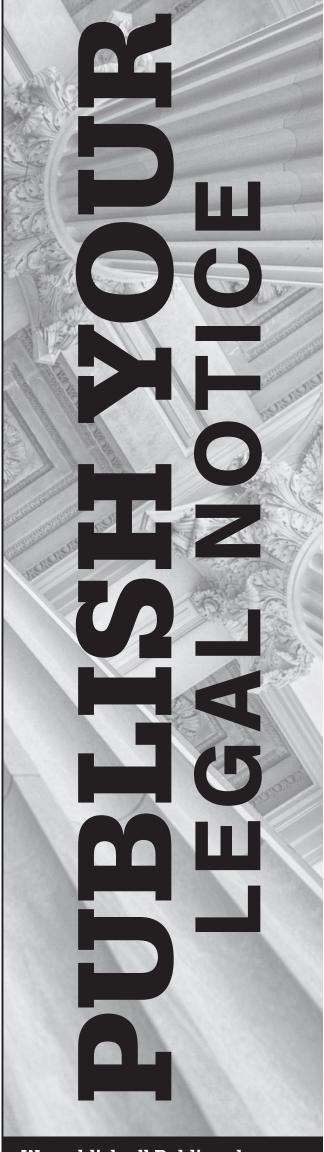
Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

Respectfully submitted, /s/ Heather L. Griffiths PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.comAttorney for Plaintiff TDP File No. 19-016261-1

23-01581K

November 3, 10, 2023



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SECOND INSERTION

NOTICE TO CREDITORS Adversary Proceeding #1 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA File Number: 2023CP-000865

Probate Division IN RE: ESTATE OF RONALD L. LEWIS. Deceased. RONALD L. LEWIS, JR.,

NICHOLAS M. LEWIS, and MICHAEL C. LEWIS, Petitioners, vs.
TERESA M. ANDERSON n/k/a TERESA M. LEWIS,

Defendant. The estate of Ronald L. Lewis, deceased, File Number 23CP-000865, is pending in the Circuit Court for Polk County, Florida, 255 N. Broadway Ave., Bartow, Florida 33830. The names and $addresses\ of\ the\ personal\ representative$ and the personal representative's attor-

ney are set forth below. The date of first

publication of this notice is November

3, 2023. All creditors and those having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above named court within the later of 3 months after the date of the first publication of this notice or 30 days after the date of service of a copy of this notice on them.

All other creditors having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, are required to file their claims with the abovenamed court within 3 months after the date of the first publication of this notice.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

> Personal Representative DocuSigned by: /s/ Ronald L. Lewis, Jr. Ronald L. Lewis, Jr. 2594 Som Center Rd. Willoughby Hills, OH 44094

/s/Krista Mahalak Krista Mahalak Florida Bar No. 78231 Attorneys for Petitioner Peterson & Myers, P.A. P.O. Box 7608 Winter Haven, FL 33883 Telephone (863) 294-3360 kmahalak@petersonmyers.com dhughes@petersonmyers.com Attorneys for Personal Representative November 3, 10, 2023 23-01585K

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP0039960000XX IN RE: ESTATE OF

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

RAMONA SCHROEDER

You are hereby notified that an Order of Summary Administration may be entered in the estate of RAMONA SCHROEDER, deceased, File Number 2023CP0039960000XX, by the Circuit Court for POLK County, Florida, Probate Division, the address of which is 200 Government Center Blvd., Lake Alfred, FL 33850; that the decedent's date of death was August 9, 2023; that the total value of the estate is \$50,000 (not including exempt real property) and that the names and addresses of those to whom it has been assigned by

such order are: Name Address LUIS PINEIRO, JR. 3340 El Jardin Drive Hollywood, FL 33024 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims

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

DEATH IS BARRED. The date of the first publication of this Notice is November 3, 2023.

Person Giving Notice: LUIS PINEIRO, JR. 3340 El Jardin Drive Hollywood, Florida 33024

Attorney for Person Giving Notice JACQUELINE R. BOWDEN GOLD Florida Bar Number: 109399

RARICK & BOWDEN GOLD, PA 6500 Cow Pen Road, Suite 204 Miami Lakes, FL 33014 Telephone: (305) 556-5209 Fax: (305) 362-9525 E-Mail: jbowden@raricklaw.com

Secondary E-Mail:

service@raricklaw.com 23-01582K November 3, 10, 2023

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2023CA005162000000 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, **SERIES 2007-4** PLAINTIFF, VS.

RONALD MATHIS, UNKNOWN SPOUSE OF RONALD MATHIS, AND UNKNOWN TENANT IS POSSESSION OF THE SUBJECT PROPERTY, DEFENDANTS.

TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS. CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF RONALD MATHIS Last Known Address: 6416 TULA LN,

LAKELAND, FL 33809 Current Residence: UNKNOWN TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF RONALD MATHIS Last Known Address: 1319 ROWELL

ST, AUBURNDALE, FL 33823 Current Residence: UNKNOWN TO: UNKNOWN SPOUSE OF RON-ALD MATHIS

Last Known Address: 6416 TULA LN, LAKELAND, FL 33809 Current Residence: UNKNOWN

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

THE LAND LYING AND SITU-ATED IN POLK COUNTY FLORIDA AND FURTHER DE-SCRIBED AS FOLLOWS: THE SOUTH 100 FEET OF THE NORTH 1225 FEET OF THE WEST 200 FEET OF THE EAST 450 FEET OF THE NE 1/4 OF THE NW 1/4 OF SECTION 24. TOWNSHIP 27 SOUTH. RANGE 23 EAST, SUBJECT TO EASEMENTS AND RESTRIC-TIONS OF RECORD

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 12/06/2023, within or before 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and the seal of this Court this 30th day of October,

STACY M. BUTTERFIELD, CPA, CLERK OF CIRCUIT COURT As Clerk of the Circuit Court (SEAL) By: /s/ Lori Armijo As Deputy Clerk

MILLER, GEORGE & SUGGS, PLLC Attorney for Plaintiff 210 N. University Drive, Suite 900, Coral Springs, FL 33071

23FL935-0266 November 3, 10, 2023 23-01578K

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THIRD INSERTION

POLK COUNTY

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2023-CA-00558-0000000 SARA FUENTES, the Trustee of the Special Needs Trust of BRIGITTE D. CARNLEY Plaintiff, v. TAYLOR ZIEHR, MALLORY ZIEHR, And BRIGITTE D. CARNLEY

Defendants TO: TAYLOR ZIEHR, MALLORY ZIEHR, and BRIGITTE D. CARNLEY YOU ARE NOTIFIED that a Com-

plaint for Judicial Modification of First-Party Special Needs Trust to Correct Scrivener's Error has been filed in this court. You are required to serve a copy of vour written defenses, if any, on petitioner's attorney, whose name and address are:

Elliott V. Mitchell, Esquire, 500 South Florida Avenue. Suite 800,

Lakeland, Florida 33801 within thirty (30) days from the first date of publication, to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded in the petition, without further notice.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 18th day of October

Default Date: 11/24/2023 STACY M. BUTTERFIELD POLK COUNTY, FL CLERK OF THE COURT (SEAL) By: /s/ Lori Armijo As Deputy Clerk

Elliott V. Mitchell, Esquire, 500 South Florida Avenue, Suite 800, Lakeland, Florida 33801 Oct. 27; Nov. 3, 10, 17, 2023

23-01501K

SECOND INSERTION

NOTICE OF ACTION Count III IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.:

53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED AKIONÁ ET.AL.,

Defendant(s). To: CAYETANO HERNANDEZ and MARY ANN HERNANDEZ AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF MARY ANN HERNANDEZ

And all parties claiming interest by through, under or against Defendant(s) CAYETANO HERNANDEZ and MARY ANN HERNANDEZ AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF MARY ANN HERNANDEZ and all parties having or claiming to have any right, title or interest in the

property herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County, Florida:

An undivided interest as tenantin-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 27/0029, Build-

ing D, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

OCT 09 2023 Default Date: 11/15/2023 (SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA /s/ Lori Armijo

Jerry E. Aron, Plaintiff's attorney, 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407 November 3, 10, 2023 23-01555K

SECOND INSERTION

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

DIVISION CASE NO. 2022CA002130000000 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ROBERT BOYD A/K/A ROBERT E BOYD,

DECEASED, et al. Defendant(s). NOTICE IS HEREBY GIV pursuant to a Final Judgment GIVEN Foreclosure dated August 22, 2023, and entered in 2022CA002130000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE ROBERT BOYD A/K/A ROBERT E. BOYD; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE DAVID BOYD, DECEASED; UNKNOWN BENEFICIARIES. DEVISEES GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN BOYD, DECEASED; THE UNKNOWN

HEIRS BENEFICIARIES DEVISEES

GRANTEES, ASSIGNEES, LIENORS,

CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM

AN INTEREST IN THE ESTATE

OF SYLVIA ROE, DECEASED;

RONALD E. BOYD, JR; WILLIAM C.

