

HILLSBOROUGH COUNTY LEGAL NOTICES

NOTICE OF SALE

BY HILLSBOROUGH COUNTY SHERIFF'S OFFICE, HILLSBOROUGH COUNTY BOCC, & HILLSBOROUGH COUNTY AVIATION AUTHORITY
To be sold at public auction, Saturday, December 9, 2023 at 9:00 a.m. on the premises of Tampa Machinery Auction, Inc. (Licensed AB135/AUG871), located on U.S. Highway 301 five miles north of I-4. Vehicles and equipment are available for inspection at the above location on Friday before the sale. Interested parties may obtain information and bid conditions by contacting Tampa Machinery Auction, Inc. at (813) 986-2485 or visiting (www.tmauction.com) The sale is open to the public, however you must be sixteen or older with proper I.D. to attend. All items are sold AS IS, with no warranty of any kind. The Sheriff's Office, Hillsborough County BOCC, & Hillsborough County Aviation Authority reserves the right to reject any and all bids and to accept only bids that in its best judgment are in the best interest of the Hillsborough County Sheriff's Office, Hillsborough County BOCC, & Hillsborough County Aviation Authority.
Chad Chronister, Sheriff
Hillsborough County Sheriff's Office
Joseph W. Lopano, Executive Director
Hillsborough County
Aviation Authority
Mike Merrill County Administrator
December 1, 2023 23-03568H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of COMPASSIONATE HELPERS located at: 2727 W DR MARTIN LUTHER KING JR BLVD SUITE 340 in the county of HILLSBOROUGH in the city of TAMPA, FL 33614 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 22nd day of November, 2023.
OWNER:
CARING NURSE AGENCY LLC
2727 W DR MLK JR BLVD, SUITE 340
TAMPA, FL 33614
December 1, 2023 23-03582H

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 House of Bellaraci located at 4018 Padlewheel Drive in the City of Brandon, Florida, Hillsborough County, FL 33511 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.
Traci Cunningham
December 1, 2023 23-03583H

FICTITIOUS NAME NOTICE

Notice is hereby given that 3D TECH IMAGING, LLC, OWNER, desiring to engage in business under the fictitious name of SHRUNK3D TAMPA located at 11625 FRINGETREE COURT, RIVERVIEW, FLORIDA 33579 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
December 1, 2023 23-03610H

FICTITIOUS NAME NOTICE

Notice is hereby given that CMG MORTGAGE, INC., OWNER, desiring to engage in business under the fictitious name of HPP Financial located at 3160 CROW CANYON ROAD, STE. 400, SAN RAMON, CALIFORNIA 94583 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
December 1, 2023 23-03602H

FICTITIOUS NAME NOTICE

Notice is hereby given that JASON ALAN FRANZEN, OWNER, desiring to engage in business under the fictitious name of MORESIMPLE located at 9704 VAN STREET, TAMPA, FLORIDA 33615 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
December 1, 2023 23-03609H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION:
Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on December 19 2023 at 9:30am online at: www.storage-treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE
7014 Gunn Highway
Tampa, FL 33625
Tel: 813-519-1053
Unit #2084 RUBEN GERARDO GONZALEZ DURAN Household goods, Furniture, Boxes
Unit #2106 ILEAN CRUZ Household goods, Furniture, Boxes
Unit #2123 LAZARUS ULAND SIMS Household Goods, Furniture, Boxes
Unit #2137 JULIE HUYNH Household Goods, Furniture, Boxes
Unit #2139 JULIE HUYNH Household Goods, Furniture, Boxes
Unit #2195 DARRELL ANDRE GRAHAM Household goods Furniture, Boxes
Unit #2278 DARRELL ANDRE GRAHAM Furniture, Boxes, Clothing
Unit #3301 ALIUSKA JEREZ Furniture, Boxes, Clothing
Unit #4300 JULIE HUYNH Furniture, Boxes, Clothing
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.
December 1, 8, 2023 23-03584H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION:
Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on December 19 2023 at 10:00am online at: www.storage-treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE
1615 S. Kingsway Rd.
Seffner, FL 33584
Tel: 813-736-1720
Unit #1307 RONNIE RASHAD LEGETTE Tools, Boxes, Suitcases
Unit #1707 DORRIE LYNN CONEY Household goods, Furniture, Boxes
Unit #1808 NAKESHIA MARIE ODELL Household goods, Furniture, Boxes
Unit #2320 JACOB ANDREW PHILLIPPI Bags, Boxes, Suitcases
Unit #2419 KERI LYNN COLSTON Bags, Clothing, Boxes
Unit #2507 ANTONINA KRISTINA KASSATKIN Collectables, Personal items, Boxes, Totes
Unit #2518 ROCIO SANCHEZ MORAN Boxes, Household goods, Appliances
Unit #2621 ALSTON ANTONIO GEORGE Boxes, Bags, Clothes
Unit #2713 TEMIKA LAQUADO BRONSON Boxes, Furniture, Household goods
Unit #3221 TWANSHAYE RAQUEL LARRY Boxes, Furniture, Clothing
Unit #3505 TIFFANY ANN WINBIGLER Boxes, Furniture, Household goods
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.
December 1, 8, 2023 23-03586H

FICTITIOUS NAME NOTICE

Notice is hereby given that DUAL DIFFERENTIATED INTERACTIVE CLASSROOM, LLC, OWNER, desiring to engage in business under the fictitious name of EL ABC GATO located at 3225 MCLEOD DRIVE, SUITE 100, LAS VEGAS, NEVADA 89121 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
December 1, 2023 23-03611H

FIRST INSERTION

NOTICE OF PUBLIC AUCTION:
Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on December 19, 2023 at 11:00am online at: www.storage-treasures.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE
1115 E. Hillsborough Ave.
Tampa, FL 33604
Tel: 813-708-7438
Unit# A1214 AIMEE MARYA REGALADO LEWIS Household Goods, Furniture, Boxes
Unit# A1422 TRAVIS DAMONTE GAINNE FURNITURE, TOOLS, BOXES
Unit# A1303 DANIELLE SHEREE GUGEE-KELLOGG Household Goods, Furniture, Boxes
Unit# A2202 STEPHANIE ROSE AMBROSINO Household Goods, Furniture, Boxes
Unit# A2301 WILLIE LORENZO JR. EVANS Household Goods, Boxes, Suitcase
Unit# A2428 STEPHANIE VANESSA TORRES Household Goods, Furniture, Boxes
Unit# A2609 HAMMIE GOODING IV Household Goods, Furniture, Boxes
Unit# A2611 SOMNANG MARIE CHEA Household Goods, Furniture, Boxes
Unit# A3109 JESSICA JUDITH DAVIS Household Goods, Furniture, Boxes
Unit# A3222 SHANNON
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.
December 1, 8, 2023 23-03585H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of CP SELECT BASEBALL : Located at 15026 Meadowlake St : Hillsborough County in the City of Odessa : Florida, 33556-3128 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Odessa Florida, this November day of 27, 2023
COMITO ANTHONY
December 1, 2023 23-03594H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of LA CARIDAD MARKET : Located at 11071 Lynn Lake Cir : Hillsborough County in the City of Tampa : Florida, 33625-5642 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa Florida, this November day of 27, 2023
HIJOS DE GLORIA LLC
December 1, 2023 23-03595H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of WILL SMITH AVIATION : Located at 4751 Jim Walter Blvd : Hillsborough County in the City of Tampa : Florida, 33607-5783 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa Florida, this November day of 27, 2023
CHARTER MANAGER
December 1, 2023 23-03596H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of JAMES CARTER : Located at 7708 Silver Oak Ln : Hillsborough County in the City of Tampa : Florida, 33619-4217 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa Florida, this November day of 27, 2023
CARTER JAMES EDWARD
December 1, 2023 23-03597H

MARIE JEFFERSON Household Goods, Furniture, Boxes
Unit# A3302 JAQWETTA LASHAWN HINES Household Goods, Furniture, Boxes
Unit# A3307 AMARIYA RASHAY HALL Household Goods, Furniture, Boxes
Unit# A3308 TAYZIA RANI THOMAS-WILLIAMS Household Goods, Furniture, Boxes
Unit# A3321 JOSUE ALFREDO ELIAS Household Goods, Furniture, Boxes
Unit# A3429 JOHN EDWARD JONES Household Goods, Furniture, Boxes
Unit# A3514 SHENIQUEA GENEVER TEAGUE Household Goods, Furniture, Boxes
Unit# A3524 ARTHUR WIGGINS Household Goods, Furniture, Boxes
Unit# A3525 AEQUONIA LITRAY DIGGS Household Goods, Furniture, Boxes
Unit# B2103 DANIELLE AMANDA POTTS Household Goods, Furniture, Boxes
Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.
December 1, 8, 2023 23-03585H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of OCEAN BLUE CRUISE AGENCY : Located at 16551 Lake Brigadoon Circle : Hillsborough County in the City of Tampa : Florida, 33618 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa Florida, this November day of 27, 2023
PHARO JAMES
December 1, 2023 23-03598H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of SWEET STACK COMMUNICATIONS : Located at 13194 US Highway 301 S : Hillsborough County in the City of Riverview : Florida, 33578-7410 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Riverview Florida, this November day of 27, 2023
WALSTON GRACE ANN
December 1, 2023 23-03599H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ALV PRIME CAPITAL : Located at 11949 Brighton Knoll Loop : Hillsborough County in the City of Riverview : Florida, 33579-2201 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Riverview Florida, this November day of 27, 2023
ALV REI LLC
December 1, 2023 23-03592H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ACE 1 LOGISTICS L.L.C : Located at 3711 W Iowa Ave Unit 115 : Hillsborough County in the City of Tampa : Florida, 33611-4274 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa Florida, this November day of 27, 2023
ACE 1 DRAINAGE & FOUNDATION WATERPROOFING
December 1, 2023 23-03593H

NOTICE OF BOARD MEETING

BELMONT COMMUNITY DEVELOPMENT DISTRICT
Notice is hereby given that the Board of Supervisors ("Board") of the Belmont Community Development District ("District") will hold a regular meeting of the Board of Supervisors on **December 13, 2023, at 10:00 AM** at the Southbay Church, 13498 US Hwy 301 S., Riverview, FL 33578.
The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agenda for this meeting may be obtained by contacting the District Manager by mail at 4530 Eagle Falls Place, Tampa, FL 33619 or by telephone at (813) 344-4844, or by visiting the District's website at belmontcdd.com. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.
Any member of the public interested in listening to and participating in the meetings remotely may do so by dialing in telephonically at (865) 606-8207 and entering the conference identification number 7700. Information about how the meetings will be held and instructions for connecting and participating may be obtained by contacting the District Manager's Office at (813) 344-4844 or jgreenwood@gmstnn.com. Additionally, participants are strongly encouraged to submit questions and comments to the District Manager's Office in advance to facilitate consideration of such questions and comments during the meetings.
Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager.
Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
Jason Greenwood, District Manager
Governmental Management Services - Tampa, LLC
December 1, 2023 23-03569H

NOTICE OF BOARD MEETING WYNNMERE WEST COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the Wynnmere West Community Development District ("District") will hold a regular meeting of the Board of Supervisors on **December 13, 2023, at 7:00 PM** at the Vista Palms Clubhouse, 5019 Grist Mill Court, Wimauma, FL 33598.
The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agenda for this meeting may be obtained by contacting the District Manager by mail at 4530 Eagle Falls Place, Tampa, FL 33619 or by telephone at (813) 344-4844, or by visiting the District's website at wynnmerewestcdd.com. This meeting may be continued to a date, time, and place to be specified on the record at the meeting.
Any member of the public interested in listening to and participating in the meetings remotely may do so by dialing in telephonically at (865) 606-8207 and entering the conference identification number 7700. Information about how the meetings will be held and instructions for connecting and participating may be obtained by contacting the District Manager's Office at (813) 344-4844 or jgreenwood@gmstnn.com. Additionally, participants are strongly encouraged to submit questions and comments to the District Manager's Office in advance to facilitate consideration of such questions and comments during the meetings.
Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager.
Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
Jason Greenwood, District Manager
Governmental Management Services - Tampa, LLC
December 1, 2023 23-03570H

ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 20th day of December, 2023 at 11:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 1819 James L Redman Pkwy, Plant City, FL, 33563. Crottier, Jennifer L. Vacuum Cleaners, Mattress, Furniture, Boxes, Chairs, Couch, Printer, Dresser, Office Chair, Totes; Lamar, Maurice V. Bedroom Set, Pressure Washer, Futon, Canopy Shade, Bags; Caceres, Heidi Hutch, Bed, Dresser, Tv stand, Tv, Coffee Table, Boxes, Table; Thompson, Katrina B. Shoes, Containers, Boxes, Basket; Lopez, Yessenia R. Mini Trampoline, Suitcase, Cooler, Stand, Basket w/ clothes, Riding Toy Car, Boxes, Dolly, Changing Table; Ruedas, Ahtziry E. Bedroom set, Furniture, Tv, Monitors, Dresser, Mattress. Sale is subject to cancellation in the event of settlement between owner and obligated party.
December 1, 8, 2023 23-03571H

MAGNOLIA PARK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Magnolia Park Community Development District (the "District") will be held on Tuesday, December 12, 2023, at 5:30 p.m. at HCC at the Regent - 6437 Watson Rd, Rm 103, Riverview, FL 33578. The purpose of the meeting is to conduct any and all business coming before the Board of Supervisors.
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. 742.
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. 742. 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.
District Manager
December 1, 2023 23-03572H

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

INVITATION TO BID

The TAMPA SPORTS AUTHORITY, located at 4201 N. Dale Mabry Highway, Tampa, Florida 33607, hereby issues Public Notice of its intention to receive bids for installation of a permanent stand-by generator at the Hillsborough County Tournament SportsPlex.

BID #23-04

Installation of Permanent Stand-by Generator, Tournament SportsPlex

MANDATORY PRE-BID CONFERENCE:

Wednesday, December 13, 2023 at 10am
(9330 E. Columbus Drive, Tampa, FL 33619)

BID DUE DATE:

Thursday, December 21, 2023 Not Later Than 10am

Bid packages will be available for distribution on Friday, December 1, 2023 after 10am. Documents are also available for download on our website <https://www.tampasportsauthority.com/procurement-services> or via DemandStar <https://www.demandstar.com>. Further details can be obtained by calling (813) 350-6511.

The TAMPA SPORTS AUTHORITY reserves the right to reject any and all bids, to waive irregularities, if any, and accept the bid, which in the judgment of the Authority, is determined to be in its best interest.

Dated at Tampa, Florida this 21st Day of November 2023.

/s/ Deltacia Jones

Procurement Manager

TAMPA SPORTS AUTHORITY

December 1, 2023

23-03600H

SHORTLIST MEETING NOTICE

RFP #23-02 (Portable Vehicle Mitigation Barriers)

Shortlist Meeting Will Be Held On
Monday, December 11, 2023 At 10:00am

FINAL RANKING MEETING NOTICE

Final Ranking Meeting Will Be Held On
Friday, December 15, 2023 at 2pm

Tampa Sports Authority
4201 N. Dale Mabry Highway
Tampa, FL 33607

Contact djones@tampasportsauthority.com for attendance instructions, if interested.

December 1, 2023

23-03601H

NOTICE OF PUBLIC SALE

PURSUANT TO CH 713.585 (6) F.S. HYDE PARK AUTO COLLISION CENTER LLC WILL SELL THE FOLLOWING VEHICLE TO THE HIGHEST BIDDER SUBJECT TO ANY LIENS. NET PROCEEDS DEPOSITED WITH THE CLERK OF THE COURT; OWNER/LIEN HOLDER HAS RIGHT TO HEARING AND POST BOND; OWNER MAY REDEEM VEHICLE FOR CASH SUM OF LIEN INTERESTED IN VEHICLE PLEASE CALL (813) 451-7761. SALE DATE 12/20/23 @ 10:00 AM. 2138 W ARCH ST TAMPA, FL 33607. 2019 AUDI/A5 VIN# WAUANC53KA058124.

