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PUBLIC NOTICES

THURSDAY, DECEMBER 14, 2023

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FLAGLER COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, FLAGLER COUNTY, FLORIDA PROBATE DIVISION
Case No. 23-CP-000386
Division: 48
IN RE: ESTATE OF GLORIA LEVCHUK, Deceased

The administration of the estate of GLORIA LEVCHUK deceased, whose date of death was April 4, 2023; Case Number 23-CP-000386, is pending in the Circuit Court for Flagler County, Florida, Probate Division, Bunnell, Florida 32110. 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, 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 the decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is December 14, 2023.

Persons Giving Notice:
William Levchuk
12 Valencia Street
Palm Coast, Florida 32137

Attorney for Personal Representatives:
JOHN E. TRAVERS, ESQ.
Stern Killeulen & Rufolo, LLC
7108 Fairway Drive, Suite 123
Palm Beach Gardens, Florida 33418
Tel: 561-721-6525
Facsimile: 973-535-9664
Florida Bar No. 90498
December 14, 21, 2023 23-00214G

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA
Case No.: 2023 DR 001080
Division: 47

Gianni Verdone, Petitioner, and Ariana Verdone, Respondent,
TO: Ariana Verdone
2B Sebastian Ct Palm Coast FL, 32164

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to us in Gianni Verdone, whose address is 64 Bannerwood Lane Palm Coast FL, 32137 on or before 12/30/2023, and file the original with the clerk of this Court at 1769 E. Moody Blvd Bldg 1 Bunnell FL 32110 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided:

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

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

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

Dated: 11/17/23

CLERK OF THE CIRCUIT COURT
(SEAL.) By: */s/ Makaela McCarthy*
Deputy Clerk

Dec. 14, 21, 28, 2023; Jan. 4, 2024

23-00212G

FIRST INSERTION

NOTICE OF FINDING OF NO SIGNIFICANT IMPACT AND NOTICE OF INTENT TO REQUEST RELEASE OF FUNDS

December 14, 2023
Florida Housing Finance Corporation
227 North Bronough Street, Suite 5000
Tallahassee, FL 32301-1329
(850) 488-4197

These notices shall satisfy two separate but related procedural requirements for activities to be undertaken by the Florida Housing Finance Corporation.
REQUEST FOR RELEASE OF FUNDS

On or about January 3, 2024 the Florida Housing Finance Corporation (FHFC) will submit a request to the U. S. Department of Housing and Urban Development (HUD) for the release of a Home Investment Partnership Program (HOME) loan for the financing for Rental Developments in Certain Hurricane Ian Impacted Counties, under 24 CFR Part 92 under Title II of the Cranston-Gonzalez National Affordable Housing Act (NAHA), in accordance with Section 288 (42 U.S.C. 12838), as amended, to undertake a project known as **Phoenix Crossings located at the North Intersection Hwy 100 and North Bay Street, Bunnell, Flagler County, Florida. The proposed development is for the construction of 28 Garden Apartments comprising of two (2)-residential buildings two (2)-stories high. Construction costs are estimated at \$10,201,872 to be partially funded with HOME for \$6,250,000.**

FINDING OF NO SIGNIFICANT IMPACT

The Florida Housing Finance Corporation has determined that the project will have no significant impact on the human environment. Therefore, an Environmental Impact Statement under the National Environmental Policy Act of 1969 (NEPA) is not required. Additional project information is contained in the Environmental Review Record (ERR) on file at Florida Housing Finance Corporation, 227 North Bronough Street, Suite 5000, Tallahassee, FL 32301-1329, and may be examined or copied weekdays 9:00 AM to 5:00 PM.

PUBLIC COMMENTS

Any individual, group, or agency may submit written comments on the ERR to Florida Housing Finance Corporation, 227 North Bronough Street, Suite 5000, Tallahassee, FL 32301-1329, Attention: Ms. Angeliki Sellers or via e-mail at ERRComments@floridahousing.org. All comments received by January 2, 2024, will be considered by the Florida Housing Finance Corporation prior to authorizing submission of a request for release of funds. Comments should specify which Notice they are addressing.

ENVIRONMENTAL CERTIFICATION

The Florida Housing Finance Corporation certifies to the U.S. Department of Housing and Urban Development (HUD) that Ms. Angeliki Sellers, in her capacity as Chief Financial Officer with delegated Certifying Officer duties of the FHFC, consents to accept the jurisdiction of the Federal Courts if an action is brought to enforce responsibilities in relation to the environmental review process and that these responsibilities have been satisfied. HUD's approval of the certification satisfies its responsibilities under NEPA and related laws and authorizes and allows FHFC to use Program funds.

OBJECTIONS TO RELEASE OF FUNDS

HUD will accept objections to its release of fund and the Florida Housing Finance Corporation's certification for a period of fifteen (15) days following the anticipated submission date or its actual receipt of the request (whichever is later) only if they are on one of the following bases: (a) the certification was not executed by the Certifying Officer of the Florida Housing Finance Corporation; (b) the Florida Housing Finance Corporation has omitted a step or failed to make a decision or finding required by HUD regulations at 24 CFR Part 58; (c) the grant recipient has committed funds or incurred costs not authorized by 24 CFR Part 58 before approval of a release of funds by HUD; or (d) another Federal agency acting pursuant to 40 CFR Part 1504 has submitted a written finding that the project is unsatisfactory from the standpoint of environmental quality. Objections must be prepared and submitted via email in accordance with the required procedures (24 CFR Part 58, Sec. 58.76) and shall be addressed to Ms. Tonya R. Madison, CPD Representative, U.S. Department of Housing & Urban Development, Community Planning & Development Division, Jacksonville Field Office, 400 W. Bay Street, Suite 1015, Jacksonville, FL 32202. Potential objectors should contact the HUD Jacksonville Field Office via email to Tonya.R.Madison@hud.gov to verify the actual last day of the objection period.

