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# PUBLIC NOTICES

THURSDAY, NOVEMBER 30, 2023

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## FLAGLER COUNTY LEGAL NOTICES

### FIRST INSERTION

#### GRAND HAVEN COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Grand Haven Community Development District (the "District") will be held on Thursday, December 7, 2023, at 9:00 a.m. at the Grand Haven Village Center, Grand Haven Room, 2001 Waterside Parkway, Palm Coast, Florida 32137. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 193.

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 193. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

A person who decides to appeal any decision made at the meeting, with respect to any matter considered at the meeting, is advised that a record of the proceedings is needed and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

**Grand Haven Community Development District**  
 David McInnes, District Manager  
 (321) 263-0132, Ext. 193

November 30, 2023 23-00306F

## SUBSEQUENT INSERTIONS

### SECOND INSERTION

#### CITY OF PALM COAST NOTICE OF PROPOSED CITY COUNCIL PUBLIC HEARING

The City Council will consider Ordinance No. 2023-XX Entitled: **AN ORDINANCE OF THE CITY OF PALM COAST, FLORIDA, AMENDING THE BOUNDARIES OF THE LANDINGS COMMUNITY DEVELOPMENT DISTRICT PURSUANT TO CHAPTER 190, FLORIDA STATUTES; PROVIDING FOR SEVERABILITY; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE DATE.**

This is an application requesting an ordinance to amend the boundaries of the Landings Community Development District. Landings is a 204.68 +/- acre residential community located on the south side of Citation Boulevard and east of Belle Terre Boulevard and is to be amended to add approximately 356.18 acres to the District. All lands are located as depicted in the Location Map provided below.

The City Council will hold two (2) public hearings on the proposed ordinance on December 5th, 2023 at 6:00 p.m., and December 19th, 2023, at 9:00 a.m., or as soon thereafter as possible, in the Council Chambers at the Community Wing of City Hall located at 160 Lake Avenue, Palm Coast, Florida.

A copy of this notice and the file relating to the public hearing are available by contacting the City Clerk at 386-986-3713. The public is encouraged to participate in the processes and procedures of the City.

Members of the public who wish to submit comments, exhibits, or other documents for consideration at the Public Hearing may submit them to the following: [CityClerk@palm-coast.gov](mailto:CityClerk@palm-coast.gov). The e-mail should indicate that they are intended for public participation and may be submitted up until 5 pm the day before the meeting. The City reserves the right to redact or reject Documentary Evidence containing obscene material or material that is confidential pursuant to state law.

If a person decides to appeal any decision made with respect to any matter considered at the above referenced hearing, he/she will need a record of the proceedings. For such purposes, it may be necessary to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's Office at 386-986-3713 at least 48 hours prior to the meeting.

#### LOCATION MAP



November 23, 30, December 7, 14, 2023 23-00297F

### SECOND INSERTION

#### NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA

**CASE No. 2023 CA 000738 CARRINGTON MORTGAGE SERVICES LLC, Plaintiff vs. SALLY A. VANDEGRIFT, et al., Defendants**

TO: SALLY A. VANDEGRIFT  
 19 ROYAL OAK DR, FLAGLER, FL 32164  
 30700 SW GRAHAMS FERRY RD, WILSONVILLE, OR 97070  
 UNKNOWN SPOUSE OF SALLY A. VANDEGRIFT  
 19 ROYAL OAK DR, FLAGLER, FL 32164  
 30700 SW GRAHAMS FERRY RD, WILSONVILLE, OR 97070  
 UNKNOWN TENANT #1  
 19 ROYAL OAK DR, FLAGLER, FL 32164  
 UNKNOWN TENANT #2  
 19 ROYAL OAK DR, FLAGLER, FL 32164  
 AND TO: All persons claiming an interest by, through, under, or against the aforesaid Defendant(s).

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

LOT 19, BLOCK 24, PALM COAST, MAP OF ROYAL PALMS, SECTION 32, A SUBDIVISION ACCORDING TO THE PLAT OR MAP THEREOF DESCRIBED IN MAP BOOK 10, PAGE 57, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

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

Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in Business Observer, on or before 30 days from the first publication, 2023; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

**IMPORTANT**  
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.

WITNESS MY HAND AND SEAL OF SAID COURT on this day of 11/14/2023.

Tom Bexley  
 As Clerk of said Court  
 (SEAL) By: /s/ Amy Perez  
 As Deputy Clerk

Greenspoon Marder, LLP  
 Default Department  
 Attorneys for Plaintiff  
 Trade Centre South, Suite 700  
 100 West Cypress Creek Road  
 Fort Lauderdale, FL 33309  
 (23-000721-01)

November 23, 30, 2023 23-00198G

### FIRST INSERTION

#### NOTICE OF FORFEITURE

A gold Toyota Camry with VIN# 4T1BF1FK4GU266724 was seized for forfeiture by the Flagler County Sheriff's Office on October 6, 2023.

The item(s) were seized at or near E Moody Blvd, Flagler County FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2023 CA 000991 in the 7th Circuit Court.