December 1, 2023

23-03618H

NOTICE UNDER FICTITIOUS NAME LAW

PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of WEATHERFORD INSURANCE located at 2502 WEST FIG STREET, UNIT # 1, in the County of HILLSBOROUGH, in the City of TAMPA, Florida 33609 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at HILLSBOROUGH, Florida, this 24th day of November, 2023. WEATHERFORD INSURANCE, LLC

December 1, 2023

23-03578H

PUBLISH YOUR LEGAL NOTICE

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

• We offer an online payment portal for easy credit card payment

• Service includes us e-filing your affidavit to the Clerk's office on your behalf

• Simply email your notice to legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

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HERITAGE HARBOR 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 Heritage Harbor Community Development District (the "District") will be held on Tuesday, December 12, 2023, at 5:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

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

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

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

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

Heritage Harbor Community Development District

Tish Dobson, District Manager

(321) 263-0132, Ext. 285

December 1, 2023

23-03620H

STONEBRIER COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Stonebrier Community Development District (the "District") will be held on Thursday, December 14, 2023, at 6:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

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

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

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

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

Stonebrier Community Development District

Tish Dobson, District Manager

(321) 263-0132, Ext. 285

December 1, 2023

23-03621H

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9823 W. Hillsborough Ave, Tampa, FL 33615, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction at www.selfstorageauction.com on 12/19/2023 at 2:30 pm. Contents include personal property described below belonging to those individuals list ed below.

Unit 036 Fredrick Miller	Tools, totes
Unit 104 Phillip Blaseheim	Tools
Unit 110 Alex Blanco	Furniture, boxes
Unit 719 Christopher Muller	Kitchenware, boxes
Unit 721 Luis Martinez Virola	Furniture

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

December 1, 8, 2023

23-03636H

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 16900 State Rd 54, Lutz FL 33558 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 12/19/2023 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

Unit: 2056 Carlicia Hilaire: Artwork, totes, electronics, furniture
Unit: 2061 Jezabel Pagan: Totes, electronics, kitchenware
Unit: 2081 Christopher Leon: Totes, furniture, instruments
Unit: 2120 Patrice Parris: totes, collectibles, furniture
Unit: 3004 Kharla Arcencibia: totes, furniture, instruments, scuba tank, bicycle
Unit: 3019 Angelica Venidis: totes, kitchenware, furniture, lamps

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

December 1, 8, 2023

23-03637H

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

NOTICE IS HEREBY GIVEN that Grace Ann Walston will engage in business under the fictitious name SWEET STACK COMMUNICATIONS, with a physical address 13194 US Highway 301 S PMB 377 Riverview, Florida 33578, with a mailing address 13194 US Highway 301 S PMB 377 Riverview, Florida 33578, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

December 1, 2023 23-03634H

FICTITIOUS NAME NOTICE

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Thompson Financial located at 1511 N Westshore Blvd Ste 800, Hillsborough County, FL 33607 and already registered the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 27th day of November, 2023.

December 1, 2023 23-03617H

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

NOTICE IS HEREBY GIVEN that SUZETTE MORGAN / MARY OMEARA will engage in business under the fictitious name WOMEN'S HEALTH CARE, with a physical address 5 TAMPA GENERAL CIR, #240 TAMPA, FL 33606, with a mailing address 5 TAMPA GENERAL CIR, #240 TAMPA, FL 33606, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

December 1, 2023 23-03635H

FICTITIOUS NAME NOTICE

Notice is hereby given that TAMPA BAY COMMUNITY CHURCH, INC., OWNER, desiring to engage in business under the fictitious name of THE BAY COMMUNITY CHURCH located at 3318 MORAN RD, TAMPA, FLORIDA 33618 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

December 1, 2023 23-03612H

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9811 Progress Blvd, River-view, FL, 33578, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 12/19/2023 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

B137- Mario Eargood	Boxes/Bags/Totes, Furniture
B144- Diego Perez	Appliances, Sports/Outdoors, Tools
B150- Anthony Tolbert	Boxes/Bags/Totes, Dishes/Kitchenware, Furniture
B023- Sherniky Boggs	Boxes/Bags/Totes, Clothing, Electronics, Furniture
A352- Erika Carter	Appliances, Books, Boxes, Clothing, Furniture, Outdoors
A276- Travis Walters	Bags, Clothing, Computers, Furniture, Lamps
A254- Nicole Valentin	Appliances, Boxes, Clothing, Furniture, Sports
A262- Erika Carter	Appliances, Boxes, Dishes/Kitchenware, Furniture, Sports
A214- Zachary Grimland	Appliances, Boxes, Kitchenware, Furniture, Lamps
A116- Christopher Haswell	Frames, Boxes, Clothing, Electronics, Furniture, Sports
A031- WilFred Jones	Appliances, Boxes, Totes, Clothing, Furniture
A033- Lauren Gray	Appliances, Boxes, Clothing, Electronics, Furniture
D165- Maria Jackson	Bags/Totes, Clothing
B258- Kassandra Pratt	Boxes/Bags/Totes, Clothing
B270- Marilyn Valdez	Boxes/Bags/Totes
D 158- Jason Rodriguez	Appliances, Boxes, Electronics, Instruments, Tools
D162- Lauren Rodas	Bags, Furniture
D104- Ryan Bishop	Appliances, Boxes/Bags/Totes, Tools
D105- Ryan Bishop	Appliances, Boxes/Bags/Totes, Tools
D112- Evans Lubin	Appliances, Boxes, Clothing, Electronics, Furniture, Tools
D135- Eugene Thomas	Household Goods
B252- Lily Benitez	Appliances, Boxes, Furniture, Lamps, Sports
B230- Jeremy White	Boxes/Bags/Totes, Clothing, Kitchenware
A085- Kelley Marcellus	Furniture, Books
D218- Toby Spruill	Boxes/Bags/Totes, Clothing, Furniture, Lamps
D137- Nancy J Melendez	Household Goods
A138- Milan Walker	Household Goods

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

December 1, 8, 2023

23-03638H

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd Plant City FL 33566, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 12/19/23 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.

Lori Rose Coston	A-257	Boxes, bags, home decor
Jeanie Mitchell	A-267	Tools, machinery parts, furniture
Doug Cole	A-275	Woodwork tools, furniture, shelving
Doug Cole	D-771	Tools, cutting machinery, wood
Doug Cole	B-428	Toolboxes, furniture, cabinet
Jesus Ortiz	A-327	Bags, mattress, car battery
Claudia Kay Morrison	A-352	Furniture, tools, home decor
Maria Mandujano	B-403	Furniture, boxes
Adrian Smith	10-133	Furniture, boxes
Tresarus Porter	1-14	Boxes, electronics
Cheyenne May	12-159	Bags, grill, electronics
Fredrick Brutton	1-5	Bags, clothes, boxes
Yllesse Ragins	7-115	Grill, smoker, mini-fridge
Cruz Sanchez	16-201	Kitchenware, boxes, storage cabinetets
Thad Ford	17-12	Sofas, ottomans
Ivan Arguijo	22-7	Totes, fishing gear
Thomas Eugene Howard	4-48	Boxes, clothes, bags
Emilio Rivera	D-781	Sofas, furniture
Malik Charles	D-782	Furniture, shoes, home decor
Danny Cooper	B-485	Speakers, electronics, outdoor seating
Danny Cooper	B-4561	Furniture, bags, tires
Rosa Shepherd	C-589	Generator, television, boxes
Nancy Dunkerly	C-590	Boxes, furniture, home decor
Denis Garcia	C-608	AC units, electronics, fishing gear
Hakki Properties	C-641	Boxes, tools, totes
Coren Van Dyke	D-736	Furniture
Darius Hutchinson	B-427	Electronics, furniture, bags

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

December 1, 8, 2023

23-03639H

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 12/15/2023 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2011 PALH mobile home bearing Vehicle Identification Numbers PH0917994AFL and PH0917994BFL and all personal items located inside the mobile home. Last Tenant: Robin Gabriel, Shirmell M. Gabriel-Baker, and Randolph Baker. Sale to be held at: Village of Tampa, 1201 E. Skipper Road, Tampa, Florida 33613, 813-972-9000.

December 1, 8, 2023

23-03641H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Medical Supply Innovations and Health Solutions, located at 15420 Livingston ave apt 1805, in the City of Lutz, County of Hillsborough, State of FL, 33559, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 29 of November, 2023.

RJE21 LLC

15420 Livingston ave apt 1805

Lutz, FL 33559

December 1, 2023

23-03642H

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 12/15/2023, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1976 SOUT mobile home bearing vehicle identification numbers 13000978A and 13000978B and all personal items located inside the mobile home. Last Tenant: Jose Bell Verdecia and Ana Gloria Ferrer Ramos. Sale to be held at: Fountainview Estates, 8800 Berkshire Lane, Tampa, Florida 33635, 813-884-3407.

December 1, 8, 2023

23-03640H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Simply Yourself, LLC, located at 19320 Sandy Springs Circle, in the City of Lutz, County of Hillsborough, State of FL, 33558, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 29 of November, 2023.

SIMPLY YOURSELF LLC

19320 Sandy Springs Circle

Lutz, FL 33558

December 1, 2023

23-03643H

NOTICE OF PUBLIC SALE:

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

JANUARY 8, 2024

Parks Lincoln of Tampa 10505 N Florida Ave, Tampa, Fl
2010 Linc

3LNHL2GCR608657 \$1,075.00

Motor Car Finishes Inc. 5409 Anderson Rd., Tampa, Fl

2018 Kia

KNAE25LA4J6024590 \$1743.54

Stadium Toyota 5088 N Dale Mabry Hwy, Tampa, Fl

2020 Toyota

4T1G1AK2LU502812 \$7,526.32

December 1, 2023

23-03646H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
File No. 23-CP-001329
Division A
IN RE: ESTATE OF
STEPHEN GALE LONG
Deceased.

The administration of the estate of Stephen Gale Long, deceased, whose date of death was March 23, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 1, 2023.

Personal Representative:
Janice Long

3713 W. Empedrado Street
Tampa, Florida 33629-6915

Attorney for Personal Representative:
/s/ Robert S. Walton

Robert S. Walton

Attorney for Personal Representative
Florida Bar Number: 92129

Law Offices of Robert S. Walton, PL
3802 W. Bay to Bay Boulevard, Suite 11
Tampa, Florida 33629

Telephone: (813) 434-1960

Fax: (813) 200-9637

E-Mail: rob@attorneywalton.com

Secondary E-Mail:

eservice@attorneywalton.com

December 1, 8, 2023 23-03603H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
File No. 23-CP-002658
Division A
IN RE: ESTATE OF
CHRISTOPHER W. SIMMONS
Deceased.

The administration of the estate of Christopher W. Simmons, deceased, whose date of death was April 26, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 1, 2023.

Personal Representative:
Kimberly C. Simmons

7874 Dunmore Road
Woodbury, Minnesota 55125

Attorney for Personal Representative:
/s/ Robert S. Walton

Robert S. Walton

Attorney for Personal Representative
Florida Bar Number: 92129

Law Offices of Robert S. Walton, PL
3802 W. Bay to Bay Boulevard, Suite 11
Tampa, Florida 33629

Telephone: (813) 434-1960

Fax: (813) 200-9637

E-Mail: rob@attorneywalton.com

Secondary E-Mail:

eservice@attorneywalton.com

December 1, 8, 2023 23-03604H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003859
Division A
IN RE: ESTATE OF
NORMA RODRIGUEZ
Deceased.

The administration of the Estate of NORMA RODRIGUEZ, deceased, whose date of death was September 7, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 1, 2023.

Personal Representative:
ROBERT G. RODRIGUEZ,

JR.

9403 Sayre St.
Riverview, FL 33569

Attorney for Personal Representative:
JOHN M. HEMENWAY

Florida Bar Number: 027906

Bivins & Hemenway, P.A.

1060 Bloomingdale Avenue

Valrico, FL 33596

Telephone: (813) 643-4900

Fax: (813) 643-4904

E-Mail: jhemeway@bhpallaw.com

Secondary E-Mail:
pleadings@brandonbusinesslaw.com

December 1, 8, 2023 23-03614H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 2023-CP-3559
IN RE: ESTATE OF
JAMES I. POPCHUK
Deceased.

The administration of the estate of James I. Popchuk, deceased, whose date of death was September 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, Florida 33601. 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 December 1, 2023.

Personal Representative:
Irene Popchuk

11734 Lake Aston Court, Apt 102
Tampa, Florida 33626-3132

Attorney for Personal Representative:
Karina N. Leon

Attorney

Florida Bar Number: 1033856

THE KARNIEWICZ LAW GROUP

1211 W Fletcher Ave

Tampa, Florida 33612

Telephone: (813) 962-0747

Fax: (813) 962-0741

E-Mail: karina@tklg.net

Secondary E-Mail: judy@tklg.net

Meredith@tklg.net

December 1, 8, 2023 23-03573H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003719
IN RE: ESTATE OF
NELL HITT WILLIAMS,
Deceased.

The administration of the estate of Nell Hitt Williams, deceased, whose date of death was September 17, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the Personal Representative and the Personal Representative's attorneys 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 December 1, 2023.

Personal Representative:
WENDY WILLIAMS SHELL

828 South Bayside Drive
Tampa, Florida 33609

J. ERIC TAYLOR

Florida Bar No. 885959

Primary E-Mail: ttaylor@trenam.com

Secondary E-Mail:
chopper@trenam.com

TRENAM, KEMKER,

SCHARF, BARKIN,

FRYE, O'NEILL & MULLIS, P.A.

Post Office Box 1102

Tampa, FL 33601

Telephone: (813) 223-7474

Fax: (813) 229-6553

Attorneys for the

Personal Representative

December 1, 8, 2023 23-03574H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
THIRTEENETH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
PROBATE DIVISION
FILE NO: 23-CP-003396
IN RE: ESTATE OF
GUADALUPE LARA
Deceased.

The administration of the Estate of GUADALUPE LARA, deceased, whose date of death was September 18, 2017, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602.

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

NAME OF PERSONAL REPRESENTATIVE: TERESA LARA: 405 Farris St, Clarksville, AR 72830, RELATIONSHIP: DAUGHTER OF DECEDENT.

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 FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate MUST FILE THEIR CLAIMS WITH THIS COURT WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED 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 the 1 day of December, 2023.

Personal Representative:
Teresa Lara

405 Farris St,
Clarksville AR 72830

Attorney for Personal Representative:
BRYAN R. DEVOLDER, ESQ.

Florida Bar Number: 122751

Devolder Law Firm, PLLC

15310 Amberly Drive Suite 250 #300

Tampa, FL 33647

Telephone: (813) 724-3880

E-Mail: eportalf@devolderlaw.com

Secondary email:
paralegal@devolderlaw.com

December 1, 2023.

December 1, 8, 2023 23-03575H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No.2023-CP-0383
Division Probate
IN RE: ESTATE OF
ZOE V. BORROTO
Deceased.

The administration of the estate of Zoe V. Borroto, deceased, whose date of death was October 28, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 1, 2023.

Personal Representative:
Arlette Thais Rodriguez

4165 NW 50th Terrace
Apt 2022
Gainesville, FL 32606

Lorenzo Ramunno, Esq.

Attorney for Personal Representative
Florida Bar No: 765813

RAMUNNO LAW FIRM, P.A.

7500 SW 61st Ave,

Ocala, FL 34476

Telephone: (352) 854-5570

Email: ramunnolaw@gmail.com

December 1, 8, 2023 23-03576H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No.
29-2023-CP-003840-A001-HC
Division U
IN RE: ESTATE OF
JAMES GARY SILAS
Deceased.

The administration of the estate of James Gary Silas, deceased, whose date of death was September 1, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 1, 2023.

Personal Representative:
James Gary Silas, Jr.

812 Swilley Loop
Plant City, Florida 33567

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

December 1, 8, 2023 23-03623H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT
COURT, THIRTEENTH
JUDICIAL CIRCUIT IN AND FOR
HILLSBOROUGH COUNTY,
FLORIDA
Probate Division
Case No.: 23-CP-03436
Division: B
IN RE: THE ESTATE OF
HANK JADY WILLIAMS,
Deceased.

