

PUBLIC NOTICES

SECTION B
THURSDAY, JANUARY 25, 2024

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ORANGE COUNTY LEGAL NOTICES

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

FIRST INSERTION
Notice is hereby given that ABIMAEEL BURGOS, OWNER, desiring to engage in business under the fictitious name of FLORIDA TOY STORE located at 9449 CANDICE CT, ORLANDO, FLORIDA 32832 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 25, 2024 24-00286W

FIRST INSERTION
Notice is hereby given that NARTE HARLEY LLC, OWNER, desiring to engage in business under the fictitious name of NOTARY COMPASS located at 100 W GRANT ST, APT 4013, ORLANDO, FLORIDA 32806 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 25, 2024 24-00285W

FIRST INSERTION
Notice is hereby given that CNA LANGUAGE SCHOOL ORLANDO LLC, OWNER, desiring to engage in business under the fictitious name of MILA ORLANDO located at 7011 GRAND NATIONAL DR, STE 104, ORLANDO, FLORIDA 32819 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 25, 2024 24-00288W

FIRST INSERTION
Notice is hereby given that ROXO INC, OWNER, desiring to engage in business under the fictitious name of ROXO TRANSLATIONS located at 7450 DR PHILLIPS BLVD, STE 303, ORLANDO, FLORIDA 32819 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 25, 2024 24-00283W

FIRST INSERTION
Notice is hereby given that THINK US CORP, OWNER, desiring to engage in business under the fictitious name of MYBOOTHSERVICE located at 7450 DR PHILLIPS BLVD, STE 303, ORLANDO, FLORIDA 32819 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 25, 2024 24-00282W

FIRST INSERTION
Notice is hereby given that BALDIE ALTON LAKE, OWNER, desiring to engage in business under the fictitious name of SHOP WITH A SMILE located at 1738 W MARSHALL LAKE DR, APOPKA, FLORIDA 32703 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 25, 2024 24-00281W

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that Alan Wall will engage in business under the fictitious name AWALL CREATIONS, with a physical address 850 Golden Pond Ct Orlando, FL 32828, with a mailing address 850 Golden Pond Ct Orlando, FL 32828, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
January 25, 2024 24-00289W

FIRST INSERTION
Notice Is Hereby Given that i-Tech Support Services, Inc., 2711 Rew Circle, Ocoee, FL 34761, desiring to engage in business under the fictitious name of i-Tech Software Solutions, with its principal place of business in the State of Florida in the County of Orange, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
January 25, 2024 24-00314W

FIRST INSERTION
Notice Is Hereby Given that i-Tech Support Services, Inc., 2711 Rew Circle, Ocoee, FL 34761, desiring to engage in business under the fictitious name of i-Tech Software, with its principal place of business in the State of Florida in the County of Orange, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
January 25, 2024 24-00313W

FIRST INSERTION
Notice Is Hereby Given that i-Tech Support Services, Inc., 2711 Rew Circle, Ocoee, FL 34761, desiring to engage in business under the fictitious name of i-Tech, with its principal place of business in the State of Florida in the County of Orange, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
January 25, 2024 24-00312W

FIRST INSERTION
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 VS HealthCare Insurance Solutions, located at 3206 Cullen Lake Shore Dr, in the City of Belle Isle, County of Orange, State of FL, 32812, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 19 of January, 2024.
VS HEALTHCARE SOLUTIONS LLC
12701 S JOHN YOUNG PARKWAY, SUITE 202
Orlando, FL 32837
January 25, 2024 24-00279W

FIRST INSERTION
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 Roberson Bookkeeping Services, located at 3206 Cullen Lake Shore Dr, in the City of Belle Isle, County of Orange, State of FL, 32812, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 19 of January, 2024.
Lisa S. Roberson
3206 Cullen Lake Shore Dr
Belle Isle, FL 32812
January 25, 2024 24-00280W

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 La Panaderia Dulce located at 400 N New York Avenue, Suite 114 in the City of Winter Park, Orange County, FL 32789 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 17th day of January, 2024.
Golden Dough Foods, LLC
January 25, 2024 24-00277W

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 JVL located at 8600 Venezia Dr #2221 in the City of Orlando, Orange County, FL 32810 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 18th day of January, 2024.
Jewish Vegan Life, Inc.
January 25, 2024 24-00278W

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 Bounce Monster located at 1748 Branchwater trail in the City of Orlando, Orange County, FL 32825 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 23rd day of January, 2024.
Annette Carpentiere
January 25, 2024 24-00311W