Ms. Angeliki Sellers, Chief Financial Officer of the Florida Housing Finance Corporation

December 14, 2023 23-00312F

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2022 CA 000810

ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CALVIN KENNETH EDWARDS, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 02, 2023, and entered in 2022 CA 000810 of the Circuit Court of the SEVENTH Judicial Circuit in and for Flagler County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CALVIN KENNETH EDWARDS, DECEASED; WANDA GLAVIN; CALVIN EDWARDS, JR.; CRYSTAL EDWARDS are the Defendant(s). TOM W. BEXLEY as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at <https://flagler.realforeclose.com>, at 11:00 AM, on January 05, 2024, the following described property as set forth in said Final Judgment, to wit:

LAND SITUATED IN THE TOWN OF BUNNELL IN THE COUNTY OF FLA-

GLER IN THE STATE OF FL. LOTS 7 AND 8, BLOCK 28, TOWN OF BUNNELL, AS PER MAP RECORDED IN PLAT BOOK 1, PAGE 2, PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA

Property Address: 507 N ORANGE ST, BUNNELL, FL 32110
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT

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

Dated this 6 day of December, 2023.
By: */s/Danielle Salem*
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
22-069454 - NaC
December 14, 21, 2023 23-00211G

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA
Case No. 2023 CA 000993
Division: 49
MARIA ROSANGELA CIRESI, Plaintiff, vs. ALPHONSO LOGIUDICE, Defendant.

TO: ALPHONSO LOGIUDICE, and if dead or not known to be dead or alive, his several and respective unknown spouses, heirs, devisees, grantees, and judgment creditors, or other parties claiming by, through, or under those unknown natural persons, 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 or parties.

YOU ARE HEREBY NOTIFIED that an action to quiet title to the following property in Flagler County, Florida:

Lot 10 of Block 40 of Palm Coast, Map of Pine Grove, Section 28, according to the plat thereof, as recorded in Map Book 9, at Page 59, of the Public Records of Flagler County, Florida. (For Sections 1 through 16 inclusive, the aforementioned legal description includes the following language: as amended by instrument recorded in Official Records book 35, at page 528 of the Public Records of Flagler County, Florida.)
a/k/a 3 Porter Lane, Palm Coast, Florida 32164.

has been filed against you and you are required to serve a copy of your written defenses, if any, to Vincent L. Sullivan, Esq., the Plaintiff's attorney, whose address is 145 City Place, Suite 301, Palm Coast, Florida 32137 [VSullivan@legaltteamforlife.com] and [CMcNeil@legaltteamforlife.com], on or before 30 days after the first date of publication of this Notice of Action, 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.

Dated 12/11/2023.
TOM BEXLEY
Clerk of Court
(SEAL.) By: */s/ Margarita Ruiz*
Deputy Clerk

Vincent L. Sullivan, Esq., the Plaintiff's attorney
145 City Place, Suite 301
Palm Coast, Florida 32137
[VSullivan@legaltteamforlife.com] and [CMcNeil@legaltteamforlife.com]
Dec. 14, 21, 28, 2023; Jan. 4, 2024
23-00213G

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION
File No.: 2023 CP 000751
Division: 48
IN RE: ESTATE OF FRANCIS ALLEN SAUNDERS Deceased.

The administration of the estate of FRANCIS ALLEN SAUNDERS, deceased, whose date of death was January 2, 2023, is pending in the Circuit Court for FLAGLER County, Florida, Probate Division, the address of which is 1769 E Moody Blvd, Bldg 1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION
File No. 2023 CP 000748
Division 48
IN RE: ESTATE OF ANN WHITE Deceased.

The administration of the estate of Ann White, deceased, File Number: 2023 CP 000748, whose date of death was February 2, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E Moody Boulevard, Building 1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 14, 2023.

Personal Representative:
/s/ Joseph DiMeglio
Joseph DiMeglio
556 N Lewis Ave.
Lindenhurst, NY 11757

Attorney for Personal Representative:
/s/ Jonathan P. Hermes
Jonathan P. Hermes, Esq.
Attorney
Florida Bar Number: 1011335
Ginn & Patrou, PLLC
460 A1A Beach Blvd.
St. Augustine, FL 32080
Telephone: (904) 461-3000
Fax: (844) 730-9828
E-Mail: service@ginnpatrou.com
Secondary E-Mail: jhermes@ginnpatrou.com
December 14, 21, 2023 23-00209G

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 14, 2023.

Personal Representative:
/s/ GREGORY SAUNDERS
325 Lafayette Street, Unit 8007
Bridgeport, Connecticut 06604

Attorney for Personal Representative:
RODOLFO SUAREZ, JR., ESQ.
Attorney
Florida Bar Number: 013201
9100 S Dadeland Blvd., Suite 1620
Miami, Florida 33156
Telephone: (305) 448-4244
E-Mail: rudy@suarezlawyers.com
December 14, 21, 2023 23-00208G

FIRST INSERTION

NOTICE OF FORFEITURE

A 2006 Chevrolet Trail Blazer with VIN# 1GNLT138962245301 was seized for forfeiture by the Flagler County Sheriff's Office on October 27, 2023.

The item(s) were seized at or near Old Dixie Highway South, Flagler County FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2023 CA 001022 in the 7th Circuit Court.