November 30, December 7, 2023 23-00308F

### 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 Chuck the Intuitive located at 38 Woodside Drive, in the City of Palm Coast, Flagler County, FL 32164 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of November, 2023.  
 Charles Crooks

November 30, 2023 23-00307F

### FIRST INSERTION

#### NOTICE OF PUBLIC SALE

Go Store It 4601 E Moody Blvd A7 Bunnell, FL 32110 hereby gives NOTICE OF PUBLIC SALE of the storage space(s) listed below, Jacob Jean-Pierre # 011 & 012, Jacques Miscema # 077, Wesley Brown #027, Brian McGuinness # 291, Christopher Sligh # 405, containing household and other goods will be sold for cash on 12/15/23 at 2:00pm. With the contents being sold to the highest bidder. Owner reserves the right to bid. The sale is being held to satisfy a landlord's lien, in accordance with Florida Statutes Section 83.801-83.809, and will be held online at [www.storage treasures.com](http://www.storage treasures.com)

November 30, December 7, 2023 23-00303F

### SECOND INSERTION

#### NOTICE TO CREDITORS

IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION

**FILE NO.: 2023-CP-000638 DIVISION: 48 IN RE: ESTATE OF SEAN MICHAEL DELANEY Deceased.**

The administration of the estate of SEAN MICHAEL DELANEY, deceased, whose date of death was April 27, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd., Bldg #1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 23, 2023.

**Personal Representative:**  
 /s/ Rose Mary Delaney  
**ROSE MARY DELANEY**  
 1008 4th Avenue  
 Welaka, FL 32193

Attorney for Personal Representative:  
 /s/ Robert W. Pickens, III  
**ROBERT W. PICKENS, III**  
 Attorney for Petitioner  
 Florida Bar Number: 1003349  
 Holmes & Young, P.A.  
 222 N. 3rd Street  
 Palatka, Florida 32177  
 Telephone: (386) 328-1111  
 Fax: (386) 328-3003  
 E-Mail: [bobby@holmesandyoung.com](mailto:bobby@holmesandyoung.com)  
 Secondary E-Mail: [pleadings@holmesandyoung.com](mailto:pleadings@holmesandyoung.com)  
 November 23, 30, 2023 23-00197G

### SECOND INSERTION

#### NOTICE IS HEREBY GIVEN

That the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act statutes (Section 83.801-83.809).

The undersigned will sell at public sale by competitive bidding on: **TUESDAY DECEMBER 19, 2023, at 12PM on LOCKERFOX.COM iStorage Bunnell 2303 N. State St Bunnell, FL 32110**

Where said property is stored at: **Charles Blunk A172 Boxes, Furniture Ivy Bentz C027 Boxes, Furniture Purchases must be paid for at the time of purchase by CASH ONLY. All purchased items are sold as-is, where-is, and must be removed at the time of sale. Sale is subject to cancellation if settlement between the owner and obligated party is settled**

Bunnell iStorage  
 2303 N State St Bunnell, FL 32110  
 November 23, 30, 2023 23-00302F

### FIRST INSERTION

#### NOTICE TO CREDITORS

IN THE CIRCUIT COURT IN AND FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION

**FILE NUMBER: 2023 CP 000682 IN RE: ESTATE OF PAVLINCH, Patricia Ann Deceased**

The administration of the ancillary estate of PATRICIA ANN PAVLINCH, deceased, whose date of death was April 16, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, File No. 2023 CP 000682, the address of which is Kim C. Hammond Justice Center, 1769 E Moody Blvd, Building #1, Bunnell, FL 32110. The names and addresses of the petitioners in formal administration and their 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 served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and persons having claims or demands against the decedent's estate must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT 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 the first publication of this Notice is November 30, 2023.

**/s/CAROLYN ENGLE CAROLYN ENGLE,**

**Ancillary Personal Representative**  
 s/Mark J. LaBate  
**MARK J. LABATE**  
 Attorney for the Personal Representative  
 2744 E. Commercial Boulevard  
 Fort Lauderdale, FL 33308  
 (954) 545-3605 [markjlabate@gmail.com](mailto:markjlabate@gmail.com)  
 FBN: 752230  
 Nov. 30; Dec. 7, 2023 23-00201G

### FIRST INSERTION

#### NOTICE OF ACTION FOR

Dissolution of Marriage IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA

**Case No.: 2023DR000855 Division: 47**

**Chaz Davis, Petitioner and Daniel Wiley, Respondent.**  
 TO: Daniel Wiley  
 745 Bellevue Avenue, apt #1 Daytona Beach, FL 32114

YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Chaz Davis, whose address is 21 Sea front trail Palm Coast FL 32164, on or before 1/13/24, and file the original with the clerk of this Court at Kim C Hammond Justice Center, 1769 E Moody Blvd Building #1 Bunnell, FL 32110, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

If applicable, insert the legal description of real property, a specific description of personal property, and the name of the county in Florida where the property is located; 21 Sea front trail Palm Coast FL 32164.

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

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

**WARNING:** Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated: Nov 22, 23.  
 CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Makaela McCarthy {Deputy Clerk}  
 Nov. 30; Dec. 7, 14, 21, 2023 23-00199G

### SECOND INSERTION

#### NOTICE OF FORFEITURE

\$18,895.00 USD was seized for forfeiture by the Flagler County Sheriff's Office on October 24, 2023.

The item(s) were seized at or near US Highway 1 South, Bunnell FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2023 CA 000973 in the 7th Circuit Court.