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 GOLDEN DOUGH & CO located at 400 N New York Avenue in the City of Winter Park, Orange County, FL 32789 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 17th day of January, 2024.
GOLDEN DOUGH FOODS, LLC
January 25, 2024 24-00276W

FIRST INSERTION
Notice of Sale Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve
Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999
Sale date February 16, 2024 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309
38981 2018 Ford
VIN#: 3FA6P0RU5JR192177
Lienor: Tropical Ford
9900 S Orange Blossom Trl
Orlando 407-851-3800
Lien Amt \$1370.76
January 25, 2024 24-00274W

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME TO WHOM IT MAY CONCERN: Notice is hereby given that the undersigned pursuant to the "Fictitious Name Statute, Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of this notice. The fictitious name, to-wit:
Poisel Consulting under which I am engaged in the higher education consulting business at 7536 Cranes Creek Ct, Winter Park, FL. That the (party) (parties) interested in said business enterprise is as follows: Dr. Mark Allen Poisel, 7536 Cranes Creek Ct. Winter Park, Florida, Orange County, January 25, 2024 24-00287W

FIRST INSERTION
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 Guarantee, A Buyer Fee May Apply"
February 26, 2024
Machos Auto Repair, Inc. 1336 W. Washington St., Orlando, FL
2022 LINDR SALYK2FVXLA253491 \$13,110
Enhanced Custom & Paint LLC, 226 N Mission Rd., Orlando, FL
2016 VOLK 3VW267AJ2GM298093 \$6650.70
Bil-Mas Enterprises, Inc., 6847 Hanging Moss Rd., Orlando, FL
2014 HINO 5PVNJ8JN1E4S51590 \$18,328.43
2012 PTRB 1XP4D49X6CD131961 \$2804.20
March 25, 2024
Competition Auto Collision LLC, 2661 Mercy Dr., Orlando, FL
2016 DODG 2C3CDXCT3GH174705 \$14,533.50
January 25, 2024 24-00310W

FIRST INSERTION
NOTICE OF PUBLIC SALE: Universal Towing & Recovery gives Notice of Lien and intent to sell these vehicles at 8:00 a.m. at 206 6th Street, Orlando, FL 32824 pursuant to subsection 713.78 of the Florida Statutes. Universal Towing & Recovery reserves the right to accept or reject any and/or all bids.
2011 CHEVY
VIN# 1G1ZBE1XBF131333
SALE DATE 2/11/2024
2012 NISS
VIN# JNSAS5MV5CW708347
SALE DATE 2/17/2024
2010 FORD
VIN# 1FAHP3FN3AW140227
SALE DATE 2/18/2024
2003 INFI
VIN# JNRAS08U23X000633
SALE DATE 2/23/2024
2004 FRHT
VIN# 4UZAASCS34CN62875
SALE DATE 2/23/2024
2012 NISS
VIN# 1N4AL2AP0CN481898
SALE DATE 2/24/2024
2009 HOME
VIN# NOVINO201051195
SALE DATE 2/24/2024
2021 TOYT
VIN# 4T1G1AK1MU517996
SALE DATE 2/25/2024
2014 NISS
VIN# 1N6BF0KL4EN11432
SALE DATE 2/25/2024
January 25, 2024 24-00291W

FIRST INSERTION
AT&T Mobility, LLC is proposing to construct a 43-foot overall height small cell telecommunications structure located near 13897 Village Lakeview Ave, Windermere, Orange County, Florida (28° 28' 45.2" N, 81° 35' 28.2" W). AT&T Mobility, LLC, invites comments from any interested party on the impact the tower may have on any districts, sites, buildings, structures or objects significant in American history, archaeology, engineering or culture that are listed or determined eligible for listing in the National Register of Historic Places. Comments may be sent to Environmental Corporation of America, ATTN: Annamarie Howell, 1375 Union Hill Industrial Court, Suite A, Alpharetta, GA 30004 or via email to publicnotice@eca-usa.com. Ms. Howell can be reached at (770) 667-2040 x108 during normal business hours. Comments must be received within 30 days of the date of this notice. EAH 23-003851
January 25, 2024 24-00290W

FIRST INSERTION
CitySwitch, LLC is proposing to construct a 140-foot overall height monopole telecommunications structure located off Boggy Creek Road, Orlando, Orange County, Florida (N28° 26' 25.2", W81° 20' 56.4"). CitySwitch, LLC invites comments from any interested party on the impact the proposed undertaking may have on any districts, sites, buildings, structures, or objects significant in American history, archaeology, engineering, or culture that are listed or determined eligible for listing in the National Register of Historic Places. Comments may be sent to Environmental Corporation of America, ATTN: Annamarie Howell, 1375 Union Hill Industrial Court, Suite A, Alpharetta, GA 30004 or via email to publicnotice@eca-usa.com. Ms. Howell can be reached at (770) 667-2040 x108 during normal business hours. Comments must be received within 30 days of the date of this notice. 23-003896/HJF
January 25, 2024 24-00275W