December 14, 21, 2023 23-00316F

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2022 CA 000812
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. CAROLYN ANN MAINWOOD, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 07, 2023, and entered in 2022 CA 000312 of the Circuit Court of the SEVENTH Judicial Circuit in and for Flagler County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and CAROLYN ANN MAINWOOD; AQUA FINANCE, INC. are the Defendant(s). TOM W. BEXLEY as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at <https://flagler.realforeclose.com>, at 11:00 AM, on January 05, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 18, BLOCK 45, SUBDIVISION MAP PINE GROVE - SECTION-26 PALM COAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 9, PAGE 20 THROUGH 35, INCLUSIVE, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

Property Address: 78 PIEDMONT DR, PALM COAST, FL 32164
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT

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

Dated this 6 day of December, 2023.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: */s/ Danielle Salem*
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
22-028615 - NaC
December 14, 21, 2023 23-00210G

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of PCW Services located at 60 Surfview Drive, Unit 604, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 27th day of November, 2023.
David Buch

December 14, 2023 23-00313F

FIRST INSERTION

NOTICE OF FORFEITURE

A 2014 Dodge Durango with VIN# 1C4SDHCT0EC394252, \$625.00 USD, Zastava Semi-Auto Rifle serial #ZPAP92, RG Industries 22 Revolver serial #38796 was seized for forfeiture by the Flagler County Sheriff's Office on November 27, 2023. The item(s) were seized at or near Southbound I-95, Flagler County FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2023 CA 001016 in the 7th Circuit Court.

December 14, 21, 2023 23-00311F

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FLAGLER SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT, SEVENTH
JUDICIAL CIRCUIT, IN AND FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2022 CP 000705
DIVISION: 48
IN RE: ESTATE OF
PATSY ANNE TOMLINSON,
Deceased.

The administration of the estate of PATSY ANNE TOMLINSON, deceased, whose date of death was January 7, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Blvd, Bldg 1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 7, 2023.

/s/ **DocuSigned by: Angela Tomlinson,**
Personal Representative
40 Perthshire Lane
Palm Coast, FL 32164
FRED B. SHARE, ESQUIRE
Florida Bar No. 256765
1092 Ridgewood Avenue
Holly Hill, FL 32117
Telephone: (386) 253-1030
Fax: (386) 248-2425
E-Mail: fredshare@cfi.rr.com
2nd E-Mail: brobins@cfi.rr.com
Attorney for Personal Representative
December 7, 14, 2023 23-00207G

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023CP000616
IN RE: ESTATE OF
LUCIA MARIE CHERIM
Deceased.

The administration of the estate of Lucia Marie Cherim, deceased, whose date of death was June 27, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Boulevard, Building #1, Bunnell, Florida 32110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 7, 2023.

Personal Representative:
/s/ **Jay Allen Cherim**
79 Egret Trail
Palm Coast, Florida 32164
Attorney for Personal Representative:
/s/ Zachary M. Rothman, Attorney
Florida Bar Number: 0117924
JONES FOSTER P.A.
505 South Flagler Drive, Suite 1100
West Palm Beach, FL 33401
Telephone: (561) 659-3000
Fax: (561) 650-5300
E-Mail: zrothman@jonesfoster.com
December 7, 14, 2023 23-00205G

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME
LAW PURSUANT TO SECTION 865.09,
FLORIDA STATUTES NOTICE IS
HEREBY GIVEN that Chaz Davis will
engage in business under the fictitious
name JUMP IN & GO AUTO SALES,
with a physical address 21 SEA FRONT
TRAIL PALM COAST, FL 32164, with a
mailing address 21 SEA FRONT TRAIL
PALM COAST, FL 32164, and already
registered the name mentioned above
with the Florida Department of State,
Division of Corporations.

Dated this 8th day of December, 2023.
Marc Leonardi

December 14, 2023 23-00317F

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Leonardi Ent. LLC located at 29 Lamour Lane, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 8th day of December, 2023.
Marc Leonardi

December 14, 2023 23-00315F

SECOND INSERTION

NOTICE TO CREDITORS
(Formal Administration)
IN THE 7th JUDICIAL CIRCUIT COURT
IN AND FOR FLAGLER COUNTY,
FLORIDA.
PROBATE DIVISION
CASE NO.: 2023-CP-000725
IN RE: THE ESTATE OF
CARL L. POTTER,
Deceased.

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

The administration of the estate of CARL L. POTTER, deceased, whose date of death was September 15, 2023, and whose social security number is XXX-XX-1407, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 East Moody Boulevard, Building #1, Bunnell, Florida 32110. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 first publication of this Notice is December 7, 2023.
/s/ **Carl L. Potter, JR.,**
CARL L. POTTER, JR.,
As Personal Representative
Attorney and Personal Representative
Giving Notice:
/s/ STEVEN E. GURIAN
STEVEN E. GURIAN, ESQ.,
Attorney for Personal Representative
EASY ESTATE PROBATE, PLLC
2601 South Bayshore Drive, 18th Floor
Coconut Grove, Florida 33133
Tel: 1-833-973-3279
Fax: 1-833-927-3279
E-mail: SG@EasyEstateProbate.com
Florida Bar No. 101511
December 7, 14, 2023 23-00203G

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
7TH JUDICIAL CIRCUIT, IN AND FOR
FLAGLER COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2023 CA 000937
NEWREZ LLC D/B/A SHELLPOINT
MORTGAGE SERVICING,
Plaintiff, vs.
ANNEMARIE KNOBLICH A/K/A
ANNE MARIE KNOBLICH A/K/A
ANN MARIE KNOBLICH A/K/A
ANNMARIE KNOBLICH, et al.,
Defendants.