November 23, 30, 2023 23-00300F

### THIRD INSERTION

#### NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA

**Case No.: 2023 CA 000850 Division: 49**

**ALEXANDRA THEODORE Plaintiff, v. NOROY THEODORE Defendant**

TO: NOROY THEODORE, Defendant, and to all parties claiming interest by, through, under or against Defendant, and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE NOTIFIED that you have been designated as defendant in a legal proceeding filed against you for partition action. The action involves real property in FLAGLER County, Florida, more fully described as follows:

PALM COAST SEC 32 BL 33 LT 17 OR 553 PG 1539 OR 638 PG 1769 OR 642 PG 1428 OR 801 PG 1494 OR 2312/582-

### SECOND INSERTION

#### NOTICE OF FORFEITURE

\$19,500.00 USD was seized via search warrant by the Flagler County Sheriff's Office on October 26, 2023, from Golden State Warehousing Service LLC in reference to criminal case #2023-36682. The funds originated from a victim located in Flagler County which were taken via a social engineering scam between April 20-21, 2022. This notice is provided consistent with §812.091, Florida Statutes.

November 23, 30, 2023 23-00299F

### FIRST INSERTION

#### NOTICE TO CREDITORS

(Summary Administration) IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION

**File No. 2023 CP 572 Division 48 IN RE: ESTATE OF BOBBIE G. MATHIS Deceased.**

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of BOBBIE G. MATHIS, deceased, File Number 2023 CP 572, by the Circuit Court for FLAGLER County, Florida, Probate Division, the address of which is 1769 E Moody Boulevard, Building #1 - Kim C. Hammond Justice Center, Bunnell, Florida 32110; that the decedent's date of death was January 29, 2023; that the total value of the estate is \$28,563.61 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
 Margaret Mathis, Trustee of Bobbie G. Mathis Revocable Trust  
 15 Avenue De la Mer Unit 2802  
 Palm Coast, Florida 32137  
 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is November 30, 2023.

**Person Giving Notice:**  
**Margaret Mathis**  
 15 Ave de la Mer  
 Unit 2802

Palm Coast, Florida 32137  
 Attorney for Person Giving Notice  
 Diane A. Vidal, Attorney  
 Florida Bar Number: 1008324  
 CHIUMENTO LAW  
 145 City Place  
 Suite 301  
 Palm Coast, FL 32164  
 Telephone: (386) 445-8900  
 Fax: (386) 445-6702  
 E-Mail: [dvidal@legalteamforlife.com](mailto:dvidal@legalteamforlife.com)  
 Secondary E-Mail: [ProServ@legalteamforlife.com](mailto:ProServ@legalteamforlife.com)  
 Nov. 30; Dec. 7, 2023 23-00200G

### DC

The action was instituted in the Seventh Judicial Circuit Court, FLAGLER County, Florida, and is styled ALEXANDRA THEODORE vs. NOROY THEODORE.

You are required to serve a copy of your written defenses, if any, to the action on Erica Johnson, Plaintiff's attorney, whose address is 840 Harrington Street, DAYTONA BEACH, FL 32114, on or before 30 days of the date of publication, and file the original with the clerk of this court either before service on Erica Johnson or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you.

DATED: 11/7/2023  
 Tom Bexley  
 Clerk of the Seventh Judicial Circuit Court  
 FLAGLER County, Florida  
 (SEAL) By /s/ Margarita Ruiz  
 Deputy Clerk  
 Nov. 16, 23, 30; Dec. 7, 2023 23-00195G

### SECOND INSERTION

#### NOTICE OF FORFEITURE

A green Chevrolet S10 with VIN# 1GCG-S19W728154780 was seized for forfeiture by the Flagler County Sheriff's Office on October 1, 2023.

The item(s) were seized at or near Moody Blvd, Flagler Beach FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2023 CA 000974 in the 7th Circuit Court.

November 23, 30, 2023 23-00301F

# TAKE NOTICE

CALL  
**386-447-9723**  
 TO PLACE YOUR  
 NOTICE TODAY



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

**BATH REMODEL**

YOUR BATHROOM. YOUR WAY.  
 IN AS LITTLE AS

## ONE DAY

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Sincerely,  
Brian and Hailey McMillan

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10. Letters to the editor, providing the community with a curated opinion page



# FLAGLER COUNTY LEGAL NOTICES

## SUBSEQUENT INSERTIONS

### SECOND INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT FOR FLAGLER COUNTY, FLORIDA  
**PROBATE DIVISION: 48**  
**FILE NO.: 2023-CP-000697**  
**IN RE: ESTATE OF ELAINE HISAE ARON a/k/a ELAINE H. ARON, Deceased.**

The administration of the estate of ELAINE HISAE ARON a/k/a ELAINE H. ARON, deceased, whose date of death was October 9, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 East Moody Blvd., Bldg. 1, Probate Division, Bunnell, FL 32110. The names and addresses of the Co-Personal Representatives and the Personal Representatives' attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this Notice is November 23, 2023.