FIRST INSERTION
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILE OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
Case No.: 2023-DR-008602-O
Rosanna Rocha, Petitioner, and Jasmine Brabazon, Respondent,
TO: Jasmine Brabazon
Respondent's last known address
7818 Pine Crossings Cir, Apt 1426, Orlando, FL 32807
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 Rosanna Rocha whose address is 635 Huntington Ave, Winter Park, FL 32789 on or before 2/29/2024, and file the original with the Clerk of this Court at Orange County Courthouse located at 524 N. Orange Avenue, Orlando FL 32801, 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 who 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: 1/9/2024
TIFFANY MOORE RUSSELL
CLERK OF THE CIRCUIT COURT
By: /s/ Lisa Varney
Deputy Clerk
Jan. 25; Feb. 1, 8, 15, 2024 24-00269W

FIRST INSERTION
NOTICE OF PUBLIC SALE
The following personal property of Arnel Padro Rodriguez and Sheina Elise Gordon, will on the 8th day of February 2024, at 10:00 a.m., on property at 7416 Mai Tai Circle, Lot #127, Orlando, Orange County, Florida 32822, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
Year/Make: 1979 PRES
Mobile Home
VIN Nos: 5922A/B
Title Nos: 0016575346/0016575347
And All Other Personal Property Therein.
This mobile home has a registered lien against the home, which travels with the home and will become an obligation of the buyer. Anyone intending to reside in the home in Mai Tai Village must apply and qualify for residency before occupying the home.
PREPARED BY:
Rosia Sterling
Lutz, Bobo & Telfair, P.A.
2155 Delta Blvd, Suite 210-B
Tallahassee, Florida 32303
Jan. 25; Feb. 1, 2024 24-00270W

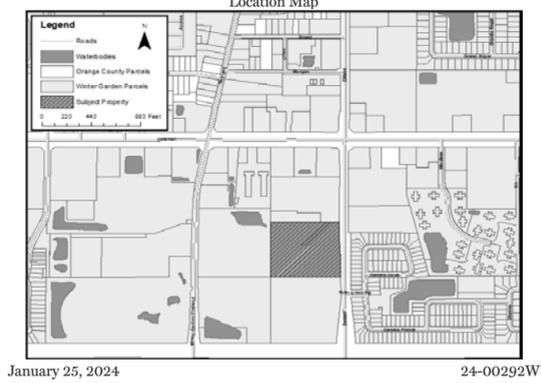
FIRST INSERTION
NOTICE OF PUBLIC HEARING
CITY OF WINTER GARDEN, FLORIDA
Notice is hereby given that the City of Winter Garden Planning and Zoning Board will, on Monday, February 5, 2024, at 6:30 p.m. or as soon after as possible, hold a public hearing in the City Commission Chambers located at 300 West Plant Street, Winter Garden, Florida in order to review a Special Exception Permit request for a property located at 1200 Daniels Road, Winter Garden, Florida. If approved, this Special Exception Permit will provide for an 11,570 Square Foot freestanding emergency room facility with ambulance accessibility.
Copies of the proposed request may be inspected by the public between the hours of 8:00 a.m. and 5:00 p.m. Monday through Friday of each week, except for legal holidays, at the Planning & Zoning Division in City Hall, 300 West Plant Street, Winter Garden, Florida.
Any and all support or objections will be heard at this time. If no valid objections are presented to the contrary, consideration will be given for granting this request. Persons wishing to appeal any decision made by the Planning and Zoning Board at such hearing will need a record of the proceedings and for such purpose you may need to ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which the appeal is based. The City does not provide this verbatim record. Persons with disabilities needing special accommodations to participate in this public hearing should contact the City Clerk's Office at (407) 656-4111 at least 48 hours prior to the meeting. For more information, please call Yvonne Conatser at (407) 656-4111 ext. 2227.