TO: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ROBERT W. KNOBLICH
24 SEDGEWICK TRL, PALM COAST, FL 32164

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

LOT 13, BLOCK 45, OF PALM COAST, MAP OF SEMINOLE WOODS, SECTION 58, A SUBDIVISION ACCORDING TO THE PLAT OR MAP THEREOF, DESCRIBED IN MAP BOOK 19, PAGE 26, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

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

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

WITNESS my hand and the seal of this Court this day of 11/28/2023.

TOM W. BEXLEY
As Clerk of the Court
(SEAL) By: /s/ Amy Perez
As Deputy Clerk

De Cubas & Lewis, P.A.
Attorney for Plaintiff
PO BOX 5026
CORAL SPRINGS, FL 33310
23-01517
December 7, 14, 2023 23-00204G

FIRST INSERTION

Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Bumper Bulldog Rescue located at 9 Elias Lane, in the City of Palm Coast, Flagler County, FL 32164 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of December, 2023.
Melissa Sanchez

December 14, 2023 23-00314F

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
FLAGLER COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023 CP 000773
Division 48
IN RE: ESTATE OF
LEE-ANN DALEY
Deceased.

The administration of the estate of Lee-Ann Daley, deceased, whose date of death was December 16, 2022, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C. Hammond Justice Center, 1769 E. Moody Blvd, Bldg. 1, Bunnell, FL 32110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 7, 2023.

Personal Representative:
/s/ **Christopher Gable**
139 Forrester Pl
Palm Coast, Florida 32137
Attorney for Personal Representative:
/s/ David Pilcher, Attorney
Florida Bar Number: 0001562
Bogin, Munns & Munns, P.A.
P.O. Box 2807
Orlando, Florida 32802
Telephone: (407) 578-1334
Fax: (407) 578-2181
E-Mail: dpilcher@boginmunns.com
Sec. E-Mail:
bmmsservice@boginmunns.com
Addl. E-Mail: kpilcher@boginmunns.com
December 7, 14, 2023 23-00202G

THIRD INSERTION

NOTICE OF ACTION FOR
Dissolution of Marriage
IN THE CIRCUIT COURT OF THE
Seventh JUDICIAL CIRCUIT, IN AND
FOR FLAGLER COUNTY, FLORIDA
Case No.: 2023DR000855
Division: 47

Chaz Davis,
Petitioner and
Daniel Wiley,
Respondent.

TO: Daniel Wiley
745 Bellevue Avenue, apt #1 Daytona
Beach, FL 32114

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

FOURTH INSERTION

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

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

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

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

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

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

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



November 23, 30, December 7, 14, 2023

23-00297F

VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA
CASE NO.: 2023 30237 CICI TRAILWOOD TOWNHOMES HOMEOWNERS ASSOCIATION, INC, Plaintiff, vs. JOSE CASTILLO, et al., Defendant(s).

Notice is given that pursuant to the Final Judgment of Foreclosure dated , in Case No.: 2023 30237 CICI of the Circuit Court in and for Volusia County, Florida, wherein TRAILWOOD TOWNHOMES HOMEOWNERS ASSOCIATION, INC, is the Plaintiff and JOSE CASTILLO, et al., is/ are the Defendant(s). The Clerk of Court will sell to the highest and best bidder for cash at 11:00 a.m., at <https://www.volusia.realforeclose.com>, in accordance with Section 45.031, Florida Statutes, on January 3, 2024, the following described property set forth in the Final Judgment of Foreclosure: Lot 26 TRAILWOOD SUB MB 38 PG 97 PER OR 5050 PG 2185 PER OR 5849 PG 3420 PER OR 5897 PG 3787 PER OR 6377

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2022 11959 CIDL U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs. CHARLES J. LUPICA A/K/A CHARLES LUPICA AND ERIN L. LUPICA A/K/A ERIN LUPICA, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 06, 2023, and entered in 2022 11959 CIDL of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and CHARLES J. LUPICA A/K/A CHARLES LUPICA; ERIN L. LUPICA A/K/A ERIN LUPICA are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, on January 04, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 12 AND THE EASTERLY 1/2 OF LOT 11, 6TH ADDITION TO DELAND HIGHLANDS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 19, PAGE 251 OF THE PUB-

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2022 11146 CIDL REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. THE UNKNOWN HEIRS, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PAUL HAGEL A/K/A PAUL K. HAGEL, DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 20, 2023, and entered in 2022 11146 CIDL of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein REVERSE MORTGAGE FUNDING LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PAUL HAGEL A/K/A PAUL K. HAGEL, DECEASED; CAROL HAGEL; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00 AM, on January 02, 2024, the following described property as set forth in said Final Judgment, to wit:
LOT 18, TARA TRAIL, ACCORDING TO

FIRST INSERTION

DELAND TRANSMISSIONS & AUTO REPAIR LLC
MV 100862
1605 N WOODLAND BLVD
DELAND, FL 32720
(VOLUSIA County)
386-873-4565

NOTICE OF MECHANIC'S LIEN
Notice of claim of lien and intent to sell vehicle pursuant to subsection 713.585 of the Florida Statutes. Date of Sale: 1/8/2024 @ 10:30 AM TO TAKE PLACE AT:
LOCATION OF SALE: 1605 N WOODLAND BLVD, DELAND, FL 32720
CURRENT LOCATION OF VEHICLE: 1605 N WOODLAND BLVD, DELAND, FL 32720
2007 ACUR RDX #5J8TB18517A013360 AMOUNT TO REDEEM \$4591.61.
The lien claimed by the lienor is subject to enforcement pursuant to Section 713.585, F.S., and the vehicle may be sold to satisfy the lien. The lien is claimed for labor, services performed, and storage charges, if any, and the amount due in cash on the day of the sale, if paid to the lienor, would redeem the motor vehicle. At any time before the date of the sale or proposed sale the owner or any person claiming an interest or a lien on the vehicle may file a demand for hearing with the Clerk of the Circuit Court in the county where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of the sale or proposed sale a customer or a person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of the Circuit Court where the disputed transaction occurred. Notice that the owner of the motor vehicle has a right to recover possession of the motor vehicle without instituting judicial proceedings by posting a bond in accordance with the provisions of Florida Statute 559.917.