/s/**TODD ANDREW ARON**  
**Personal Representative**  
10203 Bessmer Lane  
Fairfax, VA 22032

/s/**SCOTT NATHAN ARON**  
**Personal Representative**  
10203 Bessmer Lane  
Fairfax, VA 22032

/s/ **STACY L. BURGETT, ESQUIRE**  
**WATSON SOILLEAU DeLEO & BURGETT, P.A.**

3490 North U.S. Highway 1  
Cocoa, Florida 32926  
SBurgett@BrevardLawGroup.com  
(321) 631-1550; fax (321) 631-1567  
Florida Bar No.: 0365742  
Attorney for Personal Representative  
November 23, 30, 2023 23-00196G

### SECOND INSERTION

**NOTICE BY FLAGLER COUNTY BOARD OF COUNTY COMMISSIONERS OF INTENT TO USE THE UNIFORM AD VALOREM METHOD OF COLLECTION OF A NON-AD VALOREM ASSESSMENT**

Notice is hereby given to all owners of lands located within the boundaries of the Dunes CDD Stormwater Drainage District that Flagler County intends to use the uniform ad valorem method for collecting the non-ad valorem assessments levied by Flagler County as set forth in Section 197.3632, F.S., and that the Flagler County Board of County Commissioners will hold a public hearing on December 18, 2023, at 5:30 p.m., or as soon thereafter as possible, at the Flagler County Government Services Building - Board Chambers, 1769 E. Moody Blvd., Bldg. 2, 1st Floor, Bunnell, FL 32110.

The purpose of the public hearing is to consider the adoption of a Resolution authorizing the Flagler County Board of County Commissioners to use the uniform ad valorem method of collecting non-ad valorem assessments levied by the Flagler County Board of County Commissioners as provided in Section 197.3632, F.S.

The Flagler County Board of County Commissioners is considering adopting a non-ad valorem assessment for 2024-2025 fiscal year, and continuing from year to year thereafter, for the collection and conveyance of stormwater and the maintenance of stormwater drainage facilities within the Dunes CDD Stormwater Drainage District within unincorporated Flagler County, which is bounded on the north by 16th Road, bounded on the east by Hammock Dunes Parkway, bounded on the south by Jungle Hut Road, and bounded on the west by State Road A1A.

This non-ad valorem assessment is being levied for the first time.

Interested parties may appear at the public hearing to be heard regarding the use of the uniform ad valorem method of collecting such non-ad valorem assessments.

If any person decides to appeal any decision made with respect to any matter considered at this public hearing such person will need a record of proceedings and for such purpose such person may need to ensure that a verbatim record of the proceedings is made at their own expense and which record includes the testimony and evidence on which the appeal is based.

November 23, 30, December 7, 14

23-00304F

### SECOND INSERTION

**NOTICE BY FLAGLER COUNTY BOARD OF COUNTY COMMISSIONERS OF INTENT TO USE THE UNIFORM AD VALOREM METHOD OF COLLECTION OF A NON-AD VALOREM ASSESSMENT WITHIN UNINCORPORATED FLAGLER COUNTY FOR NUISANCE ABATEMENT**

Notice is hereby given to all owners of lands located within unincorporated Flagler County that Flagler County intends to use the uniform ad valorem method for collecting the non-ad valorem assessments levied by Flagler County as set forth in Section 197.3632, F.S., and that the Flagler County Board of County Commissioners will hold a public hearing on December 18, 2023, at 5:30 p.m., or as soon thereafter as possible, at the Flagler County Government Services Building - Board Chambers, 1769 E. Moody Blvd., Bldg. 2, 1st Floor, Bunnell, FL 32110.

The purpose of the public hearing is to consider the adoption of a Resolution authorizing the Flagler County Board of County Commissioners to use the uniform ad valorem method of collecting non-ad valorem assessments levied by the Flagler County Board of County Commissioners as provided in Section 197.3632, F.S.

The Flagler County Board of County Commissioners is considering adopting a non-ad valorem assessment for 2024-2025 fiscal year, and continuing from year to year thereafter, for the abatement of nuisance properties within unincorporated Flagler County.

This non-ad valorem assessment is being levied for the first time.

Interested parties may appear at the public hearing to be heard regarding the use of the uniform ad valorem method of collecting such non-ad valorem assessments.

If any person decides to appeal any decision made with respect to any matter considered at this public hearing such person will need a record of proceedings and for such purpose such person may need to ensure that a verbatim record of the proceedings is made at their own expense and which record includes the testimony and evidence on which the appeal is based.

November 23, 30, December 7, 14

23-00305F

# VOLUSIA COUNTY LEGAL NOTICES

### FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA

**CASE NO. 2023 32303 CICI**

**U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GSAA HOME EQUITY TRUST 2006-5, ASSET-BACKED CERTIFICATES, SERIES 2006-5,**

**Plaintiff, vs. CARLO S. SCROFANO; UNKNOWN HEIRS OF PALMA SCROFANO, ET AL.**

**Defendants**

To the following Defendant(s): UNKNOWN HEIRS OF PALMA SCROFANO (CURRENT RESIDENCE UNKNOWN)

Last Known Address: UNKNOWN

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

LOT 2, BLOCK 6, ORTONA PARK, SECTION THREE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 23, PAGE 232 AND 233 OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

A/K/A 3010 PRINCETON AVENUE, DAYTONA BEACH FL 32118

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before JAN 04 2023 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Ad-

ministration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096. Hearing or voice impaired, please call 711.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administration), 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

WITNESS my hand and the seal of this Court this 20 day of November, 2023

Laura E. Roth  
Volusia County Clerk of Court  
By /s/ Jennifer M. Hamilton  
As Deputy Clerk

J. Anthony Van Ness, Esq.  
VAN NESS LAW FIRM, PLC  
Attorney for the Plaintiff  
1239 E. NEWPORT CENTER DRIVE,  
SUITE #110  
DEERFIELD BEACH, FL 33442  
PHH18476-23/ng  
Nov. 30; Dec. 7, 2023 23-00350I

### FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY

**GENERAL JURISDICTION DIVISION**

**CASE NO. 2023 12091 CIDL**

**U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE ON BEHALF OF THE HOLDERS OF THE TERWIN MORTGAGE TRUST 2006-1, ASSET-BACKED SECURITIES, TMTS SERIES 2006-1,**

**Plaintiff, vs. SHAVONDA GIBSON, et al., Defendant.**

To: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF HATTIE M. GIBSON A/K/A HATTIE MAE GIBSON A/K/A HATTIE M. HAMILTON A/K/A HATTIE HAMILTON GIBSON, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS

ADDRESS: UNKNOWN  
SHAVONDA GIBSON  
735 E CAROLINA AVENUE, DELAND, FL 32724

UNKNOWN SPOUSE OF SHAVONDA GIBSON  
735 E CAROLINA AVENUE, DELAND, FL 32724

DAMIEN DANTRE NELSON, JR.  
735 E CAROLINA AVENUE, DELAND, FL 32724

UNKNOWN SPOUSE OF DAMIEN DANTRE NELSON, JR.  
735 E CAROLINA AVENUE, DELAND, FL 32724

ROBERT GIBSON A/K/A ROBERT LEWIS GIBSON, JR.  
735 E CAROLINA AVENUE, DELAND, FL 32724

UNKNOWN SPOUSE OF ROBERT GIBSON A/K/A ROBERT LEWIS GIBSON, JR.  
735 E CAROLINA AVENUE, DELAND, FL 32724

JERMAINE GUNN  
ADDRESS: UNKNOWN  
JERMAINE GUNN

225 East Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: AccountsPayable@mccalla.com  
23-06161FL  
Nov. 30; Dec. 7, 2023 23-00352I

### FIRST INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

**GENERAL JURISDICTION DIVISION**

**Case No. 2020 10402 CIDL**

**Mortgage Lenders Investment Trading Corporation d/b/a R P Funding f/k/a R P Funding, Inc.,**

**Plaintiff, vs. The Unknown Heirs or Beneficiaries of the Estate of Craig F. Lipscomb a/k/a Craig Lipscomb a/k/ Craig Farrel Lipscomb, Deceased, et al.,**

**Defendants.**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2020 10402 CIDL of the Circuit Court of the SEVENTH Judicial Circuit, in and for Volusia County, Florida, wherein Mortgage Lenders Investment Trading Corporation d/b/a R P Funding f/k/a R P Funding, Inc. is the Plaintiff and The Unknown Heirs or Beneficiaries of the Estate of Craig F. Lipscomb a/k/a Craig Lipscomb a/k/ Craig Farrel Lipscomb, Deceased; Mortgage Electronic Registration Systems, Inc., as Mortgagee, as Nominee for Quick- en Loans, Inc., its successors and assigns; LORENA LIPSCOMB A/K/A LORENA JOHANNA LIPSCOMB; MELANIE MARIE LEDGERWOOD; JOHN RAYMOND LIPSCOMB are the Defendants, that Laura Roth, Volusia County Clerk of Court will sell to the highest and best bidder for cash at, www.volusia.realforeclose.com, beginning at 11:00 AM on the 1st day of February, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 128, DELTONA LAKES UNIT FOUR, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 25, PAGE(S) 121 THROUGH 126, INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA 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.

REQUESTS FOR ACCOMODATIONS BY PERSONS WITH DISABILITIES If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at not cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMATION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sinincurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administration), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL

Dated this 24th day of November, 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 # 20-F01777  
Nov. 30; Dec. 7, 2023 23-00349I

735 E CAROLINA AVENUE, DELAND, FL 32724

UNKNOWN SPOUSE OF JERMAINE GUNN

ADDRESS: UNKNOWN  
UNKNOWN SPOUSE OF JERMAINE GUNN

735 E CAROLINA AVENUE, DELAND, FL 32724

UNKNOWN TENANT IN POSSESSION 1  
735 E CAROLINA AVENUE, DELAND, FL 32724

UNKNOWN TENANT IN POSSESSION 2  
735 E CAROLINA AVENUE, DELAND, FL 32724

LAST KNOWN ADDRESS STATED,  
CURRENT RESIDENCE UNKNOWN

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

LOTS 62, 63 AND 64, ORANGE GROVE SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 218, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before Jan 2, 2023 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of said Court on the 16th day of NOV, 2023.

Laura E Roth  
CLERK OF THE CIRCUIT COURT  
By: /s/ Shawnee S. Smith  
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC  
225 East Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: AccountsPayable@mccalla.com  
23-06161FL  
Nov. 30; Dec. 7, 2023 23-00352I

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA

**CIVIL DIVISION:**

**CASE NO.: 2023 11605 CIDL**

**PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. PATRICK A. THOMAS; STATE OF FLORIDA; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; VOLUSIA COUNTY, FLORIDA CLERK OF COURT; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at 11:00 AM on the 16 day of January 2024, the following described property as set forth in said Final Judgment, to wit:

BEGIN AT A POINT NORTH 09 DEGREES 56' 07" EAST, 3619.52 FEET OF THE SOUTHEAST CORNER OF SECTION 39, TOWNSHIP 16 SOUTH, RANGE 30 EAST, SAID POINT ALSO BEING ON THE EASTERLY LINE OF THE PAUL DUPONT GRANT; RUN

THENCE NORTH 09 DEGREES 56' 07" EAST ALONG THE EAST LINE OF THE PAUL DUPONT GRANT 644.19 FEET; THENCE NORTH 55 DEGREES 58' 00" WEST, 169.80 FEET; THENCE SOUTH 09 DEGREES 56' 07" WEST, 713.52 FEET; THENCE SOUTH 80 DEGREES 03' 53" EAST, 155 FEET TO THE POINT OF BEGINNING, LYING IN VOLUSIA COUNTY, FLORIDA.