FIRST INSERTION
NOTICE OF PUBLIC SALE
Pursuant to F.S. 713.78, Airport Towing Service will sell the following vehicles and/or vessels. Seller reserves the right to bid. Sold as is, no warranty. Seller guarantees no title, terms cash. Seller reserves the right to refuse any or all bids.
SALE DATE 02/12/2024, 8:00 AM
Located at 4507 E. Wetherbee Rd, Orlando, FL 32824
2021 NISSAN
1N4BL4BV1MN327957
2021 KIA
3KPF24AD7ME390458
2009 MITSUBISHI
4A3AB36F49E002214
2006 TOYOTA
JTDKB20U667523458
2021 CHEVROLET
1GCPWCEK0MZ136574
1999 BMW
WBAAM3337KXC56666
SALE DATE 02/13/2024, 8:00 AM
Located at 6690 E. Colonial Drive, Orlando FL 32807
2008 NISSAN
1N4BL21E88C154591
2002 FORD
1FTRX18W42NB37725
January 25, 2024 24-00271W

FIRST INSERTION
NOTICE OF PUBLIC SALE:
THE CAR STORE OF WEST ORANGE gives notice that on 02/09/2024 at 07:00 AM the following vehicles(s) may be sold by public sale at 12811 W COLONIAL DR WINTER GARDEN, FL 34787 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.
JLZCN396C985 1985 JOH
JHMCDS554RC019423 1994 HOND
J53TY92V834101692 2003 SUZU
IGNET168446110071 2004 CHEV
IGMDX03EX4D178397 2004 PONT
INXBR32E34Z225936 2004 TOYT
5TDZA23C24S093385 2004 TOYT
I2VFT84NX65262493 2006 FORD
1GKFC13027J145469 2007 GMC
2LNHM82W88X660755 2008 LINC
2G1WT57K291309078 2009 CHEV
1B3CC4FB3AN181668 2010 DODG
JM3TB2MAXA0200804 2010 MAZD
JTDKN3DU8A5147695 2010 TOYT
1G1B5L2FF316999 2015 CHEV
1G1FH1R73G0122430 2016 CHEV
WBA8B9G52HNU48741 2017 BMW
3FA6P0H71JR132957 2018 FORD
KL4CJASB7KB711632 2019 BUIC
KL77LKE20RC038736 2024 CHEV
January 25, 2024 24-00273W

FIRST INSERTION
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 Guarantee, A Buyer Fee May Apply"
February 26, 2024
Machos Auto Repair, Inc. 1336 W. Washington St., Orlando, FL
2020 GMC 1G758MEY2LF317218 \$4350.00
535 Auto Care Center Inc.,
13480 SR 535, Orlando, FL
1987 MERZ WDBCA35DXHA356466 \$1610.06
January 25, 2024 24-00272W

FIRST INSERTION
Mid-Florida Surgical Associates located in Ocoee will be moving to our Clermont location. Please update your records with the address listed below:
Mid-Florida Surgical Associates
1804 Oakley Seaver Drive
Suite A
Clermont, FL 34711
We will continue to see patients at our Winter Garden clinic located at:
Advent Health Hospital
2000 Fowler Grove Blvd
Floor 3
Winter Garden, FL 34787
And our new Clermont clinic located at:
Advent Health Clermont Health Park
1919 E. Hwy 50
Suite 201
Clermont, FL 34711
If you have any questions, please call us at 407-521-3600 or 352-243-2622.
Thank you
Mid-Florida Surgical Associates
Jan. 25; Feb. 1, 8, 25; 2024 24-00293W



January 25, 2024 24-00292W

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY
manateeclerk.com

CHARLOTTE COUNTY
charlotteclerk.com

COLLIER COUNTY
collierclerk.com

PASCO COUNTY
pascoclerk.com

POLK COUNTY
polkcountyclerk.net

SARASOTA COUNTY
sarasotaclerk.com

LEE COUNTY
leeclerk.org

HILLSBOROUGH COUNTY
hillsclerk.com

PINELLAS COUNTY
pinellasclerk.org

ORANGE COUNTY
myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES
floridapublicnotices.com

Business Observer

1/25/2024, 9:30

ORANGE COUNTY

FIRST INSERTION

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

Case No. 482017CA007349A0010X U.S. Bank National Association, as Trustee, for the C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-RP1, Plaintiff, vs. Cecilia Valdivieso a/k/a Cecilia Valdivieso a/k/a Cecilia Valdivieso, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 482017CA007349A0010X of the Circuit Court of the NINTH Judicial Circuit, in and for Orange County, Florida, wherein U.S. Bank National Association, as Trustee, for the C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-RP1 is the Plaintiff and Cecilia Valdivieso a/k/a Cecilia Valdivieso a/k/a Cecilia Valdivieso; Unknown Spouse of Cecilia Valdivieso a/k/a Cecilia Valdivieso a/k/a Cecilia Valdivieso; State of Florida Department of Revenue; Conroy Club Homeowners Association, Inc. are the Defendants, that Tiffany Russell, Orange County Clerk of Court will sell to the highest and best bidder for cash at, www.myorangeclerk.realforeclose.com, beginning at 11:00 AM on the 20th day of March, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 61, BLOCK B, CONROY CLUB, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 47, PAGES 86-88, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