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

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

December 14, 2023 23-00180V

PG 3606 & ORG 6589 PG 2627
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO ACCESS COURT FACILITIES OR PARTICIPATE IN A COURT PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT COURT ADMINISTRATION IN ADVANCE OF THE DATE THE SERVICE IS NEEDED: COURT ADMINISTRATION, 101 N. ALABAMA AVE., STE. D-305, DELAND, FL 32724; (386) 257-6096. HEARING OR VOICE IMPAIRED, CALL 711.

DATED: December 12, 2023
By: /s/ Carlos Arias
Carlos Arias, Esquire
Florida Bar No.: 820911
ARIAS BOSINGER, PLLC
280 W. Canton Avenue, Suite 330
Winter Park, Florida 32789
(407) 636-2549
December 14, 21, 2023 23-00370I

FIRST INSERTION

LIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
Property Address: 1721 PALMETTTO AVE, DELAND, FL 32724
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 7 day of December, 2023.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email:
fmail@raslg.com
By: /s/ Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
22-069981 - NaC
December 14, 21, 2023 23-00367I

FIRST INSERTION

THE MAP THEREOF AS RECORDED IN MAP BOOK 38, PAGES 192 AND 193, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
Property Address: 2322 MELONIE TRAIL, NEW SMYRNA BEACH, FL 32168
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 6 day of December, 2023.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: fmail@raslg.com
By: /s/ Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
22-043424 - Arc
December 14, 21, 2023 23-00363I

VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION
CASE NO. 2022 30680 CICI COLONIAL SAVINGS, F.A., Plaintiff, vs. KYLE ROBERTSON; UNKNOWN SPOUSE OF KYLE ROBERTSON; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)
 NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed October 24, 2023 and entered in Case No. 2022 30680 CICI, of the Circuit Court of the 7th Judicial Circuit in and for VOLUSIA County, Florida, wherein COLONIAL SAVINGS, F.A. is Plaintiff and KYLE ROBERTSON; UNKNOWN SPOUSE OF KYLE ROBERTSON; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, are defendants. LAURA E. ROTH, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.VOLUSIA.REALFORECLOSE.COM at 11:00 A.M., on January 5, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 64, LONE OAK - UNIT II, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 41,

PAGE(S) 196, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed.
 This notice is provided pursuant to Administrative Order No.2.065.
 In accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provisions of certain assistance. Please contact the Court Administrator at Suite 300, Courthouse Annex, 125 E. Orange Ave., Daytona Beach, FL 32114; call (386)257-6096 within two (2) working days of your receipt of this notice or pleading; if you are hearing impaired, call 1-800-955-8771 (TDD); THIS IS NOT A COURT INFORMATION LINE; if you are voice impaired, call 1-800-995-8770 (V) (Via Florida Relay Services).
 Dated this 5th day of December 2023.
 Marc Granger, Esq.
 Bar. No.: 146870
 Kahane & Associates, P.A.
 1619 NW 136th Avenue, Suite D-220
 Sunrise, Florida 33323
 Telephone: (954) 382-3486
 Telefacsimile: (954) 382-5380
 Designated service email: notice@kahaneandassociates.com
 File No.: 22-00142 COL
 December 14, 21, 2023 23-003641

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Cleaning for a Cause located at 39 Tomoka Meadows Blvd, in the City of Ormond Beach, Volusia County, FL 32174 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
 Dated this 6th day of December, 2023
 Karlee Crossmun
 December 14, 2023 23-00179V

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2022 11006 CIDL PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. MICHAEL BOWMAN, et al., Defendant.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 19, 2023 in Civil Case No. 2022 11006 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and MICHAEL BOWMAN, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of January, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 17, Block 1048, Deltona Lakes Unit Forty, according to the map or plat thereof as recorded in Plat Book 27, Pages 224 through 240, inclusive, of the Public Records of Volusia County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 23-08103FL
 December 14, 21, 2023 23-003691

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 201912208CIDL AMERHOME MORTGAGE COMPANY, LLC, Plaintiff, vs. JOSE ANTONIO CARABALLO A/K/A JOSE CARABALLO, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 18, 2022, and entered in 201912208CIDL of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein AMERHOME MORTGAGE COMPANY, LLC is the Plaintiff and JOSE ANTONIO CARABALLO A/K/A JOSE CARABALLO; UNKNOWN PARTY #1 N/K/A YOLANDA CARABALLO are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com at 11:00 AM, on January 04, 2024, the following described property as set forth in said Final Judgment, to-wit: Lot 8, Block 542, DELTONA LAKES UNIT SEVENTEEN, ACCORDING OT THE PLAT THEREOF AS RECORDED IN MAP BOOK 25, PAGES 241 THROUGH 244 PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
 Property Address: 1047 SANTA CLARA DR, DELTONA, FL 32738
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
IMPORTANT
AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.
 Dated this 7 day of December, 2023.
 ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: /s/Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email: dsalem@raslg.com
 20-054594 - MiM
 December 14, 21, 2023 23-003681