BOYD; JOSEPH A. BOYD; DONALD

JO ANN PRINKEY; MARGARET HOLLER; SUE BOYD; DAVID BOYD;

BOYD; MARIAN MELOTT;

MELINDA JACOBS; CAYSON; WESTLEY ROE; TIMOTHY ROE; BRANDON ROE; ERIC ROE; FLORIDA HOUSING FINANCE CORPORATION are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk. realforeclose.com, at 10:00 AM, on November 21, 2023, the following described property as set forth in said

Final Judgment, to wit: LOT 5, BLOCK 29, AUBURN-DALE HEIGHTS, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGE 13, PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 610 OAK ST,

AUBURNDALE, FL 33823 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

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 30 day of October, 2023. By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON ANSCHUTZ SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 22-030071 - NaC November 3, 10, 2023 23-01567K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 23CP-3768 IN RE: ESTATE OF Brenda G. Bouchard

deceased. The administration of the estate of Brenda G. Bouchard, deceased, Case Number 23CP-3768, is pending in the Circuit Court for Polk County, Florida Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

OF THIS NOTICE.
ALL CLAIMS NOT SO 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 3, 2023

/s/ Michael H. Willison Personal Representative Address: P.O. Box 3552. Lakeland, FL 33802

/s/ MICHAEL H. WILLISON, P.A. Michael H. Willison, Esquire 114 S. Lake Avenue Lakeland, Florida 33801 (863) 687-0567 Florida Bar No. 382787 mwillison@mwillison.com Attorney for Personal Representative November 3, 10, 2023 23-01583K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK

COLINTY GENERAL JURISDICTION DIVISION

CASE NO. 2022CA001200000000 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CMALT REMIC 2006-A7 - REMIC PASS-THROUGH CERTIFICATES. **SERIES 2006-A7,** Plaintiff,

AARON CHANDLER A/K/A A. CHANDLER, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 17, 2023 in Civil Case No. 2022CA001200000000 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CMALT REMIC $2006\mbox{-A7}$ - REMIC PASS-THROUGH CERTIFICATES. SERIES 2006-A7 is Plaintiff and AARON CHANDLER a/k/a A. Chandler, et al., are Defendants, the Clerk of Court, STACY BUT-TERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 28th day of November, 2023 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

UNIT 14-B (R), THE BLUFFS OF CHRISTINA V, A CONDO-MINIUM ACCORDING TO THE DECLARATION OF CON-

DOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1704, PAGE 1714, AND CON-DOMINIUM PLAT BOOK 2, PAGES 64 THROUGH 66, AND ANY AMENDMENTS MADE THERETO, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH AN UN-DIVIDED INTEREST IN THE COMMON ELEMENTS APPUR-TENANT THERETO.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. By: /s/ Robyn Katz

Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803

23-07707FL November 3, 10, 2023 23-01584K

SECOND INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2023CA005135000000

U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS INDENTURE TRUSTEE, FOR THE HOLDERS OF THE CIM TRUST 2021-R3. MORTGAGE-BACKED NOTES, **SERIES 2021-R3,** Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GEORGE BERNARD MCCLOUD, DECEASED, et. al.

Defendant(s), TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, CREDI-TORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GEORGE BER-NARD MCCLOUD, DECEASED, and THE UNKNOWN HEIRS BENEFI-CIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GLEN DARCEL MCCLOUD, DECEASED.

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

TO: CAROLYN NICHOLS, JANICE MARIE WEARING, UNKNOWN SPOUSE OF JANICE MARIE WEAR-ING, UNKNOWN SPOUSE OF CAR-OLYN NICHOLS,

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 fore-

closed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT $_2$ AND W $_{1/2}$ LOT $_3$,

BLOCK 1, G.W. MANN'S ADDI-TION OF SECTION 5, TOWN-SHIP 30 SOUTH, RANGE 25 EAST, AS RECORDED IN PLAT BOOK 3, PAGE 17, PUBLIC RE-CORDS OF POLK 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 Ave., Suite 100, Boca Raton, Florida 33487 on or before 12/4/2023 /(30 days from Date of First Publication of this Notice) and file the original 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 PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and the seal of this Court at County, Florida, this 26 day of October, 2023

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Asuncion Nieves

DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 22-069458

November 3, 10, 2023 23-01550K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA GENERAL JURISDICTION

DIVISION Case No. 2022CA002376000000 Cardinal Financial Company, Limited Partnership, Plaintiff, vs.

STANLEY R. OLIVER A/K/A STANLEY RASHAD OLIVER, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2022CA002376000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Cardinal Financial Company, Limited Partnership is the Plaintiff and STANLEY R. OLIVER A/K/A STAN-LEY RASHAD OLIVER; SHAMBRIA ONETHA OLIVER; Unknown Spouse of Banu Asheer Ali are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk. realforeclose.com, beginning at 10:00 AM on the 5th day of December, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 20 AND THE WEST 10 FEET OF LOT 21, BLOCK C, SEVILLA ON THE LAKE, AC-CORDING TO THE PLAT

THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE 47, OF THE PUBLIC RECORDS OF POLK 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 30th day of October, 2023.

BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 22-F00570 November 3, 10, 2023 23-01579K

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.:

2022CA001942000000 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. ELIZABET AVELAR ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Cancel and Reschedule Foreclosure Sale dated the 24th day of October 2023, and entered in Case No. 2022CA001942000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and ELIZABET AVELAR; UNKNOWN TENANTN/K/A JANE DOE; UNKNOWN SPOUSE OF ELIZABET AVELAR; and UNKNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.polk. realforeclose.com at 10:00 AM on the 8th day of December 2023, the following described property as set

forth in said Final Judgment, to wit: LOT 7, GOLF MANOR, AC-CORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 38, AT PAGE 41, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. IF YOU ARE A PERSON CLAIM- ING A RIGHT TO FUNDS REMAIN-ING 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 30th day of October,

By: Migdalia Jordan Bar No. 125410 Submitted by: Miller, George & 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 2.516ESERVICE@MGS-LEGAL.COM 22FL373-0775 November 3, 10, 2023 23-01566K

SECOND INSERTION

NOTICE OF ACTION Count I IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO .:

53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED

AKIONA ET.AL.,

Defendant(s).To: ROY J. AKIONA and NANCY G. AKIONA and FRANCIS J. AKIONA AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF FRANCIS J. AKIO-NA and EDITH M.AKIONA AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF EDITH M. AKIONA

And all parties claiming interest by, through, under or against Defendant(s) ROY J. AKIONA and NANCY G. AKI-ONA and FRANCIS J. AKIONA AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIM-ANTS OF FRANCIS J. AKIONA and EDITH M. AKIONA AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF EDITH M. AKIONA and all parties having or claiming to have any right, title or interest in the property herein

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County,

An undivided interest as tenantin-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 16/0029, Building D

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

OCT 09 2023 Default Date: 11/15/2023 (SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA

/s/ Lori Armijo Jerry E. Aron, Plaintiff's attorney, 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407 23-01556K November 3, 10, 2023

SECOND INSERTION

POLK COUNTY

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

CASE NO.

532023CA004637000000 US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs. BRENDA M. CLEARY A/K/A BRENDA CLEARY; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY, INTERNAL REVENUE SERVICE; WELLS FARGO BANK, N.A., SUCCESSOR IN INTEREST TO WACHOVIA BANK, N.A.: 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 October 20, 2023. and entered in Case No. 532023CA004637000000 of the Circuit Court in and for Polk County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is Plaintiff and BRENDA M. CLEARY A/K/A BRENDA CLEARY; UNITED STATES OF AMERICA, DEPARTMENT
OF THE TREASURY, INTERNAL
REVENUE SERVICE; WELLS FARGO BANK, N.A., SUCCESSOR IN INTEREST TO WACHOVIA BANK, N.A.; 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, STACY M. BUTTERFIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www. polk.realforeclose.com, at 10:00 a.m.,

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023- CP-003724 IN RE: ESTATE OF FORREST ROBERT WILLOME,

SR. Deceased.

The administration of the estate of FORREST ROBERT WILLOME, SR., deceased, whose date of death was July 23, 2023, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway Ave. Bartow, FL 33830-3912. 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 PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER VICE OF A COPY OF THIS NOTICE

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

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

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

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

Personal Representative: JOHN LUIS WILLOME

2408 Treymore Drive Orlando, Florida 32825 Attorney for Personal Representative: /s/ Jeanette Mora IFANETTE MORA Florida Bar Number: 296735 Family First Firm 1901 W. Colonial Drive Orlando, Florida 32804 Telephone: (407) 574-8125 Fax: (407) 476-1101 E-Mail: jeanette.mora@fff.law Secondary E-Mail: probate@familyfirstfirm.com November 3, 10, 2023 23-01552K on December 5, 2023, the following described property as set forth in said

Final Judgment, to-wit:
THE SOUTH THREE QUAR-TERS (S 3/4) OF THE SOUTH HALF (S 1/2) OF THE NORTH-EAST QUARTER (NE 1/4) OF SOUTHWEST QUAR-TER (SW 1/4) OF SECTION 18, TOWNSHIP 29 SOUTH, RANGE 23 EAST, ALL LYING IN POLK COUNTY, FLORIDA, LESS THE WEST 50 FEET FOR ROAD RIGHT OF WAY AND LESS ADDITIONAL AND MAINTENANCE RIGHT OF WAY.

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 DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED 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. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue. Bartow. Florida 33830. (863) 534-4686, 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,

DATED October 27, 2023. Bv: /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 1491-191722 / TM1 November 3, 10, 2023 23-01568K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-2509 IN RE: ESTATE OF QUEEN ESTHER BLOCKER-GARDNER, aka QUEEN S. BLOCKER

Deceased.