PROPERTY ADDRESS: 3845 GOLDEN HILLS, DELAND, FL 32720

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

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

To request such an accommodation, please contact Court Administration in advance of the date the service is needed:

Court Administration  
125 E. Orange Ave., Ste. 300  
Daytona Beach, FL 32114  
(386) 257-6096  
Hearing or voice impaired, please call 711.

Dated this 20 day of November 2023.

By: /s/ Lindsay Maisonet  
Lindsay Maisonet, Esq.  
Bar Number: 93156  
Submitted by:  
De Cubas & Lewis, P.A.  
PO Box 5026  
Fort Lauderdale, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
22-02493  
Nov. 30; Dec. 7, 2023 23-00348I

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FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 12691 PRDL  
Division 10  
IN RE: ESTATE OF  
FREDERICK BRANDON MEYER,  
aka FREDERICK BRANDEN MEYER  
Deceased.

The administration of the estate of Frederick Brandon Meyer, also known as Frederick Branden Meyer, deceased, whose date of death was September 13, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 30, 2023.

**Personal Representative:**  
**Janet K. Raabe-Meyer**  
c/o Legacy Law Associates, P.L.  
313 S. Palmetto Ave.  
Daytona Beach, FL 32114  
Attorney for Personal Representative:  
W. Denis Shelley, Attorney  
Florida Bar Number: 273872  
Legacy Law Associates, P.L.  
313 S. Palmetto Ave.  
Daytona Beach, FL 32114  
Telephone: (386) 252-2531  
Fax: (386) 258-0392  
E-Mail: shelley@legacylaw313.com  
Secondary E-Mail:  
linda@legacylaw313.com  
Nov. 30; Dec. 7, 2023 23-003441

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 12797 PRDL  
Division: 10  
IN RE: ESTATE OF  
DIANA LYNN LAMB,  
Deceased.

The administration of the estate of DIANA LYNN LAMB, deceased, whose date of death was September 21, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave, DeLand, , FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 30, 2023.  
Signed on this day of, 11/21/2023.

**KELLY NOLAN**  
**Personal Representative**  
Heidi S. Webb  
Attorney for Personal Representative  
Florida Bar No. 73958  
Law Office of Heidi S. Webb  
210 South Beach Street, Ste. 202  
Daytona Beach, FL 32114  
Telephone: (386) 257-3332  
Email: heidi@heidwebb.com  
Nov. 30; Dec. 7, 2023 23-003451

FIRST INSERTION

EXPRESS ENGINE, INC  
1355 SARATOGA STREET UNIT A  
DELAND, FL 32724  
(VOLUSIA County)  
386-804-3269  
NOTICE OF MECHANIC'S LIEN

Notice of claim of lien and intent to sell vehicle pursuant to subsection 713.585 of the Florida Statutes. Date of Sale: 12/26/2023 @ 10:30 AM TO TAKE PLACE AT:  
LOCATION OF SALE: 1355 SARATOGA STREET UNIT A, DELAND, FL 32724  
CURRENT LOCATION OF VEHICLE: 1355 SARATOGA STREET UNIT A, DELAND, FL 32724

2005 MYTR TRAILER #4JFBA433X5B006354 AMOUNT TO REDEEM \$4609.00  
The lien claimed by the lienor is subject to enforcement pursuant to Section 713.585, F.S., and the vehicle may be sold to satisfy the lien. The lien is claimed for labor, services performed, and storage charges, if any, and the amount due in cash on the day of the sale, if paid to the lienor, would redeem the motor vehicle. At any time before the date of the sale or proposed sale the owner or any person claiming an interest or a lien on the vehicle may file a demand for hearing with the Clerk of the Circuit Court in the county where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of the sale or proposed sale a customer or a person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of the Circuit Court where the disputed transaction occurred. Notice that the owner of the motor vehicle has a right to recover possession of the motor vehicle without instituting judicial proceedings by posting a bond in accordance with the provisions of Florida Statute 559.917.

Notice that any proceeds from the sale of the motor vehicle remaining after payment of the amount claimed to be due and owing to the lienor will be deposited with the Clerk of the Circuit Court for disposition upon court order pursuant to subsection (6) of Florida Statute 713.585.

Notice that the lienor will make the vehicle available for inspection during regular business hours within 3 business days after receiving a written request to inspect the vehicle from a notice recipient, whom may present either a copy of an electronic title or a paper title as evidence of his or her interest in and right to inspect the vehicle.