The administration of the estate of HANK JADY WILLIAMS, deceased, whose date of death was June 21, 2023 is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File Number 23-CP-03436; the address of which is Edgcomb Courthouse, 800 E Twiggs St., Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: December 1, 2023.

Personal Representative:
THOMAS F. WILLIAMS, JR.

176 N. Churchill Dr.
St. Augustine, FL 32086

Attorney for Personal Representative:
MARK E. PARSONS

3125 U.S. 1 South, Suite A

St. Augustine, FL 32086

(904) 826-3445

Fla. Bar No. 0705860

December 1, 8, 2023 23-03579H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003773
Division A
IN RE: ESTATE OF
BETTY M. YORK, A/K/A
BETTY MAY YORK,
Deceased.

The administration of the estate of BETTY M. YORK, a/k/a BETTY MAY YORK, deceased, whose date of death was October 3, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is George Edgcomb Courthouse, 800 E. Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

FIRST INSERTION

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

PROBATE DIVISION
File No. 23-CP-0000957
IN RE: ESTATE OF
NEIL N. BRADSHAW
Deceased.

The administration of the estate of NEIL N. BRADSHAW, deceased, whose date of death was June 9, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate

must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING THE TIME 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 December 1, 2023.

Personal Representative:

Lara Dickerson

13575 58th Street North

Suite 203

Clearwater, Florida 33760

Attorney for Personal Representative:

Lisa A. Hoppe, Esq.

Florida Bar Number: 902111

LISA A. HOPPE, P.A.

6670 First Avenue South

St. Petersburg, FL 33707

Telephone: (727) 327-7800;

Fax: (727) 498-6534

E-Mail: LHoppe@hoppelawgroup.com

Secondary E-Mail:

legalassistant@hoppelawgroup.com

December 1, 8, 2023 23-03630H

FIRST INSERTION

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

File Number: 23-CP-003957
IN RE: The Estate of:
PAUL MICHAEL DORADO,
Deceased.

The administration of the estate of PAUL MICHAEL DORADO, deceased, whose date of death was September 9, 2023, and whose social security number is xxx-xx-2017, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twigg St., Tampa, Florida 33602. The names and addresses of the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 FOREVER BARRED.

The date of first publication of this notice is December 1, 2023.

Personal Representative:

CAROL J. DORADO

5914 Palm River Road

Tampa, Florida 33619

Attorney for Personal Representative:

By: /s/Thomas J. Gallo

Thomas J. Gallo

THOMAS J. GALLO ATTORNEY, P.A.

Florida Bar No. 0723983

2240 Lithia Center Ln.

Valrico, Florida 33596

Telephone: (813) 815-4529

December 1, 8, 2023 23-03627H

FIRST INSERTION

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

File No. 2023-CP-003958

Division A

IN RE: ESTATE OF

TRACIE C. PECORELLA,

Deceased.

The administration of the Estate of Tracie C. Pecorella, deceased, whose date of death was October 2, 2023, is pending in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Probate Division, the address of which is: 800 E. Twigg St., Tampa, FL 33602. The name and address of the personal representative and that of the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is December 1, 2023.

Personal Representative

Ashley Adam

5427 Del Coronado Dr.

Apollo Beach, FL 33572

MINDRUP | SAMOLE

/s/ Alex Mindrup, Esq.

Alex J. Mindrup, Esq.

FBN: 1002009

3030 N. Rocky Point Dr. W.

Ste. 150, Tampa, FL 33607

Tel: (727) 697-7257

Fax: (727) 499-6775

Attorney for Personal Representative

December 1, 8, 2023 23-03629H

FIRST INSERTION

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

PROBATE DIVISION

File No. 2023-CP-003189

Division Probate

IN RE: ESTATE OF

DAVID FRYE

Deceased.

The administration of the estate of David Frye, deceased, whose date of death was August 2, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3360, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 December 1, 2023.

Personal Representative:

Vickie LeGare

3921 Wine Palm Way

The Villages, Florida 32163

Attorney for Personal Representative:

Rebecca L. Nichols, Esq.

Florida Bar Number: 72264

Katrina H. Pantazis, Esq.

Florida Bar Number: 77014

Attorneys for Personal Representative

e-Estates and Trusts, PLLC

3035 SE Maricamp Rd. #104-411

Ocala, Florida 34471

Telephone: (352) 600-2987

E-Mail:

rebecca@e-estatesandtrusts.com

E-Mail:

katrina@e-estatesandtrusts.com

E-Mail:

probate@e-estatesandtrusts.com

December 1, 8, 2023 23-03628H

FIRST INSERTION

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

PROBATE DIVISION

File No. 23-CP-004012

IN RE: ESTATE OF

JULIUS ROIK,

Deceased.

The administration of the estate of JULIUS ROIK, deceased, whose date of death was October 20, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: December 1, 2023.

CRAIG D. ROIK

Personal Representative

20086 Idlewood Trail

Strongsville, Ohio 44149

JAMES P. HINES, JR.

Florida Bar No. 061492

MORGAN A. ROBINSON

Florida Bar No. 1038923

Attorneys for Personal Representative

Hines Norman Hines, PL

315 South Hyde Park Avenue

Tampa, FL 33606

Telephone: 813-251-8659

Email: mrobinson@hnh-law.com

December 1, 8, 2023 23-03644H

FIRST INSERTION

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

FILE NO.: 2023-CP-003432

DIVISION: A

IN RE: ESTATE OF

PRISCILLA ANN GUIDRY

DELALOIRE

Deceased.

The administration of the estate of PRISCILLA ANN GUIDRY DELALOIRE, deceased, whose date of death was August 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2023-CP-003432; the address of which is 800 E. Twigg Street, Room 206, Tampa, Florida 33602.

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

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturing, contingent or liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS December 1, 2023.

Petitioner

LAURIE E. SERRANO

1814 Rebecca Rd.

Lutz, Florida 33548

Attorneys for Petitioner

D. Michael Lins, Esquire

Florida Bar No. 435899

J. Michael Lins, Esquire

Florida Bar No.: 1011033

LINS LAW GROUP, P.A.

14497 N. Dale Mabry Hwy.,

Suite 160-N

Tampa, FL 33618

Ph. (813) 386-5768

Primary E-mail:

mike@linslawgroup.com

Secondary E-Mail:

kris@linslawgroup.com

December 1, 8, 2023 23-03645H

FIRST INSERTION

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

GENERAL JURISDICTION
DIVISION

Case No. 22-CA-003165

Regions Bank dba Regions

Mortgage successor by merger

to Union Planters Bank, N.A.,

Plaintiff, vs.

The Unknown Heirs, Devisees,

Grantees, Assignees, Lienors,

Creditors, Trustees, and all other

parties claiming interest by, through,

under or against the Estate of Eric

W. Ingraham a/k/a Eric Wayne

Ingraham, Deceased, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 22-CA-003165 of the Circuit Court of the THIRTEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein Regions Bank dba Regions Mortgage successor by merger to Union Planters Bank, N.A. is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Eric W. Ingraham a/k/a Eric Wayne Ingraham, Deceased; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Irene Celeste Ingraham a/k/a Irene Celeste Jacot, Deceased. ; Marilaine Arcia f/k/a Marilaine Ingraham; Eric Wayne Ingraham, Jr. a/k/a Eric Wayne Ingraham a/k/a Eric W. Ingraham; Christopher Daniel Morrison a/k/a Christopher D. Morrison; Britany Elena Morrison a/k/a Britany E. Morrison; Mortgage Electronic Registration Systems, Inc., as mortgagee, as nominee for GMAC Mortgage Corporation., its successors and assigns are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, <http://www.hillsborough.realforeclose.com>, beginning at 10:00 AM on the 21st

day of December, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 3 AND 4 AND THE NORTH 20 FEET OF LOT 1, LESS THE WEST 2 FEET OF SAID LOT 3, BLOCK 11 OF MAP OF BRAN-DON, AS RECORDED IN PLAT BOOK 8, PAGE 53, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court at least (7) days before your scheduled court appearance or other court activity of the date the service is needed. Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602.

You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail. Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602. Phone: 813-272-7040. Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770. E-mail: ADA@fjud13.org

Dated this 27th 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. 321106

File # 22-F00388

December 1, 8, 2023 23-03605H

FIRST INSERTION

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

CASE NO.: 23-CA-014421

U.S. BANK NATIONAL
ASSOCIATION, AS IND

FIRST INSERTION

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

Case No. 22-CA-003480
Citizens Bank, N.A., Plaintiff, vs. Deon Gordon, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 22-CA-003480 of the Circuit Court of the THIRTEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein Citizens Bank, N.A. is the Plaintiff and Deon Gordon; Shelly Ann O. Gordon; United States of America on Behalf of the U.S. Department of Housing and Urban Development; Covington Park of Hillsborough Homeowners Association, Inc. are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, <http://www.hillsborough.realforeclose.com>, beginning at 10:00 AM on the 7th day of February, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 19, BLOCK 36, COVINGTON PARK PHASE 5C, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 99, PAGE 299, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

Any person claiming an interest in the

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court at least (7) days before your scheduled court appearance or other court activity of the date the service is needed. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602.

You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail. Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602. Phone: 813-272-7040. Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770. E-mail: ADA@fljud13.org

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 # 22-F00593

December 1, 8, 2023 23-03588H

FIRST INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45 To Be Published IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case No. 22-CA-007629
Honorable Judge: Nash
PLANET HOME LENDING, LLC Plaintiff, vs. AUDREY WILSON; UNKNOWN SPOUSE OF AUDREY WILSON; UNKNOWN TENANT OCCUPANT #1, UNKNOWN TENANT OCCUPANT #2; SHON WILSON; TERRANCE SMALLS; ALL UNKNOWN HEIRS, TRUSTEED, O; QUANESHA HOWARD CAUSEY, AS P.R Defendants,

NOTICE IS GIVEN that, in accordance with the Agreed Order on Motion to reschedule Foreclosure Sale dated November 22, 2023 in the above-styled cause, Cindy Stuart, as the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.hillsborough.realforeclose.com, at 10:00 A.M. January 03, 2024 the following described property:

LOTS 13 AND 14, BLOCK 4, MAP OF PHILIP COLLINS 2ND ADDITION TO WEST TAMPA, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 66, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

TAX ID # A1783840000
Commonly Known as: 1321 WEST ARCH STREET, TAMPA, FL 33607

ANY PERSON CLAIMING AN IN-

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

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

Respectfully submitted this November 23, 2023
/s/Matthew T. Wasinger
Matthew T. Wasinger, Esquire
Wasinger Law Office, PLLC
605 E. Robinson, Suite 730
Orlando, FL 32801
(407) 308-0991
Fla. Bar No.: 0057873
Attorney for Plaintiff
mattw@wasingerlawoffice.com

December 1, 8, 2023 23-03589H

FIRST INSERTION

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

Case No.: 23-CA-013630
LHOME MORTGAGE TRUST 2021-RTL3, Plaintiff, v. ULTIMATE PROPERTY INVESTMENTS LLC, a Florida Corporation; LAZARO MARTINEZ, an Individual; CITY OF TAMPA, FLORIDA; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated November 28, 2023 entered in Civil Case No. 23-CA-013630 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein LHOME MORTGAGE TRUST 2021-RTL3, Plaintiff and ULTIMATE PROPERTY INVESTMENTS LLC, a Florida Corporation; LAZARO MARTINEZ, an Individual; CITY OF TAMPA, FLORIDA are defendants, Cindy Stuart, Clerk of Court, will sell the property at public sale at www.hillsborough.realforeclose.com beginning at 10:00 AM on January 30, 2024 the following described property as set forth in said Final Judgment, to-wit:

LOT 1 AND THE EAST 1/2 OF LOT 2, BLOCK 8, INTERBAY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8 ON PAGE 36 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 6003 S. Sheridan Road, Tampa, FL 33611
ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
fltrialprop@kelleykronenberg.com
/s/Jordan Shealy
Jordan Shealy, Esq.
FBN: 1039538
File No: 02305270-JMV
December 1, 8, 2023 23-03631H

FIRST INSERTION

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

Case No.: 2023-CA-000357
CHATHAM WALK HOMEOWNER ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. NADEYA LOUKATOS, Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on November 22, 2023 in Case No. 2023-CA-000357, in the Circuit Court of the Thirteenth Judicial Circuit, in and for Hillsborough County, Florida, CHATHAM WALK HOMEOWNERS ASSOCIATION, INC., is the Plaintiff and NADEYA LOUKATOS, is the Defendant, that the Hillsborough County Clerk of Court shall sell to the highest bidder(s) for cash at public sale at 10:00 a.m. on Tuesday, January 2, 2024, at www.hillsborough.realforeclose.com, the following property, as set forth in the Final Judgment:

Lot 19, Block 7, WYNNMERE WEST PHASE 2 AND 3, according to the Plat thereof recorded in Plat Book 126, Page(s) 160 through 171, inclusive, of the Public Records of Hillsborough County, Florida, with the following street address: 1009 Culbreath Green Court, Ruskin, FL 33570.

Any person claiming an interest in the surplus from the sale, if any, other than the property owners as of the date of

the lis pendens must file a claim within sixty (60) days after the sale.

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

Dated this 27th day of November, 2023.

/s/ Shay M. Beaudoin
PATRICK H. WILLIS, Esquire
Florida Bar No. 526665
Primary Email:
pwillis@willisoden.com
SHAY M. BEAUDOIN, Esquire
Florida Bar No. 1024968
SBeaudoin@willisoden.com
WILLIS | ODEN
390 N. Orange Avenue,
Suite 1600
Orlando, FL 32801
Tel. 407-903-9939
Fax. 407-903-9929
Attorneys for Plaintiff
113351-0066
December 1, 8, 2023 23-03606H

FIRST INSERTION

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

Case No. 23-CA-015454
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs. SUSAN J MCLEASTER, et al., Defendant.

To: SUSAN J MCLEASTER
1606 S VALRICO RD, VALRICO, FL 33594

LARRY D. MCLEASTER
1606 S VALRICO RD, VALRICO, FL 33594

LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

THE SOUTH 85 FEET OF THE NORTH 1,142.35 FEET OF LOT 53 OF VAN SANT SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS THE SAME IS RECORDED IN PLAT BOOK 8, PAGE 44, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LESS THE EAST 25 FEET FOR ROAD PURPOSES. BEING A PART OF THE SOUTH 6 ACRES OF SAID LOT 53.

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 December 20, 2023 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of said Court on the 15th day of November, 2023.

CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: /s/ Mustafa Divan
Deputy Clerk

MCCALLA RAYMER
LEIBERT PIERCE, LLC
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: AccountsPayable@mccalla.com
23-07519FL
December 1, 8, 2023 23-03590H

FIRST INSERTION

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

Case No.: 23-CA-014736
Division: R
PHILIP SELMAN, individually, MATTHEW MCELROY, individually, and RANDY MCELROY, individually and as Trustee of the Selman Living Trust u/a/d February 10, 2000, as subsequently amended and restated, Plaintiffs, v. SUSAN BROWN, individually, Defendant.

TO: SUSAN BROWN,
Whose last known residence is 11106 State Road 674, Lithia, FL 33547.

YOU ARE HEREBY NOTIFIED that a Verified Complaint has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Daniel L. McDermott, Esquire, Daniel McDermott, P.A., and James S. Eggert, Esquire, Owens Law Group, P.A., counsel for Plaintiffs, whose addresses, respectively, are 1314 East Las Olas Boulevard, #310, Ft. Lauderdale, FL 33301, and 811-B Cypress Village Blvd., Ruskin, FL 33573-6724; and file the original with the clerk of the above styled court on or before 12/28, 2023 (30 days from date of First Publication of this Notice); otherwise, a default will be entered against you for the relief prayed for in the complaint or Petition.

This notice shall be published once a week for four consecutive weeks in the BUSINESS OBSERVER.

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

the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and the seal of this Court at Hillsborough County, Florida this 22 day of November, 2023.