The administration of the estate of QUEEN ESTHER BLOCKER-GARDNER, also known as QUEEN S. BLOCKER, deceased, whose date of death was December 12, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Bartow. FL 33830. 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 PUBLICATION THIS NOTICE OR 30 DAYS AF-TER THE DATE OF SERVICE OF COPY OF THIS NOTICE ON THEM.

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

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

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

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

DONALD GARDNER Personal Representative 327 C Street

Lake Wales, FL 33853 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com November 3, 10, 202323-01563K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY,

FLORIDA GENERAL JURISDICTION DIVISION CASE NO.

2022CA001843000000 Carrington Mortgage Services, LCC, Plaintiff, vs.

Priscilla Marie Aguirre a/k/a Priscilla M. Aguirre, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant

to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2022CA001843000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Carrington Mortgage Services, LCC is the Plaintiff and Priscilla Marie Aguirre a/k/a Priscilla M. Aguirre; United States of America on behalf of the Secretary of Housing and Urban Development are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk. realforeclose.com, beginning at 10:00 AM on the 27th day of December, 2023. the following described property as set forth in said Final Judgment, to wit:

LOT 84, HONEYTREE NORTH, ACCORDING TO THE MAP OR PLAT THERE-OF, AS RECORDED IN PLAT

BOOK 76, PAGE(S) 23, OF THE PUBLIC RECORDS OF POLK 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 30th day of October,

2023. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brockandscott.comBy /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106

File # 22-F00866 November 3, 10, 2023 23-01569K

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.

532023CA000300000000 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS INDENTURE TRUSTEE OF CIM TRUST 2021-NR2,

Plaintiff, vs. ANNA M. CONE; UNKNOWN SPOUSE OF ANNA M. CONE; DEBRA A. CONE; UNKNOWN SPOUSE OF DEBRA A. CONE; KATLIN A. CONE; JAMIE S. CONE; CALEB B. CONE; MADISON O. CONE; BENJAMIN L. CONE; JOSEPH D. CONE, A MINOR, BY AND THROUGH HIS UNKNOWN LEGAL GUARDIAN; MAKAILA CONE BEGLEY; ASHLEY L. CONE A/K/A ASHLEY LAUREN CONE, BY AND THROUGH JOYCE T. CONE AND MELISSA Y. CARLSON. HER LEGAL CO-GUARDIANS; BAILY CONE OWEN; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,

NOTICE IS HEREBY GIVEN

Defendant(s)

pursuant to an Order Rescheduling Foreclosure Sale filed September 28, 2023 and entered in Case No. 532023CA00030000000, of the Circuit Court of the 10th Judicial Circuit in and for POLK County, wherein U.S. Florida, BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS INDENTURE TRUSTEE OF CIM TRUST 2021-NR2 is Plaintiff and ANNA M. CONE; UNKNOWN SPOUSE OF ANNA M. CONE; DEBRA A. CONE: UNKNOWN SPOUSE OF DEBRA A. CONE; KATLIN A. CONE; JAMIE S. CONE; CALEB B. CONE; MADISON O. CONE; BENJAMIN L. CONE; JOSEPH D. CONE, A MINOR, BY AND THROUGH HIS UNKNOWN LEGAL GUARDIAN; MAKAILA CONE BEGLEY; ASHLEY L. CONE A/K/A ASHLEY LAUREN

CONE, BY AND THROUGH JOYCE T. CONE AND MELISSA Y. CARLSON, LEGAL CO-GUARDIANS: HER BAILY CONE OWEN; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. STACY M. BUTTERFIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW. POLK.REALFORECLOSE.COM at 10:00 A.M., on November 27, 2023, the following described property as set

forth in said Final Judgment, to wit: THE NORTH 150 FEET OF THE SOUTH 2160 FEET OF THE WEST 330 FEET OF THE EAST 1/2 OF SECTION 5, TOWNSHIP 27 SOUTH, RANGE 24 EAST, BEING LOT 26 OF UNRECORDED PINEGLAN, PHASE II, POLK 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 30th day of October,

2023. /s/ Marc Granger Marc Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahane and associates.comFile No.: 21-00195 SPS V6.20190626 November 3, 10, 2023 23-01570K

SECOND INSERTION

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.