TAX ID: 11-23-28-1445-02-610 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 23rd day of January, 2024. By /s/ Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106

BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com File # 17-F02271 Jan. 25; Feb. 1, 2024 24-00308W

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA

CASE NO. 2023-CA-000184-0 LIMA ONE CAPITAL, LLC Plaintiff, v. JBET FINANCIAL SOLUTIONS, LLC, A FLORIDA LIMITED LIABILITY COMPANY; GISELA ESCOBAR; UNKNOWN TENANT 1; UNKNOWN TENANT 2; UNKNOWN TENANT 3; UNKNOWN TENANT 4; CITY OF ORLANDO, FLORIDA, A MUNICIPAL CORPORATION; ORANGE COUNTY, FLORIDA; STEPHEN VILLARD Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 16, 2024, in this cause, in the Circuit Court of Orange County, Florida, the office of Tiffany Moore Russell, Clerk of the Circuit Court, shall sell the property situated in Orange County, Florida, described as:

LOT 10, BLOCK A, CAREY HAND'S REPLAT OF CONCORD HEIGHTS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK E, PAGE 75, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. a/k/a 511 CHRISTOR PLACE, ORLANDO, FL 32803-5374

at public sale, to the highest and best bidder, for cash, online at www.

myorangeclerk.realforeclose.com, on February 23, 2024 beginning at 11:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.

Dated at St. Petersburg, Florida this 18th day of January, 2024.

By: /s/ Isabel López Rivera Isabel López Rivera FL Bar: 1015906

eXL Legal, PLLC Designated Email Address: efilng@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff 1000008435 Jan. 25; Feb. 1, 2024 24-00260W

FIRST INSERTION

NOTICE TO CREDITORS / NOTICE OF FORMAL ADMINISTRATION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 2023-CP-004078-0 IN RE: ESTATE OF CRESSANORVE BEDOUE, Decedent.

The administration of the Estate of CRESSANORVE BEDOUE, Decedent, Case No. 2023-CP-004078-0 is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the will, the qualifications of the personal representative, venue, or jurisdiction of this Court are required to file their objections with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this notice is served, within three months after the date of the first publication of this notice, must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is January 25, 2024.

EVENS BEDOUE po Box 585432 Orlando, FL 32858 Personal Representative ANDREW J. LEEPER #717029 Leeper & Associates, P.A. 218 Annie Street Orlando, Florida 32806 (407) 488-1881 (407) 488-1999 FAX Jan. 25; Feb. 1, 2024 24-00303W

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-000052-0 IN RE: ESTATE OF JAY EMORY JOSLIN Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of JAY EMORY JOSLIN, deceased, File Number 2024-CP-000052-0, by the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave # 340, Orlando, FL 32801 that the decedent's date of death was October 1, 2023; that the total value of the estate is \$5,814.66 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address JANICE JOSLIN CORDUA 727 Laurel Pointe Court Lakeland, FL 33813 JERALD P. JOSLIN 430 Aberdeen Ct. S. Lakeland, Florida 33813 JUDITH A. JOSLIN HALL 74 Irving Ct. Mays Landing, New Jersey 08330 JILL E. JOSLIN HENRY 1 Forest Ln Boxford, MA 01921 JULIE E. JOSLIN 430 Aberdeen Ct. S. Lakeland, Florida 33813

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is January 25, 2024.

Person Giving Notice: JUDITH A. JOSLIN HALL 74 Irving Ct. Mays Landing, New Jersey 08330 Attorney for Person Giving Notice: TANYA GARCIA VEGA Attorney for Petitioner Florida Bar Number: 041469 JONATHAN H GREEN & ASSOCIATES P.A. 901 PONCE DE LEON BLVD. SUITE 601 CORAL GABLES, FL 33134 Telephone: (305) 372-5100 Fax: (305) 372-9600 E-Mail: tgv@jhgllaw.com Jan. 25; Feb. 1, 2024 24-00305W



What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

Are internet-only legal notices sufficient?

No. While the internet is clearly a useful resource, websites should not be used as the sole source of a legal notice.