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

DANIEL MCDERMOTT, P.A.
Counsel for Plaintiff, Philip Selman
1314 E. Las Olas Blvd., #310
Ft. Lauderdale, FL 33301
(954) 727-1430 - Telephone
(954) 727-1431 - Facsimile
By: /s/ Daniel L. McDermott, Esquire
Daniel L. McDermott, Esquire
FBN: 109528
Ryan C. Grubich, Esquire
FBN: 105961
and
OWENS LAW GROUP, P.A.
Counsel for Plaintiffs, Matthew McElroy and Randy McElroy
811-B Cypress Village Blvd.
Ruskin, FL 33573-6724
(813) 633-3396 - Telephone
(813) 633-3397 - Facsimile
Jim@OwensLawGroupPA.com
By: /s/ James S. Eggert, Esq.
James S. Eggert, Esq.
FBN: 949711
Dec. 1, 8, 15, 22, 2023 23-03608H

FIRST INSERTION

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

Case No.: 23-CA-000855
CHATHAM WALK HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. JASON LEE FORGUS, UNKNOWN TENANT #1, UNKNOWN TENANT #2, Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on November 22, 2023 in Case No. 23-CA-000855, in the Circuit Court of the Thirteenth Judicial Circuit, in and for Hillsborough County, Florida, CHATHAM WALK HOMEOWNERS ASSOCIATION, INC., is the Plaintiff and JASON LEE FORGUS, UNKNOWN TENANT #1, and UNKNOWN TENANT #2, are the Defendants, that the Hillsborough County Clerk of Court shall sell to the highest bidder(s) for cash at public sale at 10:00 a.m. on Tuesday, January 2, 2024, at www.hillsborough.realforeclose.com, the following property, as set forth in the Final Judgment:

Lot 6, Block 4, WYNNMERE WEST PHASE 1, according to the Plat thereof recorded in Plat Book 124, Page(s) 169 through 175, inclusive, of the Public Records of Hillsborough County, Florida, with the following street address: 933 Wynnmere Walk Avenue,

Ruskin, FL 33570.
Any person claiming an interest in the surplus from the sale, if any, other than the property owners as of the date of the lis pendens must file a claim within sixty (60) days after the sale.

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

Dated this 27th day of November, 2023.

/s/ Shay M. Beaudoin
PATRICK H. WILLIS, ESQUIRE
Florida Bar No.: 526665
pwillis@willisoden.com
SHAY M. BEAUDOIN, ESQUIRE
Florida Bar No.: 1024968
SBeaudoin@willisoden.com
WILLIS | ODEN
390 N. Orange Avenue, Suite 1600
Orlando, FL 32801
Telephone: (407) 903-9939
Attorneys for Plaintiff
113351-0002
December 1, 8, 2023 23-03607H

FIRST INSERTION

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

Case No. 20-CA-001140
MCLP Asset Company, Inc., Plaintiff, vs. THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF BETTY J. CARR A/K/A BETTY JEAN CARR, DECEASED, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 20-CA-001140 of the Circuit Court of the THIRTEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein MCLP Asset Company, Inc. is the Plaintiff and THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF BETTY J. CARR A/K/A BETTY JEAN CARR, DECEASED; Erma Nelson; Charles Bright; Debra Brown; Janice Brown; Unique Burch; Charlie Davis; Rutha Davis; Petese Jones; Makeithia Tamara Martin a/k/a Makeithia T. Martin; Maynorie Mobley a/k/a Maynoire Mobley; Suncoast Credit Union f/k/a Suncoast Schools; Unknown Tenant whose name is fictitious to account for parties in possession are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, <http://www.hillsborough.realforeclose.com>, beginning at 10:00 AM on the 10th day of January, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 3, IN BLOCK 2, OF KING'S VILLAGE, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 44, ON PAGE

100, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court at least (7) days before your scheduled court appearance or other court activity of the date the service is needed. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602.

You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail. Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602. Phone: 813-272-7040. Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770. E-mail: ADA@fljud13.org

Dated this 21st 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-F01615
December 1, 8, 2023 23-03577H

FIRST INSERTION

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

Case No. 23-CA-015049
TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY, Plaintiff, vs. TERA LYNN GARD, et al., Defendant.

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF HENRY P. BEDFORD III A/K/A HENRY BEDFORD A/K/A HENRY PARDEE BEDFORD, III, WHETHER SAID UNKNOWN PARTIES MAY CLAIM IN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS
1127 BARCLAY WOOD DRIVE
RUSKIN, FL 33570

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
LOT 9, BLOCK 2, COVINA AT BAY PARK, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 102, PAGES 270 THROUGH 275, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Jamie Juster, Attorney for Plaintiff, whose address is 225 East Robinson Street,

Suite 155, Orlando, FL 32801 on or before December 19, 2023, a date which is within thirty (30) days after the first publication of this Notice in 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and seal of this Court this 14th day of November, 2023.

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

MCCALLA RAYMER
LEIBERT PIERCE, LLC
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Email: AccountsPayable@mccalla.com
23-07358FL
December 1, 8, 2023 23-03581H

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
OF FLORIDA, IN AND FOR
HILLSBOROUGH COUNTY
CIVIL DIVISIONCase No. 29-2023-CA-014496
Division GSTAGE POINT FUND, LLC
Plaintiff, vs.
KAIMUKI REALTY, CO., LLC, et
al.Defendants.
TO: KAIMUKI REALTY, CO., LLC
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
5948 LONG COVE DR.
JACKSONVILLE, FL 32222
MORRIS WILLIAMS A/K/A A.
MORRIS WILLIAMS
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
7749 NORMANDY BLVD STE 121
JACKSONVILLE, FL 32221You are notified that an action to
foreclose a mortgage on the follow-
ing property in Hillsborough County,
Florida:THOSE PORTIONS OF THE
SOUTHWEST 1/4 OF THE
SOUTHEAST 1/4 OF SECTION
14, TOWNSHIP 28 SOUTH,
RANGE 21 EAST, HILLSBOR-
OUGH COUNTY, FLORIDA
DESCRIBED AS:THE NORTH 660 FEET OF
THE WEST 1/2 THEREOF,
LESS AND EXCEPT THE
WEST 478 FEET THEREOF;
AND THE NORTH 660 FEETOF THE WEST 198 FEET OF
THE EAST 1/2 THEREOF;
AND THE EAST 15 FEET OF
THE WEST 493 FEET OF THE
WEST 1/2, LESS AND EXCEPT
THE NORTH 660 FEET
THEREOF AND LESS AND
EXCEPT EXISTING ROAD
RIGHT OF WAY FOR THONO-
TOSASSA ROAD.
AND
THE SOUTH 60 FEET OF THE
NORTH 720 FEET OF THE
WEST 1/2 OF THE SOUTH-
WEST 1/4 OF THE SOUTH-
EAST 1/4 OF SECTION 14,
TOWNSHIP 28 SOUTH,
RANGE 21 EAST, HILLSBOR-
OUGH COUNTY, FLORIDA,
LESS THE WEST 493 FEET
THEREOF.commonly known as 4906 THONO-
TOSASSA ROAD, PLANT CITY, FL
33565 has been filed against you and
you are required to serve a copy of your
written defenses, if any, to it on Richard
S. McIver of Kass Shuler, P.A., plain-
tiff's attorney, whose address is P.O. Box
800, Tampa, Florida 33601, (813) 229-
0900, on or before 12/28/2023, (or 30
days from the first date of publication,
whichever is later) and file the original
with the Clerk of this Court either be-
fore service on the Plaintiff's attorney
or immediately thereafter; otherwise, a
default will be entered against you for
the relief demanded in the Complaint.AMERICANS WITH DISABILITY
ACT If you are a person with a dis-
ability who needs an accommodationin 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 re-
quest such an accommodation, please
contact the Administrative Office of the
Court as far in advance as possible, but
preferably at least (7) days before your
scheduled court appearance or other
court activity of the date the service is
needed: Complete the Request for Ac-
commodations Form and submit to 800
E. Twiggs Street, Room 604 Tampa, FL
33602. Please review FAQ's for answers
to many questions. You may contact
the Administrative Office of the Courts
ADA Coordinator by letter, telephone
or e-mail: Administrative Office of
the Courts, Attention: ADA Coordina-
tor, 800 E. Twiggs Street, Tampa, FL
33602, Phone: 813-272-7040, Hear-
ing Impaired: 1-800-955-8771, Voice
impaired: 1-800-955-8770, e-mail:
ADA@fjud13.org.

Dated: November 22, 2023.

CLERK OF THE COURT
Honorable Cindy Stuart
800 Twiggs Street, Room 530
Tampa, Florida 33602
(COURT SEAL)
By: /s/ Isha Tirado-Baker
Deputy ClerkRichard S. McIver
Kass Shuler, P.A.
plaintiff's attorney
P.O. Box 800
Tampa, Florida 33601
(813) 229-0900
339271/2322923/wlp
December 1, 8, 2023 23-03591HNOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION

CASE NO. 23-CA-008612

MORTGAGE ASSETS
MANAGEMENT, 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 ERIC P.
JOSEPHSON, DECEASED, et al.
Defendant(s).NOTICE IS HEREBY GIVEN pursu-
ant to a Final Judgment of Foreclosure
dated October 17, 2023, and entered in
23-CA-008612 of the Circuit Court of
the THIRTEENTH Judicial Circuit in
and for Hillsborough County, Florida,
wherein MORTGAGE ASSETS MAN-
AGEMENT, LLC is the Plaintiff and
THE UNKNOWN HEIRS, BENEFICI-
ARIES, DEVISEES, GRANTEES,
ASSIGNEES, LIENORS, CREDI-
TORS, TRUSTEES AND ALL OTH-
ERS WHO MAY CLAIM AN INTER-
EST IN THE ESTATE OF ERIC P.
JOSEPHSON, DECEASED; RRA CP
OPPORTUNITY TRUST 1; MORT-
GAGE ELECTRONIC REGISTRA-
TION SYSTEMS, INC. AS NOMINEE
FOR COUNTRYWIDE BANK, FSB;
THE UNITED STATES OF AMERICA

FIRST INSERTION

ON BEHALF OF THE SECRETARY
OF HOUSING AND URBAN DEVEL-
OPMENT; HILLSBOROUGH COUN-
TY, FLORIDA; JAMES R. JOSEPH-
SON are the Defendant(s). Cindy Stuart
as the Clerk of the Circuit Court will
sell to the highest and best bidder for cash
at www.hillsborough.realforeclose.com,
at 10:00 AM, on December 18, 2023,
the following described property as set
forth in said Final Judgment, to wit:LOT 8 IN BLOCK "A" OF RAIS-
TON BEACH MANOR UNIT #2,
AS PER MAP OR PLAT THERE-
OF RECORDED IN PLAT BOOK
37 ON PAGE 40 OF THE PUB-
LIC RECORDS OF HILLSBOR-
OUGH COUNTY, FLORIDA.Property Address: 6420 N GO-
MEZ AVE, TAMPA, FL 33614Any 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 accor-
dance with Florida Statutes, Section
45.031.IMPORTANT
AMERICANS WITH DISABILITY
ACT: If you are a person with a dis-
ability 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 re-
quest such an accommodation, please
contact the Administrative Office of the
Court as far in advance as possible, but
preferably at least (7) days before your
scheduled court appearance or other
court activity of the date the service isneeded: Complete the Request for Ac-
commodations Form and submit to 800
E. Twiggs Street, Room 604 Tampa, FL
33602. Please review FAQ's for answers
to many questions. You may contact
the Administrative Office of the Courts
ADA Coordinator by letter, telephone
or e-mail: Administrative Office of
the Courts, Attention: ADA Coordina-
tor, 800 E. Twiggs Street, Tampa, FL
33602, Phone: 813-272-7040, Hear-
ing Impaired: 1-800-955-8771, Voice
impaired: 1-800-955-8770, e-mail:
ADA@fjud13.orgDated this 22 day of November,
2023.By: \s\Amanda Murphy
Amanda Murphy, Esquire
Florida Bar No. 81709Communication Email:
amanda.murphy@raslg.comROBERTSON, ANSCHUTZ,
SCHNEID, CRANE &
PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487

Telephone: 561-241-6901

Facsimile: 561-997-6909

Service Email: fmail@raslg.com
23-096350 - NaC

December 1, 8, 2023 23-03587H

FIRST INSERTION

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

CASE NO.: 23-CA-015879

MORTGAGE ASSETS
MANAGEMENT, LLC,
Plaintiff, vs.
UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
SURVIVING SPOUSE,
GRANTEES, ASSIGNEE,
LIENORS, CREDITORS,
TRUSTEES, AND ALL OTHER
PARTIES CLAIMING AN
INTEREST BY, THROUGH,
UNDER, OR AGAINST THE
ESTATE OF HATTIE RUTH
THOMPSON, DECEASED; et al.,
Defendant(s).TO: Unknown Heirs, Beneficiaries,
Devisees, Surviving Spouse, Grantees,
Assignee, Lienors, Creditors, Trustees,
and All Other Parties Claiming an Inter-
est By, Through, Under, or AgainstThe Estate of Hattie Ruth Thompson,
deceasedLast Known Residence: Unknown
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the following
property in HILLSBOROUGH County,
Florida:THE FOLLOWING TWO (2)
PARCELS DESCRIBED IN AR-
TICLES OF AGREEMENT FOR
DEED RECORDED IN O.R. 1915,
PAGE 695, PUBLIC RECORDS
OF THE COUNTY, DESCRIBED
AS:
FROM THE NORTHWEST
CORNER OF THE EAST 1/2
OF THE SE 1/4 OF THE SW 1/4
OF SECTION 8, TOWNSHIP
28 SOUTH, RANGE 20 EAST,
RUN S. 89 DEGREES 40 MIN-
UTES E., 200 FEET ALONG
THE NORTH BOUNDARY OF
THE SAID EAST 1/2, THENCE
S. 0 DEGREES 27 MINUTES
30 SECONDS W., 908.78 FEET;
THENCE NORTH 75 DEGREES57 MINUTES E., 325 FEET FOR
A POINT OF BEGINNING;
CONTINUE N. 75 DEGREES 57
MINUTES E., 75 FEET; THENCE
S. 0 DEGREES 43 MINUTES W.,
152.67 FEET TO THE NORTH-
ERLY RIGHT-OF-WAY LIMITS
OF U.S. HIGHWAY NO. 301;
THENCE SOUTHWESTERLY,
75 FEET ALONG THE CURVED
RIGHT-OF-WAY LINE OF U.S.
HIGHWAY NO. 301 (CHORD
BEARING S. 77 DEGREES
11 MINUTES W., 75 FEET)
THENCE NO. 0 DEGREES 52
MINUTES E., 151.10 FEET TO
THE POINT OF BEGINNING;
(SAID PARCEL REFERRED TO
IN SAID AGREEMENT AS "DE-
SCRIPTION NO. 5"),
AND
FROM THE NORTHWEST
CORNER OF THE EAST 1/2
OF THE SE 1/4 OF THE SW 1/4
OF SECTION 8, TOWNSHIP
28 SOUTH, RANGE 20 EAST;
THENCE NORTH 75 DEGREESRUN S. 89 DEGREES 40 MIN-
UTES E., 200 FEET ALONG
THE NORTH BOUNDARY OF
THE SAID EAST 1/2; THENCE
S. 00 DEGREES 27 MINUTES
30 SECONDS W., 908.78 FEET;
THENCE N. 75 DEGREES 57
MINUTES E., 400 FEET FOR A
POINT OF BEGINNING; CON-
TINUE N. 75 DEGREES 57 MIN-
UTES E., 77 FEET, MORE OR
LESS TO THE EAST BOUND-
ARY OF SAID SE 1/4 OF SW 1/4
; THENCE SOUTH, 155 FEET
MORE OR LESS, ALONG SAID
EAST BOUNDARY OF SE 1/4 OF
SW 1/4, TO THE NORTHERLY
RIGHT-OF-WAY LIMITS OF U.S.
HIGHWAY NO. 301; THENCE
SOUTHWESTERLY, 78.5 FEET,
MORE OR LESS, ALONG SAID
NORTHERLY RIGHT-OF-WAY
LIMITS, TO A POINT LYING S.
0 DEGREES 43 MINUTES W.,
FROM THE POINT-OF-BEGIN-
NING; THENCE N. 0 DEGREES43 MINUTES E. 152.67 FEET, TO
THE POINT OF BEGINNING.
(SAID PARCEL REFERRED TO
IN SAID AGREEMENT AS "DE-
SCRIPTION NO; 6").has been filed against you and you
are required to serve a copy of your
written defenses, if any, to it on AL-
DRIDGE PITE, LLP, Plaintiff's at-
torney, at 5300 West Atlantic Avenue
Suite 303 Delray Beach, FL 33484, on
or before December 28, 2023, and file
the original with the clerk of this court
either before service on Plaintiff's at-
torney or immediately thereafter; oth-
erwise a default will be entered against
you for the relief demanded in the
complaint or petition.If you are a person with a disability
who needs an accommodation in
order to access court facilities or
participate in a court proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
To request such an accommodation,
please contact Court Administrationat least 7 days before your scheduled
court appearance, or immediately upon
receiving a notification of a scheduled
court proceeding if the time before
the scheduled appearance is less than
7 days. Complete the Request for
Accommodations Form and submit
to 800 E. Twiggs Street, Room 604,
Tampa, FL 33602. ADA Coordination
Help Line (813) 272-7040; Hearing
Impaired Line 1-800-955-8771; Voice
Impaired Line 1-800-955-8770.