NOTICE OF SALE

2022CA-001619-0000-00 REVERSE MORTGAGE FUNDING LLC Plaintiff(s), VS. RICHARD JOSEPH NIECHWIADOWICZ A/K/A RICHARD JOSEPH

NIECHWIADOWICA, ET AL Defendant(s), Notice is hereby given that pursuant to a Final Judgment entered on AUGUST 16, 2023, in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA the Clerk of the Circuit Court will sell the property situated in Polk County,

Florida, described as: LOT 110, COUNTRY OAKS ESTATES, UNIT NO. SIX, AC-CORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 75, PAGE 19, PUBLIC RECORD OF POLK COUNTY, FLORIDA

Property Address: 3743 RED OAK COURT, LAKE WALES, FL 33898

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at

www.polk.realforeclose.com, on 22ND day of NOVEMBER,2023. ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER 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. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of the Court on this 18th day of October, 2023.

STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court (SEAL) Drawer CC-12, P. O. Box 9000 Bartow, Florida 33831-9000 By /s/ Carolyn Mack Deputy Clerk

November 3, 10, 2023 23-01547K

SECOND INSERTION

NOTICE OF ACTION Count VII IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.:

53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. AKIONA ET.AL., Defendant(s).

To: CHUNG-HSIEN YANG AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF CHUNG-HSIEN YANG

And all parties claiming interest by, through, under or against Defendant(s) CHUNG-HSIEN YANG AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIMANTS OF CHUNG-HSIEN YANG

and all parties having or claiming to have any right, title or interest in the property herein described: YOU ARE NOTIFIED that an action

to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County,

An undivided interest as tenant-

NOTICE OF ACTION

Count IV

CASE NO.:

53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS

To: CAYETANO HERNANDEZ A/K/A

CAYETANO HERNANDEZ JR and

MARY ANN HERNANDEZ A/K/A

MARY A. HERNANDEZ AND ANY AND ALL UNKNOWN HEIRS, DE-

VISEES AND OTHER CLAIMANTS

OF MARY ANN HERNANDEZ A/K/A

And all parties claiming interest by,

through, under or against Defendant(s) CAYETANO HERNANDEZ A/K/A

CAYETANO HERNANDEZ JR and

MARY ANN HERNANDEZ A/K/A MARY A. HERNANDEZ AND ANY

AND ALL UNKNOWN HEIRS, DE-

VISEES AND OTHER CLAIMANTS OF MARY ANN HERNANDEZ A/K/A

MARY A. HERNANDEZ and all par-

ties having or claiming to have any

right, title or interest in the property

YOU ARE NOTIFIED that an action

MARY A. HERNANDEZ

INCORPORATED

Plaintiff, vs. AKIONA ET.AL.,

Defendant(s).

in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 4/0030, Building

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

OCT 09 2023 Default Date: 11/15/2023 (SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA

/s/ Lori Armijo

Jerry E. Aron, Plaintiff's attorney, 801 Northpoint Parkway. Suite 64. West Palm Beach, Florida, 33407

SECOND INSERTION

to foreclose a mortgage/claim of lien on the following described property, IN THE CIRCUIT COURT, IN AND Orlando Breeze Resort, in Polk County, FOR POLK COUNTY, FLORIDA. Florida:

An undivided interest as tenantin-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 26/0010, Build-

ing B, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

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 von to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

OCT 09 2023 Default Date: 11/15/2023 (SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA /s/ Lori Armijo

Jerry E. Aron. Plaintiff's attorney, 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407

November 3, 10, 2023 23-01557K

SECOND INSERTION

NOTICE OF ACTION Count II IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.:

53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED Plaintiff, vs.

AKIONA ET.AL.,

herein described:

Defendant(s).To: ZAPHRULLAH D. COBB and BENJAMIN E. COBB AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BEN-

JAMIN E. COBB And all parties claiming interest by, through, under or against Defendant(s) ZAPHRULLAH D. COBB and BENJA-MIN E. COBB AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF BENJA-MIN E. COBB and all parties having or

claiming to have any right, title or interest in the property herein described: YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County,

An undivided interest as tenant-

in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 14/0024, Build-

ing C, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64. West Palm Beach, Florida, 33407. within thirty (30) days after the 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.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830. (863) 534-4686, 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.

OCT 09 2023 Default Date: 11/15/2023

(SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA

/s/ Lori Armijo Jerry E. Aron, Plaintiff's attorney. 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407

23-01560K November 3, 10, 2023

SECOND INSERTION

NOTICE OF ACTION Count VI IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.: 53-2023-CA-005112-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. AKIONA ET.AL., Defendant(s).