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 201912208CIDL AMERHOME MORTGAGE COMPANY, LLC, Plaintiff, vs. JOSE ANTONIO CARABALLO A/K/A JOSE CARABALLO, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 18, 2022, and entered in 201912208CIDL of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein AMERHOME MORTGAGE COMPANY, LLC is the Plaintiff and JOSE ANTONIO CARABALLO A/K/A JOSE CARABALLO; UNKNOWN PARTY #1 N/K/A YOLANDA CARABALLO are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com at 11:00 AM, on January 04, 2024, the following described property as set forth in said Final Judgment, to-wit: The South 135 feet of the East 1/2 of the Northeast 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 7, Township 17 South, Range 30 East, Volusia County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 23-07703FL
 December 14, 21, 2023 23-003651

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2023 11317 CIDL ALLIED FIRST BANK, SB DBA SERVBANK, Plaintiff, vs. DAVID R. JOHNSON JR., et al., Defendant.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 10, 2023 in Civil Case No. 2022 11317 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein ALLIED FIRST BANK, SB DBA SERVBANK is Plaintiff and David R. Johnson Jr., et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 4th day of January, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: The South 135 feet of the East 1/2 of the Northeast 1/4 of the Northwest 1/4 of the Southwest 1/4 of Section 7, Township 17 South, Range 30 East, Volusia County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 23-07703FL
 December 14, 21, 2023 23-003651

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY PROBATE DIVISION File No. 2023-12779-PRDL Division Probate IN RE: ESTATE OF THOMAS RAY BROCK, SR. Deceased.
 The administration of the estate of Thomas Ray Brock, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME 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 14, 2023.
Personal Representative:
Steven Anthony Broughton
 747 Wright Grove Road
 Frankfort, KY 40601
 Attorney for Personal Representative:
 /s/ Cynthia E. McGee
 Cynthia E. McGee, Esq.
 Email Addresses:
 cindi@cmgeelaw.com
 cynthia.e.mcgee@gmail.com
 Florida Bar No. 01120583
 238 N. Westmonte Drive, Suite 200
 Altamonte Springs, FL 32714
 Telephone: 407-234-0695
 December 14, 21, 2023 23-003621

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY PROBATE DIVISION File No. 2023-12779-PRDL Division Probate IN RE: ESTATE OF THOMAS RAY BROCK, SR. Deceased.
 The administration of the estate of Thomas Ray Brock, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME 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 14, 2023.
Personal Representative:
Steven Anthony Broughton
 747 Wright Grove Road
 Frankfort, KY 40601
 Attorney for Personal Representative:
 /s/ Cynthia E. McGee
 Cynthia E. McGee, Esq.
 Email Addresses:
 cindi@cmgeelaw.com
 cynthia.e.mcgee@gmail.com
 Florida Bar No. 01120583
 238 N. Westmonte Drive, Suite 200
 Altamonte Springs, FL 32714
 Telephone: 407-234-0695
 December 14, 21, 2023 23-003621

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY PROBATE DIVISION File No. 2023-12779-PRDL Division Probate IN RE: ESTATE OF THOMAS RAY BROCK, SR. Deceased.
 The administration of the estate of Thomas Ray Brock, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME 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 14, 2023.
Personal Representative:
Steven Anthony Broughton
 747 Wright Grove Road
 Frankfort, KY 40601
 Attorney for Personal Representative:
 /s/ Cynthia E. McGee
 Cynthia E. McGee, Esq.
 Email Addresses:
 cindi@cmgeelaw.com
 cynthia.e.mcgee@gmail.com
 Florida Bar No. 01120583
 238 N. Westmonte Drive, Suite 200
 Altamonte Springs, FL 32714
 Telephone: 407-234-0695
 December 14, 21, 2023 23-003621

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY PROBATE DIVISION File No. 2023-12779-PRDL Division Probate IN RE: ESTATE OF THOMAS RAY BROCK, SR. Deceased.
 The administration of the estate of Thomas Ray Brock, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME 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 14, 2023.
Personal Representative:
Steven Anthony Broughton
 747 Wright Grove Road
 Frankfort, KY 40601
 Attorney for Personal Representative:
 /s/ Cynthia E. McGee
 Cynthia E. McGee, Esq.
 Email Addresses:
 cindi@cmgeelaw.com
 cynthia.e.mcgee@gmail.com
 Florida Bar No. 01120583
 238 N. Westmonte Drive, Suite 200
 Altamonte Springs, FL 32714
 Telephone: 407-234-0695
 December 14, 21, 2023 23-003621

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY PROBATE DIVISION File No. 2023-12779-PRDL Division Probate IN RE: ESTATE OF THOMAS RAY BROCK, SR. Deceased.
 The administration of the estate of Thomas Ray Brock, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
 NOTWITHSTANDING THE TIME 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 14, 2023.
Personal Representative:
Steven Anthony Broughton
 747 Wright Grove Road
 Frankfort, KY 40601
 Attorney for Personal Representative:
 /s/ Cynthia E. McGee
 Cynthia E. McGee, Esq.
 Email Addresses:
 cindi@cmgeelaw.com
 cynthia.e.mcgee@gmail.com
 Florida Bar No. 01120583
 238 N. Westmonte Drive, Suite 200
 Altamonte Springs, FL 32714
 Telephone: 407-234-0695
 December 14, 21, 2023 23-003621