Dated on November 22, 2023.

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

As Deputy Clerk

ALDRIDGE PITE, LLP
Plaintiff's attorney
5300 West Atlantic Avenue Suite 303
Delray Beach, FL 33484
1395-984B
Ref# 6051
December 1, 8, 2023 23-03633H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
CONDUCTED BY SPECIAL MASTER
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
CIVIL DIVISION

CASE NO.: 23-CA-011608

DIVISION: C

GIG2, LLC, a Georgia limited
liability company,
Plaintiff, v.
CHANNELSIDE SELF STORAGE,
LLC, a Florida limited liability
company; MITCHELL F. COOKE,
an individual; TYLER F. COOKE,
an individual; WILLIAM OKVIST,
an individual; MITCHELL F.
COOKE and WILLIAM OKVIST, as
CO-TRUSTEES OF THE MITCHELL F.
COOKE FAMILY TRUST II; TYLER
F. COOKE and JEFFREY MOTLEY,
JR., as CO-TRUSTEES OF THE
TYLER F. COOKE FAMILY TRUST;
and UNKNOWN TENANT(S),
Defendants.NOTICE IS HEREBY GIVEN that pursuant
to the Summary Final Judgment
of Foreclosure (the "Judgment"), dated
October 26, 2023, issued in that certain
action styled GIG2, LLC, a Georgia limited
liability company, v. CHANNEL-
SIDE SELF STORAGE, LLC, a Florida
limited liability company; MITCHELL
F. COOKE, an individual; TYLER F.
COOKE, an individual; WILLIAM
OKVIST, an individual; MITCHELL
F. COOKE and WILLIAM OKVIST, as
CO-TRUSTEES OF THE MITCHELL F.
COOKE FAMILY TRUST II; TYLER
F. COOKE and JEFFREY MOTLEY,
JR., as CO-TRUSTEES OF THE TYLER
F. COOKE FAMILY TRUST; and UN-
KNOWN TENANT(S), Case No. 23-
CA-011608 (the "Case"), pending in the
Circuit Court in and for the Thirteenth
Judicial Circuit in and for Hillsborough
County, Florida, where GIG2, LLC, a
Georgia limited liability company
("Plaintiff" or "GIG2" or "Lender") is
the Plaintiff, where CHANNELSIDE
SELF STORAGE, LLC, a Florida limited
liability company ("Channelside");
MITCHELL F. COOKE, an individual
("M. Cooke"); TYLER F. COOKE, an
individual ("T. Cooke"); WILLIAM
OKVIST, an individual ("Okvist");
MITCHELL F. COOKE and WIL-
LIAM OKVIST, as CO-TRUSTEES
OF THE MITCHELL F. COOKE FAM-
ILY TRUST II (the "Mitchell Trust");
and TYLER F. COOKE and JEFFREY
MOTLEY, JR., as CO-TRUSTEES
OF THE TYLER F. COOKE FAMILY
TRUST ("Tyler Trust"), and collectively
with M. Cooke, T. Cooke, Okvist, andthe Mitchell Trust, "Guarantors", and
the Guarantors, collectively with Chan-
nelSide, "Defendants") are the Defen-
dants, where Jon Barber, of Soldnow,
LLC d/b/a Tranzon Driggers was ap-
pointed as Special Master pursuant to
the Judgment, to sell by public auction
on December 20, 2023, at 11:00 a.m.
(the "Sale") to the highest bidder for
cash at Bush Ross, P.A., 1801 N. High-
land Avenue, Tampa, Florida 33601,
and pursuant to the Judgment and the
provisions of sections 45.031, Florida
Statutes, the following described real
property situate and being in Hillsbor-
ough County, Florida (collectively, the
"Property"), to-wit:Lots 12, 13, 14 and 15, Block 12, IN-
TER-STATE INVESTMENT CO'S
PLAT NO. 4, according to plat
thereof as recorded in Plat Book
12, Page 52, of the Public Records
of Hillsborough County, Florida.and
That part of the West 1/2 of Lot
16, Block 12, INTER-STATE IN-
VESTMENT CO'S PLAT NO.
4 according to the map or plat
thereof as recorded in Plat Book
12, Page 52, of the Public Records
of Hillsborough County, Florida,
being more particularly described as
follows:BEGIN at the Northwest corner of
said Lot 16; thence on the North
boundary of said Lot 16, North
88 degrees 30 minutes 10 seconds
East, a distance of 13.01 feet to a
point on the centerline of said
Lot 16; thence on said centerline,
South 03 degrees 47 minutes 32
seconds East, a distance of 249.54
feet to a point on the Easterly ex-
tension of the South boundary of
Lot 12 of said Block 12; thence on
said Easterly extension, South 88
degrees 49 minutes 54 seconds
West, a distance of 13.01 feet to
the Southeast corner of said Lot
12; thence on the West boundary
of said Lot 16, North 03 degrees
47 minutes 32 seconds West, a dis-
tance of 249.47 feet to the POINT
OF BEGINNING.and
That part of the East 1/2 of Lot
16, Block 12, INTER-STATE IN-
VESTMENT CO'S PLAT NO.
4, according to the map or plat
thereof as recorded in Plat Book
12, Page 52, of the Public Records
of Hillsborough County, Florida,
being more particularly described as
follows:BEGIN at the Northeast corner
of said Lot 16; thence on the Eastboundary of said Lot 16, South 03
degrees 43 minutes 09 seconds
East, a distance of 99.99 feet to the
Southwest corner of Lot 1 of said
Block 12; thence on the Westerly
extension of the South boundary
of said Lot 1, South 88 degrees 55
minutes 37 seconds West, a dis-
tance of 12.99 feet to a point on the
centerline of said Lot 16; thence on
said centerline, North 03 degrees
47 minutes 32 seconds West, a dis-
tance of 99.90 feet to a point on
the North boundary of said Lot
16; thence on said North boundary
North 88 degrees 30 minutes 10
seconds East, a distance of 13.12
feet to the POINT OF BEGIN-
NING.Said Sale will be made pursuant to an
order to satisfy the terms of said Judg-
ment.The Sale will also be posted on www.tranzon.com/DG1378 (website). On the
date of the Sale, bids may be submitted
at Bush Ross, P.A., 1801 North High-
land Avenue, Tampa, FL 33601 or ac-
cepted via telephone and/or electroni-
cally by a designated agent at the Sale.Pursuant to the Judgment, Plaintiff
shall be entitled to credit bid up to the
amount of the Judgment, plus interest,
any additional expenses incurred by
Plaintiff after the entry of the Judgment
and any additional attorney fees and
costs filed by affidavit prior to the Sale.
All third party bidders shall be re-
quired to present to the Special Mas-
ter a certified check, in the amount of
\$250,000.00, payable to Bush Ross,
P.A., as the deposit amount to qualify
and participate in bidding at the fore-
closure auction sale (the "Bid Depos-
it"). To the extent that the Lender elects
to participate in the foreclosure auction
sale, the Lender shall not be required to
pay a Bid Deposit.A reserve or minimum bid price for
the sale shall be \$6,000,000.00. The
Special Master is appointed to maxi-
mize the sale price of the Property and
is imbued with the discretion to deter-
mine if the auction sale will result in a
bid that fairly represents the value of
the Property. In exercising this discre-
tion, the Special Master may postpone
the sale at any time up until the selec-
tion of a successful winning bidder of
the auction sale. Should the Special
Master elect to postpone the sale after
it is published, the reserve price may be
lowered or eliminated by agreement of
Plaintiff and Special Master, and the
Special Master may reset the sale with-
out further order of the Court, provided
that the subsequent sale date is at leasttwenty-one (21) days from the date of
the postponement and that the Special
Master gives notice of the new sale date
pursuant to section 45.031(2), Florida
Statutes.Any successful third-party bidder
(the "Winning Bidder") at the fore-
closure auction sale shall present to the
Special Master proof of payment of
the Bid Deposit. The Special Mas-
ter shall present the Certificate of Sale
to the Clerk, and the Clerk shall file
and date stamp the Certificate of Sale.
The Bid Deposit shall be applied to the
sale price at the time of payment. The
objection period for the sale shall end
fourteen (14) days after the Certificate
of Sale is filed or after the tender of the
balance of the sale price to Bush Ross
by the Winning Bidder, whichever
occurs later. The balance of the sale
price shall be paid to by the Winning
Bidder within twenty-one (21) days of
the sale, via certified check made pay-
able to Bush Ross. If the balance is not
paid within twenty-one (21) days of
the sale, the Winning Bidder forfeits
the Bid Deposit, and the original sale
shall be deemed void. Without further
order of the Court, the Special Master
may conduct a subsequent sale, re-ad-
vertising the sale as provided in section
45.031(2), Florida Statutes, and paying
all costs of the subsequent sale from the
Bid Deposit, without further applica-
tion to or approval by the Court. Any
remaining funds from the Bid Deposit
shall be applied toward the judgment.
Upon the issuance of the certificate of
title to the successful bidder, any Bid
Deposit shall be refunded by Bush Ross
to any unsuccessful bidder.In addition to the balance of the sale
price, the Winning Bidder shall also
pay to the Special Master by certified
check within twenty-one (21) days of
the sale: a ten percent (10%) buyer's
premium (the "Premium") on the pur-
chase price, which shall be allocated
with (i) eight percent (8%) to Tranzon
Driggers for its sale commission and (ii)
two percent (2%) to a broker represent-
ing the Winning Bidder or to Plaintiff if
the Winning Bidder is not represented
by a broker. If the Lender is the suc-
cessful bidder, the Lender shall not be
required to pay the Premium and shall
instead pay a sale fee of \$50,000.00
(the "Sale Fee") to the Special Master.
The Certificate of Title shall not be is-
sued until the Premium or the Sale Fee,
as applicable, is paid in full. Plaintiff
shall advance all subsequent required
costs of this action. Except for the fee of
the Clerk as provided in section 45.035,
Florida Statutes, publishing costs sup-ported by an affidavit, reimbursement,
or credit for such costs shall be by court
order based upon a written motion and
adjudication at a hearing with notice.
If a third party bidder is the Winning
Bidder, the third party Winning Bid-
der must pay the documentary stamps
attached to the certificate of title in ad-
dition to the bid amount.Before being permitted to bid at the
Sale, all third-party bidders shall (i)
present proof to the Master that they
are able to comply with the bid deposit
requirement, or otherwise shall not be
allowed to bid, and (ii) acknowledge
and agree to provide Master any docu-
ments required of Plaintiff for Plaintiff
to comply with certain regulatory re-
quirements that may include, but are
not necessarily limited to: Executive
Order No. 13224, effective September
24, 2001, the Uniting and Strengthen-
ing America by Providing Appropriate
Tools Required to Intercept and Ob-
struct Terrorism Act of 2001, Public
Law 107-56, the laws comprising or
implementing the Bank Secrecy Act,
the Foreign Corrupt Practices Act, as
jointly enforced by the United States
Justice Department and the Securi-
ties and Exchange Commission, and
the laws administered by the United
States Treasury Department's Office
of Foreign Assets Control (as any of
the foregoing orders or laws may from
time to time be amended, renewed,
extended, or replaced). No bid deposit
shall be required of the Plaintiff, except
to the extent that its bid exceeds the
total amount of the payoff, plus inter-
est, additional expenses and any addi-
tional attorney fees and costs incurred
by Plaintiff after entry of the Judgment
entered in the Case. Should the high-
est bidder at the Sale fail to tender the
full bid amount plus the Expenses in a
timely manner, their deposit shall be
forfeited and applied to the balance due
and owing under the Judgment, and
the Property shall be sold to the next
highest bidder timely tendering said
next highest bidder's full bid amount,
plus the Expenses upon notification of
same to the next highest bidder, with-
out the necessity of any further sale or
advertising, or Plaintiff may, upon a
motion be entitled to have the Sale of
the Property set aside and deemed void
and the Sale may be rescheduled pursu-
ant to the terms of the Judgment. The
purchaser at the Sale shall pay for and
be responsible for affixing to the Special
Master's Deed any recording fees and
documentary stamps or taxes imposed
upon the recordation of the Special
Master's Deed plus any closing costs ortaxes due and owing on the Property in
accordance with any state, county, or lo-
cal laws.The sale shall be subject to confirma-
tion by order of the Court as further
provided in the Judgment.NOTICE PROVIDED PURSUANT
TO AMENDMENT §45.031, FLORI-
DA STATUTES (2013):IF THIS PROPERTY IS SOLD AT
PUBLIC AUCTION, THERE MAY BE
ADDITIONAL MONEY FROM THE
SALE AFTER PAYMENT OF PER-
SONS WHO ARE ENTITLED TO BE
PAID FROM THE SALE PROCEEDS
PURSUANT TO THE JUDGMENT.IF YOU ARE A SUBORDINATE
LIENHOLDER CLAIMING A RIGHT
TO FUNDS REMAINING AFTER
THE SALE, YOU MUST FILE A
CLAIM WITH THE CLERK NO LAT-
ER THAN SIXTY (60) DAYS AFTER
THE SALE. IF YOU FAIL TO FILE A
CLAIM, YOU WILL NOT BE ENTIT-
LED TO ANY REMAINING FUNDS.IF YOU ARE THE PROPERTY
OWNER, YOU MAY CLAIM THESE
FUNDS YOURSELF. YOU ARE NOT
REQUIRED TO HAVE A LAWYER
OR ANY OTHER REPRESENTA-
TION AND YOU DO NOT HAVE TO
ASSIGN YOUR RIGHTS TO ANY-
ONE ELSE IN ORDER FOR YOU TO
CLAIM ANY MONEY TO WHICH
YOU ARE ENTITLED. PLEASE
CHECK WITH THE CLERK OF
COURT LISTED BELOW WITHIN
TEN (10) DAYS AFTER THE SALE
TO SEE IF THERE IS ADDITIONAL
MONEY FROM THE SALE THAT
THE CLERK HAS IN THE REGISTRY
OF THE COURT.

Dated: November 27, 2023

Tampa, Florida
/s/ Kathleen L. DiSanto
Kathleen L. DiSanto
kdisanto@bushross.com
Florida Bar No. 58512
BUSH ROSS, P.A.
1801 N. Highland Ave.
Tampa, FL 33601-3913
(813) 224-9255 (telephone)
(813) 223-9620 (facsimile)
Attorneys for Plaintiff, GIG2, LLC
December 1, 8, 2023 23-03622H

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003452
IN RE: ESTATE OF
BETH LECIA BURGESS

The administration of the estate of BETH LECIA BURGESS, deceased, whose date of death was May 8, 2022; File Number 23-CP-003452, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 33625, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 24, 2023.

Signed on Nov. 16th, 2023.
s/ Kevin Hunt
KEVIN HUNT
Personal Representative
14906 Greeley Dr
Tampa, FL 33625

s/ Steven E. Hitchcock
STEVEN E. HITCHCOCK, ESQ.
Florida Bar No. 23181
Hitchcock Law Group
635 Court Street, Suite 202
Clearwater, Florida 33756
(727) 223-3644 / (727) 223-3479 Fax
Steve@hitchcocklawyer.com
Attorney for Personal Representative
Nov. 24; Dec. 1, 2023 23-03548H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA,
PROBATE DIVISION
File No. 2023-CP-2726
IN RE: ESTATE OF
SYLVIE J. BURNEY,
Deceased.