November 30, 2023 23-00171V

FIRST INSERTION

EXPRESS ENGINE, INC  
1355 SARATOGA STREET UNIT A  
DELAND, FL 32724  
(VOLUSIA County)  
386-804-3269  
NOTICE OF MECHANIC'S LIEN

Notice of claim of lien and intent to sell vehicle pursuant to subsection 713.585 of the Florida Statutes. Date of Sale: 12/18/2023 @ 10:30 AM TO TAKE PLACE AT:  
LOCATION OF SALE: 1355 SARATOGA STREET UNIT A, DELAND, FL 32724  
CURRENT LOCATION OF VEHICLE: 1355 SARATOGA STREET UNIT A, DELAND, FL 32724

2007 NORTECH VESSEL #A0V44016H607 AMOUNT TO REDEEM \$93035.29  
The lien claimed by the lienor is subject to enforcement pursuant to Section 713.585, F.S., and the vehicle may be sold to satisfy the lien. The lien is claimed for labor, services performed, and storage charges, if any, and the amount due in cash on the day of the sale, if paid to the lienor, would redeem the motor vehicle. At any time before the date of the sale or proposed sale the owner or any person claiming an interest or a lien on the vehicle may file a demand for hearing with the Clerk of the Circuit Court in the county where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of the sale or proposed sale a customer or a person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of the Circuit Court where the disputed transaction occurred. Notice that the owner of the motor vehicle has a right to recover possession of the motor vehicle without instituting judicial proceedings by posting a bond in accordance with the provisions of Florida Statute 559.917.

Notice that any proceeds from the sale of the motor vehicle remaining after payment of the amount claimed to be due and owing to the lienor will be deposited with the Clerk of the Circuit Court for disposition upon court order pursuant to subsection (6) of Florida Statute 713.585.

Notice that the lienor will make the vehicle available for inspection during regular business hours within 3 business days after receiving a written request to inspect the vehicle from a notice recipient, whom may present either a copy of an electronic title or a paper title as evidence of his or her interest in and right to inspect the vehicle.

November 30, 2023 23-00170V

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 12825 PRDL  
Division: 10  
IN RE: ESTATE OF  
RICHARD L. SHAFFER,  
Deceased.

The Trust administration of the estate of RICHARD L. SHAFFER, deceased, whose date of death was October 2nd, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave, DeLand, FL 32724. The names and addresses of the Trustee and the Trustee's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 23, 2023.

**SANDRA LEE SHAFFER**  
**Trustee of The Richard L. Shaffer Revocable Trust**  
Heidi S. Webb  
Attorney for Trustee  
Florida Bar No. 73958  
Law Office of Heidi S. Webb  
210 South Beach Street, Suite 202  
Daytona Beach, Florida 32114  
Telephone: (386) 257-3332  
Email: heidi@heidwebb.com  
November 23, 30, 2023 23-003381

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
7th JUDICIAL CIRCUIT, IN AND  
FOR VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
Case No. 2023CP012596  
IN RE: ESTATE OF  
SAUNDRA MIXON,  
Deceased.

The administration of the estate of Saundra Mixon, deceased, whose date of death was April 8, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Volusia County Courthouse, 101 N. Alabama Avenue, Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 23, 2023.

/s/ Charniqua Mixon  
**Personal Representative**  
By: s/ Patrick Jean-Gilles, Esq.  
Attorney for Personal Representative  
Florida Bar Number: 85067  
20900 NE 30th Ave, Suite 800  
Aventura, Florida 33180  
Telephone: (305) 432-4673  
Facsimile: (786) 319-9717  
Email: PatrickJG@live.com  
November 23, 30, 2023 23-003391

FOURTH INSERTION

NOTICE OF ACTION  
(Formal Notice by Publication)  
IN THE CIRCUIT COURT FOR  
VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023-11999-PRDL  
Division 10  
IN RE: ESTATE OF  
PATRICIA E. BERGER  
a/k/a PATRICIA BERGER  
Deceased.

TO: Jake Jamal Rogers, 35 Kenilworth Avenue, Ormond Beach, Florida 32174  
Jake Jamal Rogers, 931 Cordova Avenue, Ormond Beach, Florida 32174

YOU ARE NOTIFIED that a Notice of Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are:  
Thomas J. Upchurch, Esquire  
Upchurch Law  
1616 Concierge Blvd., Suite 10031  
Daytona Beach, Florida 32117

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
SEVENTH JUDICIAL CIRCUIT  
IN AND FOR VOLUSIA COUNTY,  
FLORIDA  
CIRCUIT CIVIL DIVISION  
CASE NO.: 2023 12319 CIDL  
HOUSING GROUP FUND 401K  
PENSION PLAN,  
Plaintiff, v.  
JENNIE T. MEEHAN AKA JENNIE  
MEEHAN-CALCATERRA, et al.,  
Defendants.

TO: DEBORAH A. KUBICA  
Last Known Address: 1783 Meadowlark Drive, Deltona, FL 32725

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

LOT 24, BLOCK 312, DELTONA LAKES UNIT 7, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGE 149, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

including the buildings, appurtenances, and fixture located thereon.

Property Address: 1483 Meadowlark Drive Deltona, FL 32725 (the "Property").  
filed against you and you are required to serve a copy of your written defenses, if any, to it on HARRIS S. HOWARD, ESQ., of HOWARD LAW, Plaintiff's attorney, whose address is 4755 Technology Way, Suite 104 Boca Raton, FL 33431 on or before Jan 2, 2023 (no later than 30 days from the date of the first publication of this Notice of Action) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition filed herein.

WITNESS my hand and seal of this Court at Volusia, Florida on this 15th day of NOV, 2023.