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2022 30556 CICI SELECT PORTFOLIO SERVICING, INC., Plaintiff, vs. AZIZ AHMAD, ZAHIDA AZIZ AHMAD AND MOHAMMAD DIN, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 28, 2023, and entered in 2022 30556 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein SELECT PORTFOLIO SERVICING, INC. is the Plaintiff and AZIZ AHMAD; MOHAMMAD DIN; ZAHIDA AZIZ AHMAD; UNKNOWN SPOUSE OF MOHAMMAD DIN N/K/A YASMIN DIN; TOWN PARK HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, on December 29, 2023, the following described property as set forth in said Final Judgment, to wit: LOT 255, TOWN PARK P.U.D.- PHASE 3, ACCORDING TO THE PLAT THEREOF, RECORDED IN MAP BOOK 49, PAGES 151 THROUGH 153, INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA
 Property Address: 4257 MAYFAIR LN, PORT ORANGE, FL 32129
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
IMPORTANT
AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired, please call 711.
 Dated this 30 day of November, 2023.
 ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: /s/Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email: dsalem@raslg.com
 22-016571 - EuE
 December 7, 14, 2023 23-003571

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2023 10150 CIDL Mortgage Lenders Investment Trading Corporation formerly known as R P Funding, Inc., Plaintiff, vs. William C. McBride, III a/k/a William C. McBride, et al., Defendants.
NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2023 10150 CIDL of the Circuit Court of the SEVENTH Judicial Circuit, in and for Volusia County, Florida, wherein Mortgage Lenders Investment Trading Corporation formerly known as R P Funding, Inc. is the Plaintiff and William C. McBride, III a/k/a William C. McBride; Lisa Lynn McBride a/k/a Lisa L. McBride; T & T Builders of Volusia County, Inc. are the Defendants, that Laura Roth, Volusia County Clerk of Court will sell to the highest and best bidder for cash at, www.volusia.realforeclose.com, beginning at 11:00AM on the 30th day of January, 2024, the following described property as set forth in said Final Judgment, to wit: LOT(S) 5927, 5928 AND 5929, BLOCK 196, FLORIDA SHORES UNIT NO. 6, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGE(S) 109, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
REQUESTS FOR ACCOMODATIONS BY PERSONS WITH DISABILITIES If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.
THESE ARE NOT COURT INFORMATION NUMBERS
SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACIDADES
 Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Administración), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.
ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMACION JUDICIAL
 Dated this 1st day of December, 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-F00303
 December 7, 14, 2023 23-003601

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2023 11663 CIDL U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. MARGARET A. MOODY; UNKNOWN SPOUSE OF MARGARET A. MOODY; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendant.
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at 11:00 AM on the 23 day of January, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 46, BLOCK 12, DELTONA LAKES UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 25, PAGES 96 THROUGH 100, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
PROPERTY ADDRESS: 1424 HARTLEY AVE, DELTONA, FL 32725
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114 (386) 257-6096
 Hearing or voice impaired, please call 711.
 Dated this 30 day of November 2023.
 By: /s/ Pratik Patel
 Pratik Patel, Esq.
 Bar Number: 98057
 Submitted by:
 De Cubas & Lewis, P.A.
 PO Box 5026
 Fort Lauderdale, FL 33310
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@decubaslewis.com
 23-00947
 December 7, 14, 2023 23-003581

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 2023 11663 CIDL U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. MARGARET A. MOODY; UNKNOWN SPOUSE OF MARGARET A. MOODY; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendant.
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at 11:00 AM on the 23 day of January, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 46, BLOCK 12, DELTONA LAKES UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 25, PAGES 96 THROUGH 100, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
PROPERTY ADDRESS: 1424 HARTLEY AVE, DELTONA, FL 32725
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114 (386) 257-6096
 Hearing or voice impaired, please call 711.
 Dated this 30 day of November 2023.
 By: /s/ Pratik Patel
 Pratik Patel, Esq.
 Bar Number: 98057
 Submitted by:
 De Cubas & Lewis, P.A.
 PO Box 5026
 Fort Lauderdale, FL 33310
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@decubaslewis.com
 23-00947
 December 7, 14, 2023 23-003581

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 2023 11663 CIDL U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. MARGARET A. MOODY; UNKNOWN SPOUSE OF MARGARET A. MOODY; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendant.
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at 11:00 AM on the 23 day of January, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 46, BLOCK 12, DELTONA LAKES UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 25, PAGES 96 THROUGH 100

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION
File No. 2023 12786 PRDL
Division 10
IN RE: ESTATE OF JUDITH ANN DAUGHERTY, aka JUDITH DAUGHERTY Deceased.

The administration of the estate of Judith Ann Daugherty, also known as Judith Daugherty, deceased, whose date of death was October 3, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 7, 2023.

Personal Representative:
Michael Scott Daugherty
 c/o Legacy Law Associates, P.L.
 313 S. Palmetto Ave.
 Daytona Beach, FL 32114
 Attorney for Personal Representative:
 Edward A. Dimayuga, Attorney
 Florida Bar Number: 50634
 Legacy Law Associates, P.L.
 313 S. Palmetto Ave.
 Daytona Beach, FL 32114
 Telephone: (386) 252-2531
 Fax: (386) 258-0392
 E-Mail: ed@legacylaw313.com
 Secondary E-Mail:
 paralegal@legacylaw313.com
 December 7, 14, 2023 23-003541

SECOND INSERTION

NOTICE TO CREDITORS IN THE SEVENTH JUDICIAL CIRCUIT COURT IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-10918-PRDL
IN RE: ESTATE OF CHARLENE A. KELLNER, Deceased.