The administration of the estate of SYLVIE J. BURNEY, deceased, whose date of death was February 4, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 930 Crenshaw Lake Road, Lutz, Florida 33548. 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 24, 2023.

Personal Representative:
/s/ Linda S. Faingold, Esq.,
Petitioner
Tampa Bay Elder Law
5334 Van Dyke Road
Lutz, Florida, 33558
Attorney for Personal Representative:
Matthew J. Jowanna, P.A.

/s/ Christine Behrman De Colindres, Esq.
Florida Bar License #1024659
2521 Windguard Circle,
Suite 101 & 102
Wesley Chapel, Florida 33544
Telephone Number: 813-929-7300
Fax: 813-929-7325
E-Mail: service@jowanna.com
Nov. 24; Dec. 1, 2023 23-03546H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003699
Division A
IN RE: ESTATE OF
MYRA ALFORD BISHOP
a/k/a MYRA A. BISHOP,
Deceased.

The administration of the estate of MYRA ALFORD BISHOP a/k/a MYRA A. BISHOP, deceased, whose date of death was September 1, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is November 24, 2023

Personal Representative:
CAROLANNE FITZGERALD
700 Front St., Unit 1705
San Diego, CA 92101

James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
Nov. 24; Dec. 1, 2023 23-03528H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3786
Division U
IN RE: ESTATE OF
KIMBERLY ANNE FULLER
A/K/A KIMBERLY A. FULLER
Deceased.

The administration of the estate of Kimberly Anne Fuller a/k/a Kimberly A. Fuller, deceased, whose date of death was January 20, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3360, Tampa, Florida 33601. 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 24, 2023.

Personal Representative:
Alea Niyazi
9450 Soaring Hawk Lane
Seffner, Florida 33584

Attorney for Personal Representative:
/s/ Benjamin C. Sperry
Benjamin C. Sperry, Attorney
Florida Bar Number: 84710
SPERRY LAW FIRM
1607 S. Alexander Street, Suite 101
Plant City, Florida 33563-8421
Telephone: (813) 754-3030
Fax: (813) 754-3928
E-Mail: bcsperry@sperrylaw-pc.com
Secondary E-Mail:
pleadings@sperrylaw-pc.com
Nov. 24; Dec. 1, 2023 23-03529H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
STATE OF FLORIDA
PROBATE DIVISION
File Number 23-CP-003823
Division B
IN RE: ESTATE OF
AYISHA M. SHIMAMOTO,
Deceased.

The administration of the estate of AYISHA M. SHIMAMOTO, deceased, whose date of death was October 19, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is:

Clerk of the Circuit Court
Probate Division
Post Office Box 1110
Tampa, Florida 33601

The names and addresses of the Personal Representative and the Personal Representative's attorney is 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 24, 2023.

Personal Representative:
YOICHI SHIMAMOTO
407 9 Kitsune Jima
Wakayama-Shi 640-8412, Japan

Lexy M. Bublely, Esquire
Attorney For Personal Representative
Florida Bar No. 1026786
BUBLELY & BUBLELY, P.A.
12960 N. Dale Mabry Highway
Tampa, Florida 33618
Telephone (813) 963-7735
E-mail: LMB@bublelylaw.com
Nov. 24; Dec. 1, 2023 23-03561H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003240
IN RE: ESTATE OF
RICHARD ALSTON A/K/A
RICHARD EUGENE ALSTON
Deceased.

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

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

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

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

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

The date of first publication of this notice is November 24, 2023.

Personal Representative:
Nikisha Nicole Alston
1316 Pleasant Place
Lakeland, Florida 33801

Attorney for Personal Representative:
Ashly Mae Guernacini, Attorney
Florida Bar Number: 1022329
314 S. Missouri Avenue, Suite 201
Clearwater, Florida 33756
Telephone: (727) 477-2255
Fax: (727) 234-8024
E-Mail: ashly@atacouselaw.com
Secondary E-Mail:
abby@atacouselaw.com
Nov. 24; Dec. 1, 2023 23-03547H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003900
IN RE: ESTATE OF
ELEANOR WEATHERDON a/k/a
MARY ELEANOR WEATHERDON
Deceased.

The administration of the estate of Eleanor Weatherdon a/k/a Mary Eleanor Weatherdon, deceased, whose date of death was June 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twigg St, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 24, 2023.

Personal Representative:
Gabrielle J. J. Biggs
10110 Radcliffe Dr
Tampa, FL 33566
(813) 892-9019

Attorney for Personal Representative:
C. Todd Marks, Esq.
Florida Bar No. 019124
Westchase Law, P.A.
12027 Whitmarsh Lane
Tampa, FL 33626
Telephone: (813) 490-5211
Facsimile: (813) 463-0187
Nov. 24; Dec. 1, 2023 23-03531H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-3061
IN RE: ESTATE OF
ARYAN AFDJEINIA,
Deceased.

The administration of the estate of ARYAN AFDJEINIA, deceased, whose date of death was May 31, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: November 24, 2023.

Personal Representative:
BABAK AFDJEINIA
1224 Verdant Drive, Apt. 202
Brandon, FL 33511

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
Nov. 24; Dec. 1, 2023 23-03560H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003154
IN RE: ESTATE OF
HERTZ ROTENSTEIN
Deceased.

The administration of the estate of Hertz Rotenstein, deceased, whose date of death was July 22, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twigg St, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 24, 2023.

Personal Representative:
/s/ Steven Allan Rotenstein
10110 Radcliffe Dr
Tampa, FL 33566
(813) 892-9019

Attorney for Personal Representative:
/s/ Paul M. Phillips, Esq.
Florida Bar No. 04888
Westchase Law, P.A.
12027 Whitmarsh Lane
Tampa, FL 33626
Telephone: (813) 490-5211
Facsimile: (813) 463-0187
Nov. 24; Dec. 1, 2023 23-03565H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 23-CP-003811
Division A
IN RE: ESTATE OF
JOHN P. TODD, AKA
JOHN PASCUAL TODD
Deceased.

The administration of the estate of JOHN P. TODD, AKA JOHN PASCUAL TODD, deceased, whose date of death was October 24, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg St., Tampa, Florida 33602. 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 24, 2023.

Personal Representative:
Name(s) in which assessed:
J W SPELL
MARY SPELL
James W Spell
Mary C Spell
All of said property being in the County of Hillsborough, State of Florida.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding,

NOTICE OF APPLICATION
FOR TAX DEED
The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:
Folio No.: 0862790000
File No.: 2023-1013
Certificate No.: 2021 / 8303
Year of Issuance: 2021
Description of Property:
LEONARD SUBDIVISION LOT 9 PLAT BK / PG : 34 / 8
SEC - TWP - RGE : 29 - 29 - 21

SECOND INSERTION

er 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 24, 2023.

Personal Representative:
IOLE COSTELLA MINIERI
18304 Gulf Blvd., Unit 308
Redington Shores, FL 33708

Attorney for Personal Representative:
James N. Powell
Florida Bar Number: 157689
JOHNSON POPE BOKOR
RUPPEL & BURNS, LLP
490 1st Ave. S., Suite 700
St. Petersburg, FL 33701
Telephone: (727) 800-5980
Fax: (727) 800-5981
E-Mail: jnpowell@jppfirm.com
Secondary E-Mail:
angelam@jppfirm.com
Nov. 24; Dec. 1, 2023 23-03530H

FOURTH INSERTION

you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.
Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03414H

FOURTH INSERTION

you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.
Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03419H

NOTICE OF APPLICATION

FOR TAX DEED
The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are:
Folio No.: 0539600000
File No.: 2023-1005
Certificate No.: 2021 / 4495
Year of Issuance: 2021
Description of Property:
APOLLO BEACH UNIT ONE PART TWO LOT 9 BLOCK 10

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

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

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03409H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: TAMPA VILLAS SOUTH UNIT NO 2 LOT 8 BLK 15
PLAT BK / PG : 44 / 26
SEC - TWP - RGE : 04 - 30 - 18
Name(s) in which assessed: BARTLEY INVESTMENTS LTD

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03416H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

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

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03411H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: E 3/4 OF NW 1/4 OF SE 1/4 LYING S OF SR NO 93 U S INTERSTATE HWY NO 75
SEC - TWP - RGE : 30 - 27 - 19
Name(s) in which assessed: AMEY C MAJOR

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03421H

FOURTH INSERTION
ELEMENTS AND LIMITED COMMON ELEMENTS

PLAT BK / PG : 1 / 52
SEC - TWP - RGE : 24 - 28 - 19
Name(s) in which assessed: LAMARSHA OLIVIA COPELAND

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

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

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

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: FLORIDA RAILWAY AND NAVIGATION COMPANY'S ADDITION E 77 1/2 FT OF LOT 7 BLOCK 4
PLAT BK / PG : 1 / 28
SEC - TWP - RGE : 29 - 28 - 22
Name(s) in which assessed: C X V I EAST HAINES CORP C/O POWER SHOP CXVI HAINES CORPORATION

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03418H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: GILLETTE PARK LOTS 5 AND 6 BLOCK 1 AND ABUTTING ALLEY ON N
PLAT BK / PG : 29 / 59
SEC - TWP - RGE : 10 - 29 - 18
Name(s) in which assessed: ROXANEE CHERIE DAVISON WARDA RICHARD RAYMOND DAVISON DORINDA ROXANA GARCIA DAVISON

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03417H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: NORTH YBOR BOOKER AND FERNANDEZ LOT 11 BLOCK 3
PLAT BK / PG : 1 / 75
SEC - TWP - RGE : 07 - 29 - 19
Name(s) in which assessed: BAG CHASERS INC

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03412H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: PHILLIPS ESTATES SUBDIVISION UNIT 2 LOT 6 BLOCK B
PLAT BK / PG : 41 / 58
SEC - TWP - RGE : 34 - 28 - 20
Name(s) in which assessed: MICHAEL ANTHONY WILLIAMS EVELYN DIANA WILLIAMS C/O DACCO

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03415H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: DEL RIO TOWNHOUSES LOT 17
PLAT BK / PG : 52 / 27
SEC - TWP - RGE : 28 - 28 - 19
Name(s) in which assessed: CHARLES M SHIELDS

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03420H

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

Description of Property: CUSTOM INDUSTRIAL PARK S 155 FT OF LOT 3 LESS E 1 FT AND S 155 FT OF E 1 FT OF LOT 4 PLAT BK / PG : 43 / 23
SEC - TWP - RGE : 30 - 28 - 18
Name(s) in which assessed: DOCOBO HOLDINGS INC

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03413H

FOURTH INSERTION
Name(s) in which assessed:

CATHERINE GRANADE CORZO NATALIE MARIE GRANADE JOE J CORZO DOROTHY DIAZ CORZO

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding,

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED

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

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

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

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

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

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 11/03/2023
Cindy Stuart
Clerk of the Circuit Court
Hillsborough County Florida
BY Carolina Muniz, Deputy Clerk
Nov. 10, 17, 24; Dec. 1, 2023
23-03408H

NOTICE
Effective Oct. 23, 2023, Laali Ali, MD, is no longer practicing medicine at WellMed.

Patients may continue care at WellMed at Brandon Regional. For questions or copies of medical records call: 1-813-681-5702 WellMed at Brandon Regional 621 W. Brandon Blvd. Brandon, FL 33511 Phone: 1-813-681-5702 Fax: 1-813-653-2376 Nov. 10, 17, 24; Dec. 1, 2023 23-03466H

NOTICE
Effective Dec. 8, 2023, Meryem Maras-Casey MD, is no longer practicing medicine at Optum.

Patients may continue care at Optum - Valrico. For questions or copies of medical records call: 1-813-689-9900 Optum - Valrico 1082 E. Brandon Blvd. Brandon, FL 33511 Phone: 1-813-689-9900 Fax: 1-813-653-9696 Nov. 10, 17, 24; Dec. 1, 2023 23-03465H

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

CASE NO.: 23-CC-107353 ALLY BANK, Plaintiff, VS. CHARLES A. GOUKER; et al., Defendant(s).

TO: Charles A. Gouker

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

CASE NO.: 23-CC-107353 ALLY BANK, Plaintiff, VS. CHARLES A. GOUKER; et al., Defendant(s).

TO: Charles A. Gouker

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

CASE NO.: 23-CC-107353 ALLY BANK, Plaintiff, VS. CHARLES A. GOUKER; et al., Defendant(s).

TO: Charles A. Gouker

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

CASE NO.: 23-CC-107353 ALLY BANK, Plaintiff, VS. CHARLES A. GOUKER; et al., Defendant(s).

TO: Charles A. Gouker

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

CASE NO.: 23-CC-107353 ALLY BANK, Plaintiff, VS. CHARLES A. GOUKER; et al., Defendant(s).

TO: Charles A. Gouker

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

CASE NO.: 23-CC-107353 ALLY BANK, Plaintiff, VS. CHARLES A. GOUKER; et al., Defendant(s).

TO: Charles A. Gouker

THIRD INSERTION

Last Known Residence: 7006 Mottie Rd. Lot 1 Gibsonton, FL 33534 YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida: 2017 Ford Escape, VIN 1FMCU0J9XHUB72972 has been filed against you and you are required to serve a copy of your written

THIRD INSERTION

defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before December 8, 2023, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability

THIRD INSERTION

who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less

THIRD INSERTION

than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Dated on November 6, 2023. As Clerk of the Court (SEAL) By: /s/ Mustafa Divan As Deputy Clerk

THIRD INSERTION

ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-104B Ref# 5935 Nov. 17, 24; Dec. 1, 8, 2023 23-03480H

THIRD INSERTION

ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-104B Ref# 5935 Nov. 17, 24; Dec. 1, 8, 2023 23-03480H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION
CASE NO. 23-CP-003927
IN RE: THE ESTATE OF MELVIN T. HULBURT, Deceased.

The administration of the Estate of Melvin T. Hulburt, deceased, whose date of death was July 29, 2022, File Number 23-CP-003927, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; the address of which is Clerk of the Circuit Court, Hillsborough County, Probate Division, 800 Twigg Street, Tampa, FL 33602. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

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

demands against decedent's estate, including unmaturing, 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 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 24, 2023.
Personal Representative DOUG HULBURT,
Personal Representative 1208 S. Dale Mabry, #1208 Tampa, FL 33611
ALISSA HULBURT
Personal Representative 2622 Crestfield Drive Valrico, FL 33596
 Attorney for Personal Representative Lyndy C. Jennings, Esq.
 Attorney for Personal Representatives Florida Bar No. 908851
 Law Offices of Lyndy C. Jennings, PA 330 Pauls Drive, Suite 212 Brandon, FL 33511
 Telephone: (813) 315-8547
 Email: ljennings@lyndylaw.com
 Nov. 24; Dec. 1, 2023 23-03549H

SECOND INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No. 23-CA-002420
Honorable Judge: WOLFE PLANET HOME LENDING, LLC Plaintiff, vs.

NORMAN MAHONEY; UNKNOWN SPOUSE OF NORMAN MAHONEY; MV REALTY PBC, LLC; DISCOVER BANK; HILLSBOROUGH COUNTY CLERK OF COURT; UNKNOWN TENANT OCCUPANT #1, UNKNOWN TENANT OCCUPANT #2; Defendants.

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated November 17, 2023 in the above-styled cause, Cindy Stuart, as the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at: www.hillsborough.realforeclose.com at 10:00 A.M. on March 5, 2024 the following described property:

LOT 4, BLOCK 9, TIMBERLANE SUBDIVISION-UNIT NO. 4, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 52, PAGE 64, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
 PARCEL ID # A0052315990
 COMMONLY KNOWN AS: 7901 Timberlane West Dr., Tampa, FL 33615

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

Dated this November 17, 2023
 /s/ Matthew T. Wasinger
 Matthew T. Wasinger, Esquire
 Wasinger Law Office
 605 E. Robinson, Suite 730
 Orlando, FL 32801
 (407) 308-0991
 Fla. Bar No.: 0057873
 Attorney for Plaintiff
 Service:
 mattw@wasingerlawoffice.com
 Nov. 24; Dec. 1, 2023 23-03550H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No.: 23-CA-014959
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANTHONY SALGUEIRO, DECEASED; MARIA-ELENA TAYLOR, AS POTENTIAL HEIR OF THE ESTATE OF ANTHONY SALGUEIRO, DECEASED; 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.