LAURA E. ROTH  
VOLUSIA COUNTY  
CLERK OF COURT  
By: /s/ Shawnee S. Smith  
Deputy Clerk

HARRIS S. HOWARD, ESQ.  
HOWARD LAW  
Plaintiff's attorney  
4755 Technology Way, Suite 104  
Boca Raton, FL 33431  
November 23, 30, 2023 23-003421

SECOND INSERTION

NOTICE OF ACTION -  
CONSTRUCTIVE SERVICE  
IN THE CIRCUIT COURT OF THE  
SEVENTH JUDICIAL CIRCUIT IN AND  
FOR VOLUSIA COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
CASE NO. 2022 31212 CICI  
SPECIALIZED LOAN SERVICING  
LLC,  
Plaintiff, vs.  
THE UNKNOWN HEIRS,  
BENEFICIARIES, DEVISEES,  
GRANTEES, ASSIGNEES, LIENORS,  
CREDITORS, TRUSTEES AND ALL  
OTHERS WHO MAY CLAIM AN  
INTEREST IN THE ESTATE OF  
GENEVA WYNTER A/K/A GENEVA  
MICHELLE WYNTER A/K/A GENEVA  
M. WYNTER A/K/A GENEVA  
BRADLEY, DECEASED, et al.  
Defendant(s),  
TO: THEODORE BRADLEY,  
whose residence is unknown and all parties  
having or claiming to have any right, title  
or interest in the property described in the  
mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOT 33, SLEEPY HOLLOW SUBDIVISION, UNIT 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN MAP BOOK 34, PAGE(S) 130, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before Jan 2, 2024/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

WITNESS my hand and the seal of this Court at County, Florida, this 15th day of Nov, 2023.

LAURA E ROTH  
CLERK OF THE CIRCUIT COURT  
(SEAL) BY: /s/ Shawnee S. Smith  
DEPUTY CLERK

Robertson, Anschutz, Schneid,  
Crane & Partners, PLLC  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: flmail@raslg.com  
22-015719  
November 23, 30, 2023 23-003401

within thirty (30) days from the date of first publication of this notice, and to file the original of the written defenses with the clerk of this court, whose address is 101 North Alabama Avenue, DeLand Florida 32724, either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for relief demanded, without further notice.

The date of first publication of this notice is November 9, 2023.

Signed on this 1st day of November, 2023.  
Thomas J. Upchurch, Esquire  
Florida Bar No. 0015821  
Upchurch Law  
1616 Concierge Blvd., Suite 10031  
Daytona Beach, Florida 32117  
Telephone: (386) 492-3871  
Email: service@upchurchlaw.com  
2nd Email: clutes@upchurchlaw.com  
Nov. 9, 16, 23, 30, 2023 23-003121

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SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 12744 PRDL  
IN RE: ESTATE OF  
FREDERICK CHARLES MORELLO,  
Deceased.

The administration of the estate of FREDERICK CHARLES MORELLO, deceased, whose date of death was October 7, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is PO Box 6043, DeLand, FL 32721-6043. The names and addresses of the Curator and the Curator's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 23, 2023.

**ROBERT D. HINES**  
**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:  
jriviera@hnh-law.com  
November 23, 30, 2023 23-003431

SECOND INSERTION

NOTICE OF FORECLOSURE SALE  
IN THE CIRCUIT COURT OF THE  
SEVENTH JUDICIAL CIRCUIT IN AND  
FOR VOLUSIA COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
CASE NO. 2023 31850 CICI  
U.S. BANK NATIONAL ASSOCIATION,  
Plaintiff, vs.  
KATHRYN VIGLIOTTI, et al.  
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 13, 2023, and entered in 2023 31850 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and KATHRYN VIGLIOTTI are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00 AM, on December 13, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 123, HIDDEN LAKE PHASE IV-B, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 41, PAGE(S) 55, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

Property Address: 1505 LEONE LN, PORT ORANGE, FL 32129  
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT  
AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.

Dated this 16 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  
By: \S\Danielle Salem  
Danielle Salem, Esquire  
Florida Bar No. 0058248  
Communication Email:  
dsalem@raslg.com  
23-108375 - MaM  
November 23, 30, 2023 23-003411

TAKE  
NOW  
CALL  
386-447-9723  
TO PLACE YOUR  
NOTICE TODAY

SECOND INSERTION

NOTICE TO CREDITORS  
(Summary Administration)  
IN THE CIRCUIT COURT FOR  
VOLUSIA COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023 12699 PRDL  
Division 10  
IN RE: ESTATE OF  
WERNER ROGGENBUCK  
Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Werner Roggenbuck, deceased, File Number 2023 12699 PRDL, by the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721; that the decedent's date of death was June 1, 2023; that the total value of the estate is \$6917.63 and that the names and addresses of those to whom it has been assigned by such order are:

Name Estate of Helga E. Roggenbuck  
Address c/o Legacy Law Associates, P.L.  
313 S. Palmetto Ave. Daytona Beach, FL 32114

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is November 23, 2023.

**Personal Representative:**  
**Wolfgang Werner Roggenbuck**  
c/o Legacy Law Associates, P.L.  
313 S. Palmetto Ave.  
Daytona Beach, FL 32114  
Attorney for Person Giving Notice  
Robert M. Holland, Attorney  
Florida Bar Number: 938998  
Legacy Law Associates, P.L.  
313 S. Palmetto Ave.  
Daytona Beach, FL 32114  
Telephone: (386) 252-2531  
Fax: (386) 258-0392  
E-Mail: holland@legacylaw313.com  
Secondary E-Mail:  
linda@legacylaw313.com  
November 23, 30, 2023 23-003371

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