Websites, whether controlled by a government body or a private firm, are not independent, archived, readily available or independently verified.

Newspaper legal notices fulfills all of those standards.

Are there different types of legal notices?

Simply put, there are two basic types - Warning Notices and Accountability Notices.

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of happiness. Warning notices typically are published more than once over a certain period.

Accountability notices are designed to make sure citizens know details about their government. These notices generally are published one time, and are archived for everyone to see. Accountability is key to efficiency in government.

Who benefits from legal notices?

You do. Legal notices are required because a government body or corporation wants to take action that can affect individuals and the public at large.

When the government is about to change your life, or your property or assets are about to be taken, public notices in newspapers serve to alert those affected.

How much do legal notices cost?

The price for notices in the printed newspaper must include all costs for publishing the ad in print, on the newspaper's website and to www.floridapublicnotices.com.

The public is well-served by notices published in a community newspaper.

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com To publish your legal notice email: legal@businessobserverfl.com

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
 1/23/2024, 1/19

OFFICIAL COURTHOUSE WEBSITES

manateeclerk.com	hillsclerk.com
sarasotaclerk.com	pascoclerk.com
charlotteclerk.com	pinellasclerk.org
leeclerk.org	polkcountyclerk.net
collierclerk.com	myorangeclerk.com

1/23/2024, 1/19

ORANGE COUNTY

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2023-CA-016890-O
THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-2, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-2,
Plaintiff, vs.
SUSAN A. THOMAS A/K/A SUSAN ANN THOMAS A/K/A SUSAN THOMAS; MARK DELORENZO; UNKNOWN SPOUSE OF MARK DELORENZO; THE GRANDE DOWNTOWN ORLANDO CONDOMINIUM ASSOCIATION, INC.,

Defendant(s).
TO: Susan A. Thomas a/k/a Susan Ann Thomas a/k/a Susan Thomas Residence Unknown

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

UNIT 4007, BUILDING 3, OF GRANDE DOWNTOWN ORLANDO CONDOMINIUMS, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 7700, PAGE 1007, INCLUSIVE, AND ALL EXHIBITS AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AS SET FORTH IN THE EXHIBITS TO THE SAID DECLARATION OF CONDOMINIUM

Street Address: 206 E South Street, Orlando, Florida 32801
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

Dated on January 22, 2024.
Tiffany Moore Russell
Clerk of said Court
By: Stan Green
Civil Court Seal
As Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801

McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, FL 33407
Telephone: (561) 713-1400
FLpledings@MWC-law.com
File#:14-436815
Jan. 25; Feb. 1, 2024 24-00297W

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 COURTS
Business Observer
LVSOPRFLVS

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2021-2777
YEAR OF ISSUANCE: 2021

DESCRIPTION OF PROPERTY:
YOGI BEARS JELLYSTONE PK CAMP RESORT (APOPKA) 3347/2482 UNIT 539

PARCEL ID # 27-21-28-9805-00-539

Name in which assessed: HENRY HILLERICH, TONYA D HILLERICH

ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 07, 2024.

Dated: Jan 18, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 25; Feb. 1, 8, 15, 2024 24-00234W

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2022-CA-001650-O
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION,
Plaintiff, vs.
ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF SMITH ETIENNE, DECEASED; UNKNOWN SPOUSE OF SMITH ETIENNE; ANNE PATRICIA FAUCHE-LAMOTHE; JUNA CHARLES; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed November 30, 2023 and entered in Case No. 2022-CA-001650-O, of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION is Plaintiff and ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF SMITH ETIENNE, DECEASED; UNKNOWN SPOUSE OF SMITH ETIENNE; ANNE PATRICIA FAUCHE-LAMOTHE; JUNA CHARLES; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. TIFFANY MOORE RUSSELL, the Clerk of the Circuit Court, will sell to the highest and best bidder

for cash BY ELECTRONIC SALE AT: W W W . M Y O R A N G E C L E R K . REALFORECLOSE.COM, at 11:00 A.M., on February 20, 2024, the following described property as set forth in said Final Judgment, to wit:
LOT 17, BLOCK 143, MEADOW WOODS, VILLAGE 7, PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE(S) 93 AND 94, OF THE PUBLIC RECORDS OF ORANGE 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 American with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 22nd day of January 2024.
By: 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.: 22-00080 JPC
Jan. 25; Feb. 1, 2024 24-00296W