To the following Defendant(s): THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANTHONY SALGUEIRO, DECEASED (RESIDENCE UNKNOWN)

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

LOT 14, BLOCK 60, SULPHUR SPRINGS WITH THE EAST 1/2 OF A CLOSED ALLEY ABUTTING THEREON, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 5, OF THE PUBLIC RECORDS OF

HILLSBOROUGH COUNTY, FLORIDA.
 a/k/a 8010 N 14th St, Tampa, FL 33604

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before 12/20/2023, 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 demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 14 day of November, 2023.

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

Kelley Kronenberg
 Attorney for Plaintiff
 10360 West State Road 84
 Fort Lauderdale, FL 33324
 Nov. 24; Dec. 1, 2023 23-03555H

SECOND INSERTION

NOTICE OF ACTION IN THE 13th JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
Case No. 23-CA-014715
Division: 1

FIRST CITIZENS BANK AND TRUST COMPANY, Plaintiff, vs.
ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST MARVENIA COX; and UNKNOWN TENANT, Defendant.

TO: ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST MARVENIA COX last known address, 3014 E. Osborne Avenue, Tampa, Florida 33610

Notice is hereby given to ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST MARVENIA COX that an action of foreclosure on the following property in Hillsborough County, Florida:

LOT 18, BLOCK 21, BELMONT HEIGHTS SUBDIVISION, AS PER MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, AT PAGE 83, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Leslie S. White, Esquire, the Plaintiff's attorney, whose address is, 420 S. Orange Avenue, Suite 700, P.O. Box 2346, Orlando, Florida 32802-2346 on or before December 21, 2023 and file the original with the clerk of the court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

DATED ON November 15, 2023.
 Cindy Stuart
 County Clerk of Circuit Court (SEAL) By: /s/ Isha Tirado-Baker
 Deputy Clerk

Leslie S. White, Esquire
 the Plaintiff's attorney
 420 S. Orange Avenue, Suite 700
 P.O. Box 2346
 Orlando, Florida 32802-2346
 04393793.v1
 Nov. 24; Dec. 1, 2023 23-03538H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 23-CA-001819
FLAGSTAR BANK, N.A., Plaintiff, vs.

BRITTANY DONELLE SMITH A/K/A BRITTANY D. SMITH; TRAVIS CLAYTON SMITH; BULLFROG CREEK PRESERVE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1 N/K/A DONALD HOWARD; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on October 12, 2023 in Civil Case No. 23-CA-001819, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, FLAGSTAR BANK, N.A. is the Plaintiff, and BRITTANY DONELLE SMITH A/K/A BRITTANY D. SMITH; TRAVIS CLAYTON SMITH; BULLFROG CREEK PRESERVE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1 N/K/A DONALD HOWARD; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough.realforeclose.com on December 14, 2023 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 7, IN BLOCK 5, OF BULLFROG CREEK PRESERVE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 123, PAGE 1, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. TOGETHER WITH NON-EXCLUSIVE EASEMENT OF ENJOYMENT IN AND TO THE COMMON AREA APPURTENANT TO THE PROPERTIES DESCRIBED IN PARCEL 1 AS SET FORTH AND CREATED IN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF BULLFROG CREEK PRESERVE RECORDED IN OFFICIAL RECORDS BOOK 22670, PAGE 1205, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 14 day of November, 2023.
 ALDRIDGE PITE, LLP
 Attorney for Plaintiff
 5300 West Atlantic Avenue
 Suite 303
 Delray Beach, FL 33484
 Telephone: 561-392-6391
 Facsimile: 561-392-6965
 By: /s/ Digitally signed by Zachary Ullman
 Date: 2023.11.14 14:58:51-05'00'
 FBN: 106751
 Primary E-Mail:
 ServiceMail@aldridgepite.com
 1091-2437B
 Nov. 24; Dec. 1, 2023 23-03537H

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 21-CA-003782 DIV A NS193, LLC,

Plaintiff, v.
AMBRE BLANCK, et al., Defendants.

NOTICE is hereby given that Cindy Stuart, Clerk of the Circuit Court of Hillsborough County, Florida, will on January 8, 2024, at 10:00 a.m. ET, via the online auction site at http://www.hillsborough.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Hillsborough County, Florida, to wit:

Unit No. 316, of the Tampa Racquet Club, a Condominium, a Condominium according to the Declaration of Condominium December 8, 1978, as recorded in Official Records Book 3450, Page 1175, and any amendments thereto, and according to the plat thereof as recorded in Condominium Plat Book 2, Page 27, together with an undivided interest or share in the common elements appurtenant thereto, of the Public Records of Hillsborough County, Florida.
 Property Address: 5820 North Church Ave 316 Unit 316, Tampa, FL 33614

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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

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

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

SUBMITTED on this 17th 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 OF COUNSEL:
 Tiffany & Bosco, P.A.
 1201 S. Orlando Ave, Suite 430
 Winter Park, FL 32789
 Telephone: (205) 930-5200
 Facsimile: (407) 712-9201
 Nov. 24; Dec. 1, 2023 23-03551H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 23-CA-015416
AVAIL 1 LLC, a Delaware limited liability company, Plaintiff, vs.

UNKNOWN SPOUSE, HEIRS, DEVISEE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER ANNABELLE SITTER (DECEASED) OR THROUGH ELAINE HEARD CUTHBERTSON, AS THE PERSONAL REPRESENTATIVE OF THE ESTATE OF ANNABELLE SITTER; OAK PARK TOWNHOMES HOMEOWNERS ASSOCIATION, INC.; AND ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN; UNKNOWN TENANT, IF ANY, Defendant(s).

TO: UNKNOWN SPOUSE HEIRS DEVISEE GRANTEES ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER ANNABELLE SITTER (DECEASED) at last known address: unknown.

ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN: at last known address: unknown.

YOU ARE HEREBY NOTIFIED that an action to foreclose on real and personal property located at in Santa Rosa County, Florida:

Lot 1, Block 8, Oak Park Townhomes, according to the map or

plat thereof as recorded in Plat Book 57, Page 58, Public Records of Hillsborough County, Florida.

With a street address at: 1018 Cicero Lane, Brandon, FL 33511. has been filed against you. You are required to serve a copy of your written defenses, if any, to Vivian A. Jaime, Esquire, Plaintiff's attorney, Ritter, Zaretsky, Lieber & Jaime, LLP, Telephone: (305) 372-0933, 2800 Biscayne Boulevard, Suite 500, Miami, Florida 33137, Primary E-mail: Vivian@r2llaw.com; WITHIN THIRTY DAYS FROM THE FIRST DATE OF PUBLICATION, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If you fail to do so, a default will be entered against you for the relief demanded in the Complaint.

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

Dated: November 16, 2023
 CINDY STUART
 CLERK OF THE COURT
 (SEAL) BY: /s/ Isha Tirado-Baker
 Deputy Clerk
 P.O. Box 3360
 Tampa, Florida 33601
 Vivian A. Jaime, Esquire
 Plaintiff's attorney
 Ritter, Zaretsky, Lieber & Jaime, LLP
 Telephone: (305) 372-0933
 2800 Biscayne Boulevard,
 Suite 500
 Miami, Florida 33137
 Primary E-mail: Vivian@r2llaw.com
 Nov. 24; Dec. 1, 2023 23-03540H

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TENETH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 CIVIL DIVISION
CASE NO.: 23-CC-020392
DIV. O
BAYPORT WEST HOMEOWNERS ASSOCIATION, INC.

Plaintiff, vs.
SHERRY ZHOA, UNKNOWN TENANT #1, UNKNOWN TENANT #2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN, Defendants.

TO: Sherry Zhao
 10914 Landon Lane

Tampa, FL 33635

YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessment lien recorded on November 15, 2022, in Official Records Instrument #: 2022537631, in the Public Records of Hillsborough County, on the following property located in Hillsborough County, Florida.

ADDRESS: 10914 Landon Lane, Tampa, FL 33635
 LEGAL: Lot 17, Block 5, BAYPORT WEST PHASE 1, a subdivision according to the plat thereof recorded in Plat Book 56, Page 19, of the Public Records of Hillsborough County, Florida.

A Foreclosure Complaint has been filed against you and you are required to serve a copy of your written defenses,

if any, to it on Plaintiff's attorney, JOHN J. CAVALIERE, III Esquire, 5550 W. Executive Drive, Suite 250, Tampa, Florida 33609 on or before 12/22/2023, and file the original with the Clerk of this Court either before service upon the attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition:

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

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

DATED this 16 day of November, 2023.
 Cindy Stuart
 Clerk of the Court
 (SEAL) by: /s/ Isha Tirado-Baker,
 Deputy Clerk
 John J. Cavaliere, III, Esq.
 5550 W. Executive Drive, Suite 250
 Tampa, FL 33609
 Nov. 24; Dec. 1, 2023 23-03539H

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

SARASOTA • MANATEE • HILLSBOROUGH • PASCO
 PINELLAS • POLK • LEE • COLLIER • CHARLOTTE
 FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 19-CA-012056
DIVISION: C

JPMorgan Chase Bank, National
Association
Plaintiff, -vs.-
Ira D. Shandles a/k/a Ira Shandles;
Elizabeth S. Shandles a/k/a Elizabeth
S. Shandles a/k/a Elizabeth
Shandles; United States of America,
Department of Treasury; Van Dyke
Farms Homeowners' Association,
Inc.; SCM Roofing, LLC; Unknown
Parties in Possession #1, if living,
and all Unknown Parties claiming
by, through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties
may claim an interest as Spouse,
Heirs, Devisees, Grantees, or Other
Claimants; Unknown Parties
in Possession #2, if living, and
all Unknown Parties claiming by,
through, under and against the
above named Defendant(s) who
are not known to be dead or alive,
whether said Unknown Parties may
claim an interest as Spouse, Heirs,
Devisees, Grantees, or Other
Claimants

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant
to order rescheduling foreclosure sale
or Final Judgment, entered in Civil
Case No. 19-CA-012056 of the Circuit
Court of the 13th Judicial Circuit in
and for Hillsborough County, Florida,
wherein JPMorgan Chase Bank,
National Association, Plaintiff and
Ira D. Shandles a/k/a Ira Shandles
are defendant(s), I, Clerk of Court,
Cindy Stuart, will sell to the highest
and best bidder for cash by electronic
sale at <http://www.hillsborough.com>
beginning at 10:00
a.m. on January 2, 2024, the following
described property as set forth in said
Final Judgment, to-wit:

LOT 27, IN BLOCK E, OF
THE TRAILS AT VAN DYKE
FARMS, ACCORDING TO THE
MAP OR PLAT THEREOF, AS
RECORDED IN PLAT BOOK
68, PAGE 31, OF THE PUBLIC
RECORDS OF HILLSBOR-
OUGH COUNTY, FLORIDA.
ANY PERSON CLAIMING AN INTER-
EST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM NO LATER
THAN THE DATE THAT THE
CLERK REPORTS THE FUNDS AS
UNCLAIMED.

*Pursuant to Fla. R. Jud. Admin.

2.516(b)(1)(A), Plaintiff's counsel here-
by designates its primary email address
for the purposes of email service as:
FLService@logs.com*

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

"In accordance with the Americans
with Disabilities Act, persons needing
a special accommodation to participate
in this hearing, should contact A.D.A.
Coordinator not later than 1 (one) days
prior to the proceeding at (813) 272-
7040 or VIA Florida Relay Service at
1-800-955-8770."

LOGS LEGAL GROUP LLP
Attorneys for Plaintiff
750 Park of Commerce Blvd.,
Suite 130
Boca Raton, Florida 33487
Telephone: (561) 998-6700
Ext. 55139
Fax: (561) 998-6707
For Email Service Only:
FLService@logs.com
For all other inquiries:
mtebbi@logs.com
By: /s/ Amanda Friedlander, Esq.
Amanda Friedlander, Esq.
FL Bar # 72876
19-321618 FC01 W50
Nov. 24; Dec. 1, 2023 23-03566H

SECOND INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
13TH JUDICIAL CIRCUIT IN AND
FOR HILLSBOROUGH, FLORIDA
CASE NO.: 22-CA-007381

NEWREZ LLC D/B/A
SHELLPOINT MORTGAGE
SERVICING,
Plaintiff, v.
JASON CHATTIN; et al,
Defendant(s).

NOTICE IS HEREBY GIVEN that
pursuant to a Final Judgment in
Foreclosure entered on October 27,
2023 and entered in Case No. 22-CA-
007381 in the Circuit Court of the 13th
Judicial Circuit and in Hillsborough,
County, Florida, wherein NEWREZ LLC
D/B/A SHELLPOINT MORTGAGE
SERVICING is the Plaintiff and
JASON CHATTIN; CRYSTAL N.
CHATTIN F/K/A CRYSTAL NICOLE
SCARBERRY; UNKNOWN SPOUSE
OF CRYSTAL N. CHATTIN F/K/A
CRYSTAL NICOLE SCARBERRY;
HILLSBOROUGH COUNTY CLERK
OF COURT, are the Defendants. The
Clerk of the Court, CINDY STUART,
will sell to the highest bidder for
cash at <https://www.hillsborough.com>
realforeclose.com on January 23, 2024
at 10:00 AM, following described
real property as set forth in said Final
Judgment, to wit:
BEGIN AT THE SE CORNER

OF THE NE 1/4 OF THE SW 1/4
15, TOWNSHIP 30 SOUTH,
RANGE 20 EAST, HILLSBOR-
OUGH COUNTY, FLORIDA,
THENCE RUN NORTH 28.9
FEET; THENCE RUN WEST 50
FEET TO THE WEST BORDER
OF THE ALAFIA RIDGE ROAD;
RUN THENCE NORTH 225
FEET FOR A POINT OF BEGIN-
NING; THENCE RUN WEST 330
FEET; THENCE RUN NORTH
132 FEET; THENCE RUN EAST
330 FEET TO THE BORDER
OF SAID ROAD; THENCE RUN
SOUTH 132 FEET TO THE
POINT OF BEGINNING, LYING
AND BEING IN HILLSBOR-
OUGH COUNTY, FLORIDA.

Property Address: 7413 ALAFIA
RIDGE ROAD, RIVERVIEW, FL
33569

ANY PERSON CLAIMING AN INTER-
EST 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.

IMPORTANT
"IF YOU ARE A PERSON WITH A
DISABILITY WHO NEEDS ANY AC-
COMMODATIONS IN ORDER TO
PARTICIPATE IN THIS PROCEED-
ING, YOU ARE ENTITLED, AT NO

COST TO YOU, TO THE PROVISION
OF CERTAIN ASSISTANCE. PLEASE
CONTACT THE ADA COORDINA-
TOR, HILLSBOROUGH COUNTY
COURTHOUSE, 800 E. TWIGGS ST.,
ROOM 604, TAMPA, FL, 33602, (813)
272-7040, AT LEAST 7 DAYS BE-
FORE YOUR SCHEDULED COURT
APPEARANCE, OR IMMEDIATELY
UPON RECEIVING THIS NOTIFICA-
TION IF THE TIME BEFORE THE
SCHEDULED APPEARANCE IS LESS
THAN 7 DAYS; IF YOU ARE HEAR-
ING OR VOICE IMPAIRED, CALL
711."

WITNESS my hand and the seal of
the court on November 15, 2023.