To: KAREN SANDLES and HENRY SANDLES AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF HENRY SANDLES And all parties claiming interest by,

through, under or against Defendant(s) KAREN SANDLES and HENRY SANDLES AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF HENRY SANDLES and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property, Orlando Breeze Resort, in Polk County,

An undivided interest as tenant-

in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida and any amendments thereto. Interest 1.923%%, Use Period No./Unit No. 50/0028, Build-

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the 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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

OCT 09 2023 Default Date: 11/15/2023 (SEAL) Stacy M. Butterfield CLERK OF THE CIRCUIT COURT POLK COUNTY, FLORIDA

/s/ Lori Armijo Jerry E. Aron, Plaintiff's attorney, 801 Northpoint Parkway, Suite 64. West Palm Beach, Florida, 33407 November 3, 10, 2023 23-01559K

Business

SECOND INSERTION

NOTICE TO SHOW CAUSE AND NOTICE OF SUIT IN THE CIRCUIT COURT IN AND FOR THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION NO.: 2023-CA-006264 PARCEL NO.: 712 STATE OF FLORIDA DEPARTMENT OF TRANSPORTATION, Petitioner, vs THE ESTATE OF VINH VAN NGUY-EN, DECEASED; ANY KNOWN OR UNKNOWN NATURAL PERSON. AND, WHEN DESCRIBED AS SUCH, THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, CREDITORS, OR OTHER PARTIES

CLAIMING BY, THROUGH, UNDER VINH VAN NGUYEN, OR AGAINST ANY KNOWN OR UNKNOWN PERSON WHO IS KNOWN TO BE DEAD OR IS NOT KNOWN TO BE EITHER DEAD OR ALIVE; JOE G. TEDDER, TAX COLLECTOR Defendants,

STATE OF FLORIDA TO: The Estate of Vinh Van Nguyen, Deceased

SERVE: Request an Administrator Ad Litem be appointed

To all said Defendants who are living, and if any or all Defendants are deceased, the unknown spouse, heirs, devisees, grantees, creditors, lienors, or other parties claiming by, through, under, or against any such deceased defendant or defendants, if alive, and, if dead, their unknown spouse, heirs, devisees, legatees, grantees, creditors, lienors, or other parties claiming by, through, under, or against any such deceased Defendant or Defendants, and all other parties having or claiming to have any right, title, or interest in and

tion, to wit: F.P. NO. 4366731 SECTION 16210-000 STATE ROAD 35 (US 98) POLK COUNTY DESCRIPTION PARCEL 712 ESTATE OR INTEREST TO BE OBTAINED: TEMPORARY CONSTRUCTION EASEMENT

to the property described in the Peti-

That portion of Lot 2, Block 2, Lakeland Acres, a subdivision lying in Section 17, Township 26 South, Range 23 East, as per plat thereof recorded in Plat Book 46,

Page 29, Public Records of Polk County, Florida. Being described as follows: Commence at the southeast corner of the southeast 1/4 of said Section 17; thence along the west

line of said southeast 1/4. North 00°12'47" East a distance of 1,407.83 feet to the survey baseline of State Road 35 (US 98): thence along said survey baseline North 43°40'44" West a distance of 202.78 feet; thence South $89^{\circ}50'08"$ West a distance of 110.31 feet to the westerly existing right of way line of said State Road 35 [per Project 1621-1220(5696)] and to the east line of said Lot 2 for a POINT OF BEGINNING; thence continue South 89°50'08" West a distance of 13.79 feet; thence North 43°40'44" West a distance of 3.85 feet; thence North $46^{\circ}19'16"$ East a distance of 10.00 feet to said westerly existing right of way line and said east line; thence along said westerly existing right of way line and said east line South 43°40'44" East a distance of 13.35 feet to the POINT OF BEGINNING.

Containing 86 square feet. The purpose of this Temporary Construction Easement is to assist in construction of a driveway needed for the roadway project. The expiration date of this easement is the last day of December 2027.

You are each notified that the Petitioner filed its Petition and its Declaration of Taking in this Court against you as Defendants, seeking to condemn by eminent domain proceedings the above described property located in the State of Florida, County of Polk.

You are further notified that a Pre-Order of Taking Case Management Conference has been set before the Honorable Ellen Masters, one of the Judges of this Court, on the 30th day of January A.D., 2024, at 9:00 A.M, Polk County Courthouse, 255 North Broadway, Bartow, Florida, at which time an Order of Taking will be entered if all parties are in agreement or if no hearing has been requested. All parties are required to attend the Pre-Order of Taking Case Management Conference.

The Defendants, and any other persons claiming any interest in the property described, are notified that the Petitioner will apply to the Honorable Ellen Masters, one of the Judges of this Court, on the 13th day of February, A.D., 2024, at 9:00 A.M. Polk County Courthouse. 255 North Broadway, Bartow, Florida 33830, for an Order of Taking hearing in this cause. All Defendants to this suit may request a hearing at the time and place designated and be heard. Any Defendant failing to file a request for hearing shall waive any right to object to the Order of Taking.