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2018-CA-004146-O
DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE FOR RESIDENTIAL ACCREDIT LOANS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-QA8,
Plaintiff, vs.
NILDA OQUENDO A/K/A NILDA L. OQUENDO A/K/A NILDA L. OCUENDO A/K/A NILDA SANTIAGO AND RAFAEL SANTIAGO, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 17, 2023, and entered in 2018-CA-004146-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE FOR RESIDENTIAL ACCREDIT LOANS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-QA8 is the Plaintiff and NILDA OQUENDO A/K/A NILDA L. OCUENDO A/K/A NILDA SANTIAGO; SKY LIGHT ROOFING, INC. C/O JUAN JARAMILLO, REGISTERED AGENT; OAKSHIRE ESTATES HOMEOWNERS ASSOCIATION, INC. C/O HARA COMMUNITY IST ADVISORS, REGISTERED AGENT; RAFAEL SANTIAGO are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on February 14, 2024, the following described property as set forth in said Final Judgment, to wit:
LOT 9, OAKSHIRE ESTATES, PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 46, AT PAGES 35 THROUGH 38, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA
Property Address: 1024 ADDELPHI LN, ORLANDO, FL 32824
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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 17 day of January, 2024.
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
20-014188 - MiM
Jan. 25; Feb. 1, 2024 24-00265W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2016-CA-001700-O
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13,
Plaintiff, v.
DAVID ALLEN, ET AL., Defendant(s),
NOTICE IS HEREBY GIVEN pursuant to an Order dated January 18, 2024 entered in Civil Case No. 2016-CA-001700-O in the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13, Plaintiff and DAVID ALLEN; APRIL REYNOLDS; FRONTLINE PROCESSING CORP.; PHILLIPS LANDING MASTER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA; DEPARTMENT OF TREASURY; 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, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2 are defendants, Tiffany Moore Russell, Clerk of Court, will sell the property at public sale at www.myorangeclerk.realforeclose.com beginning at 11:00 AM on February 22, 2024 the following described property as set forth in said Final Judgment, to-wit:
LOT 26, ESTATES OF PHILLIPS LANDING DR., PHILLIPS, FLORIDA, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 36, PAGE(S) 89 THROUGH 91, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 8832 Southern Breeze Drive, Orlando, Florida 32836
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 ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PROCEEDING OR EVENT, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT: ADA COORDINATOR, HUMAN RESOURCES, ORANGE COUNTY COURTHOUSE, 425 N. ORANGE AVENUE, SUITE 510, ORLANDO, FLORIDA, (407) 836-2303, FAX: 407-836-2204; AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING NOTIFICATION IF THE TIME BEFORE YOUR SCHEDULED COURT APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING IMPAIRED OR VOICE IMPAIRED, CALL 711 TO REACH THE TELECOMMUNICATIONS RELAY SERVICE.
/s/ Jordan Shealy
Jordan Shealy, Esq.
FBN: 1039538
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
flrealprop@kelleykronenberg.com
File No: M170374-JMV
Jan. 25; Feb. 1, 2024 24-00261W

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2016-CA-001700-O
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13,
Plaintiff, v.
DAVID ALLEN, ET AL., Defendant(s),
NOTICE IS HEREBY GIVEN pursuant to an Order dated January 18, 2024 entered in Civil Case No. 2016-CA-001700-O in the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13, Plaintiff and DAVID ALLEN; APRIL REYNOLDS; FRONTLINE PROCESSING CORP.; PHILLIPS LANDING MASTER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA; DEPARTMENT OF TREASURY; 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, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2 are defendants, Tiffany Moore Russell, Clerk of Court, will sell the property at public sale at www.myorangeclerk.realforeclose.com beginning at 11:00 AM on February 22, 2024 the following described property as set forth in said Final Judgment, to-wit:
LOT 26, ESTATES OF PHILLIPS LANDING DR., PHILLIPS, FLORIDA, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 36, PAGE(S) 89 THROUGH 91, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 8832 Southern Breeze Drive, Orlando, Florida 32836
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.
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/s/ Jordan Shealy
Jordan Shealy, Esq.
FBN: 1039538
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
flrealprop@kelleykronenberg.com
File No: M170374-JMV
Jan. 25; Feb. 1, 2024 24-00261W

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
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THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13,
Plaintiff, v.
DAVID ALLEN, ET AL., Defendant(s),
NOTICE IS HEREBY GIVEN pursuant to an Order dated January 18, 2024 entered in Civil Case No. 2016-CA-001700-O in the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13, Plaintiff and DAVID ALLEN; APRIL REYNOLDS; FRONTLINE PROCESSING CORP.; PHILLIPS LANDING MASTER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA; DEPARTMENT OF TREASURY; 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, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2 are defendants, Tiffany Moore Russell, Clerk of Court, will sell the property at public sale at www.myorangeclerk.realforeclose.com beginning at 11:00 AM on February 22, 2024 the following described property as set forth in said Final Judgment, to-wit:
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/s/ Jordan Shealy
Jordan Shealy, Esq.
FBN: 1039538
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
flrealprop@kelleykronenberg.com
File No: M170374-JMV
Jan. 25; Feb. 1, 2024 24-00261W