GHIDOTTI | BERGER LLP
Attorneys for Plaintiff
1031 North Miami Beach Blvd
North Miami Beach, FL 33162
Telephone: (305) 501 2808;
Facsimile: (954) 780.5578
By: /s/ Tara L. Messinger
Chase A. Berger, Esq.
Florida Bar No.: 083794
Tara L. Messinger, Esq.
Florida Bar No.0059454
fcpleadings@ghidottiberger.com
Nov. 24; Dec. 1, 2023 23-03536H

FOURTH INSERTION

NOTICE OF ACTION AND
HEARING TO TERMINATE
PARENTAL RIGHTS PENDING
ADOPTION

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

FAMILY LAW DIVISION
CASE NO.: 23-DR-010703
DIVISION: C

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

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

YOU ARE HEREBY NOTIFIED
that a Petition for Adoption of Relative
and Termination of Parental Rights
has been filed by Jeanne T. Tate, P.A.,
418 West Platt Street, Suite B, Tampa,
Florida 33606, (813) 258-3355, regard-
ing a minor female child born to Rosa-
line Rhonda Relissa Lee nee Ransom
on July 22, 2012, in Pontiac, Oakland
County, Florida. The legal father Mat-
thew Paige Caffey, Sr., is African Ameri-
can, forty-four (44) years old, approxi-
mately 6'0" tall, weighs approximately
230 pounds, with black hair and brown

eyes. All other physical characteristics
and his residence address are unknown
and cannot be reasonably ascertained.
Additionally, the identity and all phys-
ical characteristics and the residence ad-
dress of any known or unknown legal or
biological father are unknown and can-
not be reasonably ascertained.

There will be a hearing on the Pe-
tition for Adoption of Relative and
Termination of Parental Rights on
December 7, 2023, at 3:00pm eastern
time, before Judge Wendy DePaul at
the George E. Edgecomb Courthouse,
800 East Twigg Street, Courtroom
403, Tampa, Florida 33602. The Court
has set aside fifteen minutes for the
hearing, which will be held via Zoom
at the following link: <https://zoom.us/j/3867785704>. The grounds for ter-
mination of parental rights are those set
forth in Fla. Stat. § 63.089.

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

If you elect to file written defenses to
said Petition, you are required to serve
a copy on Petitioner's attorney, Jeanne
T. Tate, P.A., 418 West Platt Street,
Suite B, Tampa, Florida 33606-2244,
(813) 258-3355, and file the original re-
sponse or pleading in the Office of the

Clerk of the Circuit Court of Hillsbor-
ough County, Florida, 800 East Twigg
Street, Tampa, Florida 33602, (813)
276-8100, on or before December 4,
2023, a date which is not less than 28
nor more than 60 days after the date of
first publication of this Notice.

UNDER § 63.089, FLA. STAT.,
FAILURE TO FILE A WRITTEN RE-
SPONSE TO THIS NOTICE WITH
THE COURT AND TO APPEAR AT
THIS HEARING CONSTITUTES
GROUNDS UPON WHICH THE
COURT SHALL END ANY PAREN-
TAL RIGHTS YOU MAY HAVE RE-
GARDING THE MINOR CHILD.

If you are a person with a disabil-
ity who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the ADA Coordinator,
Hillsborough County Courthouse, 800
E. Twigg St., Room 604, Tampa, Florida
33602, (813) 272-7040, at least 7
days before your scheduled court ap-
pearance, or immediately upon receiv-
ing this notification if the time before
the scheduled appearance is less than
7 days; if you are hearing or voice im-
paired, call 711.

Dated in Tampa, Hillsborough Coun-
ty, Florida, on November 1, 2023.

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

THIRD INSERTION

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

Case No.: 23-CA-016403 (Lead)
Case No.: 23-CA-016405

Case No.: 23-CA-016406
Case No.: 23-CA-016407
Case No.: 23-CA-016408
Case No.: 23-CA-016409
Case No.: 23-CA-016410
Case No.: 23-CA-016411
Case No.: 23-CA-016412
Case No.: 23-CA-016414
Case No.: 23-CA-016416
Case No.: 23-CA-016417

In re: Assignment for the Benefit of
Creditors of
EASY MOVES HOLDINGS, LLC,
RED ROVER, LLC,
RED ROVER #2, LLC,
RED ROVER #3, LLC,
RED ROVER #4, LLC,
RED ROVER #5, LLC,

RED ROVER #6, LLC,
RED ROVER #8, LLC,
RED ROVER #10, LLC,
RED ROVER #11, LLC,
RED ROVER #12, LLC,
RED ROVER #13, LLC,
Assignors,
To:
JOSEPH J. LUZINSKI,
Assignee.

TO: CREDITORS AND OTHER IN-
TERESTED PARTIES:
PLEASE TAKE NOTICE that on
November 3, 2023, petitions com-
mencing an assignment for the ben-
efit of creditors pursuant to chapter
727, Florida Statutes, made by Easy
Moves Holdings, LLC, together with
Red Rover, LLC, Red Rover #2, LLC,
Red Rover #3, LLC, Red Rover #4,
LLC, Red Rover #5, LLC, Red Rover
#6, LLC, Red Rover #8, LLC, Red
Rover #10, LLC, Red Rover #11,
LLC, Red Rover #12, LLC, and Red
Rover #13, LLC, with their principal

place of business at 5701 East Hills-
borough Avenue, Suite 1419, Tampa,
Florida 33610, to Joseph J. Luzinski,
assignee, whose address is 500 West
Cypress Creek Road, Suite 400, Fort
Lauderdale, Florida 33309, were filed.

YOU ARE HEREBY further not-
ified that in order to receive any divid-
end in this proceeding you must file
a proof of claim with the assignee or
the assignee's attorney on or before
March 2, 2024.

STEPHANIE C. LIEB
TRENAM, KEMKER, SCHARF,
BARKIN, FRYE, O'NEILL &
MULLIS, P.A.
PO Box 1102
Tampa, FL 33601-1102
Email: slieb@trenam.com
Tel: (813) 223-7474
Proposed Attorneys for the
Assignee, Joseph J. Luzinski
Nov. 17, 24; Dec. 1, 8, 2023
23-03494H

FOURTH INSERTION

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

CASE NO.: 23-CC-095160
ALLY CAPITAL,
Plaintiff, VS.
MICHELLE RIVERA; et al.,
Defendant(s).

TO: Michelle Rivera
Last Known Residence: 11830 Ross-
mayne Drive Riverview, FL 33569

YOU ARE NOTIFIED that an ac-
tion for Replevin of personal property
and breach of contract damages on the
following personal property in Hillsbor-
ough County, Florida:

2017 Jeep Wrangler Unlimited,
VIN 1C4EJWJG1HL536630
has been filed against you and you are

required to serve a copy of your written
defenses, if any, to it on ALDRIDGE
PITE, LLP, Plaintiff's attorney, at 5300
West Atlantic Avenue Suite 303 Delray
Beach, FL 33484, on or before Novem-
ber 27, 2023, and file the original with
the clerk of this court either before
service on Plaintiff's attorney or im-
mediately thereafter; otherwise a default
will be entered against you for the relief
demanded in the complaint or petition.

If you are a person with a disability
who needs an accommodation in order
to access court facilities or participate
in a court proceeding, you are entitled,
at no cost to you, to the provision of cer-
tain assistance. To request such an ac-
commodation, please contact Court Ad-
ministration at least 7 days before your
scheduled court appearance, or imme-
diately upon receiving a notification of

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

Dated on October 24, 2023.
As Clerk of the Court
(SEAL) By: /s/ Mustafa Divan
As Deputy Clerk

ALDRIDGE PITE, LLP
Plaintiff's attorney
5300 West Atlantic Avenue Suite 303
Delray Beach, FL 33484
1693-050B
Ref# 5801
Nov. 10, 17, 24; Dec. 1, 2023
23-03426H

SECOND INSERTION

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

Case No: 23-CA-15699
Division: H

FLORIDA 6000, LLC,
Plaintiff, vs.
PATSY JEAN WINTERS, THE
UNKNOWN HEIRS AND
BENEFICIARIES OF ETHEL
MORGAN A/K/A ETHEL MAE
MORGAN A/K/A ETHEL MAE
HICKMAN A/K/A ETHEL MAE
UTTER A/K/A ETHEL UTTER,
DECEASED; THE UNKNOWN
HEIRS AND BENEFICIARIES OF
JOANNA HICKMAN BAXTER
A/K/A JOANNA BAXTER,
DECEASED; THE UNKNOWN
HEIRS AND BENEFICIARIES
OF BRIAN WINTERS, DECEASED,
AND JOHN WINTERS,
Defendants.

To: Unknown Heirs and Beneficiaries
of Joanna Baxter, Deceased
Unknown Heirs and Beneficiaries of
Brian Winters, Deceased
Unknown Heirs and Beneficiaries of
Ethel Morgan a/k/a Ethel Mae Morgan
a/k/a Ethel Mae Hickman a/k/a Ethel
Mae Utter a/k/a Ethel Utter, Deceased
John Winters
Patsy Jean Winters

YOU ARE NOTIFIED that an ac-
tion to quiet title real property pursu-
ant to Florida Statute §65 has been
filed against you. This action involves
real property in Hillsborough County,
Florida (the "Property") more particu-

larly described as:

A part of the East half of the
Southeast quarter of the Southeast
quarter of Section 13, Township 30
South, Range 19 East, Hillsbor-
ough County, Florida, Being more
particularly described as follows:
Begin at the North right-of-way
line of Riverview Drive, 405 feet
west of the East boundary of said
Section 13, thence Running North
388 feet, East 74 feet, North 257
feet, West 311 feet, South 645 feet,
East 237 feet to beginning, to-
gether with improvements located
thereon, including a mobile home
Property Address: 9024 Riverview
Drive, Riverview, Florida 33578
Parcel ID No. U-13-30-19-
ZZZ-000001-68850.0

This action was instituted in the Thir-
teenth Circuit Court, Hillsborough
County, Florida, and is styled Florida
6000, LLC, Plaintiff vs. Patsy Jean
Winters; The Unknown Heirs and Ben-
eficiaries of Ethel Morgan a/k/a Ethel
Mae Morgan a/k/a Ethel Mae Hick-
man a/k/a Ethel Mae Utter a/k/a Ethel
Utter, Deceased; The Unknown Heirs
and Beneficiaries of Joanna Hickman
Baxter a/k/a Joanna Baxter, Deceased;
The Unknown Heirs and Beneficiaries
of Brian Winters, Deceased; and John
Winters, Defendants.

You are required to serve a copy
of your written defenses, if any, to it
on the Plaintiff's Attorney, Michele
Diglio-Benkiran, Esquire, whose ad-
dress is C/O Legal Counsel, P.A., 13330
West Colonial Drive, Unit 110, Winter
Garden, Florida 34787, on or before

12/21/2023 and file the original with
the clerk of this court either before
service on the Plaintiff's Attorney or
immediately thereafter; otherwise a
default will be entered against you for
the relief demanded in the complaint or
petition.

This notice shall be published once a
week for four consecutive weeks in The
Business Observer.

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

DATED ON 11/15/2023
Cindy Stuart
Clerk of the Circuit Court
(SEAL) By: /s/ Isha Tirado-Baker
As Deputy Clerk

Michele Diglio-Benkiran, Esquire
C/O Legal Counsel, P.A.
13330 West Colonial Drive, Unit 110
Winter Garden, Florida 34787
Nov. 24; Dec. 1, 8, 15, 2023
23-03557H

THIRD INSERTION

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

CIVIL DIVISION
Case No.: 23-CA-013989
Division: R

JESSE ANTHONY MCDANIELS,
Plaintiff, vs.
MELVINA GIMBLET; LINDA
CRUSE; AND THE UNKNOWN
HEIRS, DEVISEES, GRANTEES,
ASSIGNEES, TRUSTEES,
SUCCESSORS IN INTEREST,
AND ALL OTHER PERSONS
CLAIMING BY, THROUGH,
UNDER OR AGAINST JAMES
M. FISHER, DECEASED; AND
OTHER PARTIES, INCLUDING
THE UNKNOWN SPOUSE OF ANY
TITLE HOLDER IN POSSESSION
OF THE PROPERTY, AND, IF
A NAMED DEFENDANT IS DE-
CEASED, THE SURVIVING
SPOUSE, HEIRS, DEVISEES,
GRANTEES, CREDITORS, AND
ALL OTHER PARTIES CLAIMING
BY, THROUGH, UNDER, OR
AGAINST THAT DEFENDANT,
AND ALL CLAIMANTS, PERSONS
OR PARTIES, NATURAL OR
CORPORATE, OR WHOSE EXACT
LEGAL STATUS IS UNKNOWN,
CLAIMING UNDER ANY OF THE
ABOVE NAMED OR DESCRIBED
DEFENDANTS,
Defendants.

TO: DEFENDANTS, THE UN-
KNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES, TRUST-

EES, SUCCESSORS IN INTER-
EST, AND ALL OTHER PERSONS
CLAIMING BY, THROUGH, UNDER
OR AGAINST JAMES M. FISHER,
DECEASED; AND OTHER PART-
TIES, INCLUDING THE UNKNOWN
SPOUSE OF ANY TITLE HOLDER IN
POSSESSION OF THE PROPERTY,
AND, IF A
NAMED DEFENDANT IS DE-
CEASED, THE SURVIVING SPOUSE,
HEIRS, DEVISEES, GRANTEES,
CREDITORS, AND ALL OTHER PART-
TIES CLAIMING BY, THROUGH,
UNDER, OR AGAINST THAT DE-
FENDANT, AND ALL CLAIMANTS,
PERSONS OR PARTIES, NATURAL
OR CORPORATE, OR WHOSE EX-
ACT LEGAL STATUS IS UNKNOWN,
CLAIMING UNDER ANY OF THE
ABOVE NAMED OR DESCRIBED
DEFENDANTS:

YOU ARE NOTIFIED that an action
for Adverse Possession and to Quiet
Title to the following property in Hill-
sborough County, Florida:

Lots 11 and 12, Block 1, GLEN-
DALE, according to the map or
plat thereof as recorded in Plat
Book 7, Page 26, Public Records
of Hillsborough County, Florida.

has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it on BRUCE
J. SPERRY, Esquire, the Plaintiff's at-
torney, whose address is 1607 South
Alexander Street, Suite 101, Plant City,
Florida 33563-8421, within thirty (30)
days of the first date of publication on
or before December 20, 2023, and file
the original with the Clerk of this Court
either before service on the Plaintiff's

attorney or immediately thereafter;
otherwise a default will be entered
against you for the relief demanded in
the Complaint or petition.

THIS NOTICE SHALL BE PUB-
LISHED ONCE A WEEK FOR
FOUR(4) CONSECUTIVE WEEKS

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

WITNESS my hand and seal of the
Court on the 14 day of November, 2023.

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

BRUCE J. SPERRY, Esquire
the Plaintiff's attorney
1607 South Alexander Street, Suite 101
Plant City, Florida 33563-8421
Nov. 17, 24; Dec. 1, 8, 2023
23-03515H

SECOND INSERTION

NOTICE
IN THE CHANCERY COURT OF
GIBSON COUNTY, TENNESSEE,
AT HUMBOLDT

Robert Houston is hereby summoned
to file an answer in the Gibson County
Chancery Court of Humboldt, Tennes-
see, who's address is 1421 Osborne St,
Humboldt, TN 38343, to Answer to
the Petition for Termination of Pa-
rental Rights and Adoption, which is
sworn to and filed in the case of; IN

RE: The Adoption of Naomi Houston
(DOB: 02/10/2015), bearing Docket #
H6574, in the above court, within thirty
(30) days after the last date of publica-
tion hereof, OR appear for the hearing
in the Gibson County Chancery Court
of Trenton, Tennessee, who's address
is 204 N Court square Trenton, TN
38382, on February 14, 2024, at 3:00
p.m. If Robert Houston does not file an
answer or appear as directed by this no-
tice, judgment by default will be taken

against him for the relief demanded in
the Petition.

It has been ordered that this Notice
be published for four (4) consecu-
tive weeks in the Business Observer, a
weekly newspaper, in Hillsboro County,
Florida.

/s/ Amanda Brown, Clerk & Master
Chancery Court
Nov. 24; Dec. 1, 8, 15, 2023
23-03556H

**PUBLISH YOUR
LEGAL NOTICE**
Call 941-906-9386
or email legal@businessobserverfl.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
**Business
Observer**
1020896.V06