The administration of the estate of Charlene A. Kellner, deceased, whose date of death was December 15, 2020, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Volusia County Courthouse, 101 N. Alabama Ave., DeLand, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 12/07/2023.

Personal Representative:
Drew Daddono
 1227 North Franklin Street
 Tampa, Florida 33602
 Attorney for Personal Representative:
 Drew Daddono, Esq.
 Attorney
 Florida Bar Number: 111946
 1227 North Franklin Street
 Tampa, FL 33602
 (813) 444-2573
 contact@anchortrustmanagement.com
 drew@anchortrustmanagement.com
 December 7, 14, 2023 23-003531

SECOND INSERTION

NOTICE OF PUBLIC SALE
 Notice is hereby given that on 12/22/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1985 PALM HS PH062765FL . Last Tenants: LAWRENCE J TOTM and all unknown parties beneficiaries heirs . Sale to be at BEL-AIRE INVESTMENTS INC DBA EASTERN SHORES MOBILE VILLAGE, 10 CAMINO REAL DRIVE, EDGEWATER, FL 32132. 813-241-8269.

December 7, 14, 2023 23-00174V

December 7, 14, 2023 23-00176V

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 2022 11756 CIDL
LOANDEPOT.COM, LLC, Plaintiff, vs. JOSE BADILLO-MUNOZ A/K/A JOSE BADILLO MUNOZ A/K/A JOSE L. BADILLO MUNOZ, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered in Civil Case No. 2022 11756 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein LOANDEPOT.COM, LLC is Plaintiff and Jose Badillo-Munoz a/k/a Jose Badillo Munoz a/k/a Jose L. Badillo Munoz, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 2nd day of January, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 95, Alexandria Pointe, according to the plat thereof as recorded in Plat Book 52, Pages 37-40, inclusive, of the Public Records of Volusia County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.
 By: /s/ Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 22-01690FL
 December 7, 14, 2023 23-003611

SECOND INSERTION

NOTICE OF PUBLIC SALE
 Notice is hereby given that on 12/29/2023 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1974 GREE HS 21621009AH & 21621009BH . Last Tenants: MARLENE B ALFONSO AND PABLO MANUEL GONZALEZ and all unknown parties beneficiaries heirs . Sale to be at MHC CARRIAGE COVE LLC, 5 CARRIAGE COVE WAY, DAYTONA BEACH, FL 32119. 813-282-5925.

December 7, 14, 2023 23-00175V

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 2023 32346 CICI
SPECIALIZED LOAN SERVICING LLC, Plaintiff, vs. MARISSA JOANN WAGNER, et al., Defendant.

To: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF PAMELA WAGNER A/K/A PAMELA CLAIRE WAGNER, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS

ADDRESS: UNKNOWN
 MARISSA JOANN WAGNER
 411 14TH STREET, APT M6, RAMONA, CA 92065
 UNKNOWN SPOUSE OF MARISSA JOANN WAGNER
 411 14TH STREET, APT M6, RAMONA, CA 92065
 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
 YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:
 LOT 25, BLOCK 23, RIO VISTA, SECTION A, ACCORDING TO THE MAP OR PLOT THEREOF, AS RECORDED IN MAP BOOK 6, PAGE 25, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.
 has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before JAN 12 2024 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.
 WITNESS my hand and seal of said Court on the 28 day of November, 2023.
 LAURA E ROTH
 CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Jennifer M. Hamilton
 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
 23-06900FL
 December 7, 14, 2023 23-003591

SAVE TIME
 Email your Legal Notice
 legal@palmcoastobserver.com

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA.
CASE No. 2019 10542 CIDL
BANK OF AMERICA, N.A., PLAINTIFF, VS. DIANE BASS, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated September 26, 2023 in the above action, the Volusia County Clerk of Court will sell to the highest bidder for cash at Volusia, Florida, on January 9, 2024, at 11:00 AM, at www.volusia.realforeclose.com for the following described property:
 Lot 16, Block 280, Deltona Lakes Unit Seven, according to the plat thereof, recorded in Map Book 25, Page 149 through 162, inclusive, of the Public Records of Volusia County, Florida

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.
 If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 386-257-6096 , 101 N Alabama Ave., Ste D-305, DeLand, FL 32724 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.
 Tromberg, Morris & Poulin, PLLC
 Attorney for Plaintiff
 1515 South Federal Highway, Suite 100
 Boca Raton, FL 33486
 Telephone #: 561-338-4101
 Fax #: 561-338-4077
 Email: eservice@tmpllc.com
 By: /s/ Stephen Weinstein, Esq.
 FBN: 740896
 OUR CASE #: 19-000697/2019 10542
 CIDL/SHELLPOINT
 December 7, 14, 2023 23-003561

OFFICIAL COURT HOUSE WEBSITES:

FLAGLER COUNTY
 flaglerclerk.com

VOLUSIA COUNTY
 clerk.org



SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION
File No. 2023 13432 PRDL
IN RE: ESTATE OF PATRICIA A YOUNG, Deceased.

The administration of the estate of PATRICIA A YOUNG, Deceased, whose date of death was July 1, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N Alabama Ave. Suite #C335, DeLand, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is December 7, 2023.

JULIA WILLIAMSON,
Personal Representative
 Attorney for Personal Representative:
 Scott R. Bugay, Esquire
 Florida Bar No. 5207
 Citicentre, Suite P600
 290 NW 165TH Street
 Miami FL 33169
 Telephone: (305) 956-9040
 Fax: (305) 945-2905
 Primary Email: Scott@srblawyers.com
 Secondary Email:
 angelica@srblawyers.com
 December 7, 14, 2023 23-003551

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