AND Each defendant is hereby required to serve written defenses, if any, and request a hearing, if desired, to said Petition:

DEPARTMENT OF TRANS-PORTATION Post Office Box 1249 Bartow, Florida 33831 C/O Chris Pawlus Assistant General Counsel (863) 519-2623 Florida Bar No.: 0484695

on or before the 30th day of December, A.D., 2023, and file the originals with the Clerk of this Court on that date, to show cause what right, title, interest, or lien you or any of you have in and to the property described in the Petition and to show cause, if any you have, why the property should not be condemned for the uses and purposes set forth in the Petition. If you fail to answer, a default may be entered against you for the relief demanded in the Petition. If you fail to request a hearing on the Petition for Order of Taking you shall waive any right

to object to said Order of Taking.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS MY HAND AND SEAL of said Court on the day of 10/25/2023. STACY M. BUTTERFIELD

CLERK OF THE CIRCUIT COURT BY: /s/ Barbara Plehn Deputy Clerk (SEAL)

November 3, 10, 2023 23-01562K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 2023CA005354000000 SPECIALIZED LOAN SERVICING LLC,

Plaintiff, vs. ERNESTINE MARSHALL, et al.,

Defendant. To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF

ROBERT BARNES, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES OR OTHER CLAIMANTS ADDRESS: UNKNOWN

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

LOT 17, BLOCK 3, TRADEWINDS ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 46, PAGE 6, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are

required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before 12/01/2023, a date which is within thirty (30) days after the first publication of this Notice 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 demand 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and seal of this Court this 25th day of October, 2023. Stacy M. Butterfield

Clerk of the Court (SEAL) By /s/ Lori Armijo As Deputy Clerk MCCALLA RAYMER LEIBERT PIERCE, LLC

225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Email: Accounts Payable@mccalla.com

23-06410FL

November 3, 10, 2023 23-01571K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2023CA005830000000

NATIONSTAR MORTGAGE LLC PLAINTIFF, VS. UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BERNICE L. LAWRENCE A/K/A BERNICE LAWRENCE, UNKNOWN SPOUSE OF BERNICE L. LAWRENCE A/K/A BERNICE LAWRENCE, JASON KRAL, JASON KRAL, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF BERNICE L. LAWRENCE A/K/A BERNICE LAWRENCE, MICHAEL SHAFFER, SELINA DENISE REED, JAMES BROXTON, CONNEXUS

AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, DEFENDANT(S).
TO: UNKNOWN HEIRS, BENEFI-

CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF BERNICE L. LAWRENCE A/K/A BERNICE LAWRENCE Last Known Address: 5311 SHADY OAK DR N, LAKELAND, FL 33810 Current Residence: UNKNOWN TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY

CLAIM AN INTEREST IN THE ES-

A/K/A BERNICE LAWRENCE Last Known Address: DC NUM-BER:357530, DADE CI, 19000 SW 377TH ST. FLORIDA CITY, FL 33034 Current Residence: UNKNOWN TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-

EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF BERNICE L. LAWRENCE A/K/A BERNICE LAWRENCE Last Known Address: 250 MIRROR LAKE DR N. ST PETERSBURG, FL 33701 Current Residence: UNKNOWN

TO: UNKNOWN SPOUSE OF BER-NICE L LAWRENCE A/K/A BER-NICE LAWRENCE Last Known Address: 5311 SHADY OAK DR N. LAKELAND, FL 33810 Current Residence: UNKNOWN

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

LAND SITUATED IN THE COUNTY OF POLK IN THE STATE OF FL

LOT 19 SHADY OAK ESTATES, A SUBDIVISION IN SECTION 31. TOWNSHIP 27 SOUTH, RANGE 23 EAST. POLK COUNTY FLORIDA AC-CORDING TO PLAT THERE-OF RECORDED IN PLAT BOOK 48, PAGE 14, PUBLIC RECORDS OF SAID COUNTY AND STATE: SUBJECT TO RE-STRICTIONS WHICH ARE OF RECORD AND SUBJECT TO ONE-QUARTER (1/4) INTER-EST OF OIL AND MINERAL RIGHTS OF DEPTHS BELOW

500 FEET has been filed against you and you are required to serve a copy of your writ-TATE OF BERNICE L. LAWRENCE

ten 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 12/04/2023, within or before 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 or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and the seal of this Court this 27th day of October, 2023.

STACY M. BUTTERFIELD, CPA, CLERK OF CIRCUIT COURT As Clerk of the Circuit Court (SEAL) By: /s/ Lori Armijo As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC

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

23FL935-0415 November 3, 10, 2023 23-01572K

Call **941-906-9386**

LEGAL NOTICE

or email legal@businessobserverfl.com

PUBLISH YOUR