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2016-CA-001700-O
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13,
Plaintiff, v.
DAVID ALLEN, ET AL., Defendant(s),
NOTICE IS HEREBY GIVEN pursuant to an Order dated January 18, 2024 entered in Civil Case No. 2016-CA-001700-O in the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13, Plaintiff and DAVID ALLEN; APRIL REYNOLDS; FRONTLINE PROCESSING CORP.; PHILLIPS LANDING MASTER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA; DEPARTMENT OF TREASURY; 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, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2 are defendants, Tiffany Moore Russell, Clerk of Court, will sell the property at public sale at www.myorangeclerk.realforeclose.com beginning at 11:00 AM on February 22, 2024 the following described property as set forth in said Final Judgment, to-wit:
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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 ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PROCEEDING OR EVENT, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT: ADA COORDINATOR, HUMAN RESOURCES, ORANGE COUNTY COURTHOUSE, 425 N. ORANGE AVENUE, SUITE 510, ORLANDO, FLORIDA, (407) 836-2303, FAX: 407-836-2204; AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING NOTIFICATION IF THE TIME BEFORE YOUR SCHEDULED COURT APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING IMPAIRED OR VOICE IMPAIRED, CALL 711 TO REACH THE TELECOMMUNICATIONS RELAY SERVICE.
/s/ Jordan Shealy
Jordan Shealy, Esq.
FBN: 1039538
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
flrealprop@kelleykronenberg.com
File No: M170374-JMV
Jan. 25; Feb. 1, 2024 24-00261W

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:

CERTIFICATE NUMBER: 2021-3698
YEAR OF ISSUANCE: 2021

DESCRIPTION OF PROPERTY:
PIONEER KEY PARK 6/77 LOT 18

PARCEL ID # 18-22-28-7122-00-180

Name in which assessed: ELIZABETH PEDRICK ESTATE

ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Mar 07, 2024.

Dated: Jan 18, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
Jan. 25; Feb. 1, 8, 15, 2024 24-00237W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 48-2022-CA-000097-O
BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff, vs.
PEARL O. BORENS, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 26, 2023, and entered in 48-2022-CA-000097-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff and PEARL O. BORENS; WEST SIDE TOWNHOMES HOMEOWNER'S ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on February 15, 2024, the following described property as set forth in said Final Judgment, to wit:
LOT 7, IN BLOCK 19, OF WESTSIDE TOWNHOMES-PHASE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, AT PAGE 135, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 1402 CAR-

DINAL LANE, WINTER GARDEN, FL 34787
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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County;: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 17 day of January, 2024.
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
20-079797 - MiM
Jan. 25; Feb. 1, 2024 24-00263W

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 48-2023-CA-013882-O
CMG MORTGAGE, INC., Plaintiff, vs.
OMAR CUMBERBATCH, et al, Defendant(s).
NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated January 11, 2024, and entered in Case No. 48-2023-CA-013882-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which CMG Mortgage, Inc., is the Plaintiff and Omar Cumberbatch, Brandi Cumberbatch, ISPC, Silver Oak Homeowners Association, Inc., are defendants, the Orange County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.myorangeclerk.realforeclose.com, Orange County, Florida at 11:00am on the February 23, 2024 the following described property as set forth in said Final Judgment of Foreclosure:
LOT 175, OF SILVER OAK PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 99, PAGES 141 THROUGH 144, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
A/K/A 2250 ACCA ALY APOPKA FL 32703
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 18 day of January, 2024.
By: /s/ Justin Ritchie
Justin Ritchie, Esq.
ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
CT - 23-007197
Jan. 25; Feb. 1, 2024 24-00259W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2016-CA-001700-O
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13,
Plaintiff, v.
DAVID ALLEN, ET AL., Defendant(s),
NOTICE IS HEREBY GIVEN pursuant to an Order dated January 18, 2024 entered in Civil Case No. 2016-CA-001700-O in the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13, Plaintiff and DAVID ALLEN; APRIL REYNOLDS; FRONTLINE PROCESSING CORP.; PHILLIPS LANDING MASTER COMMUNITY ASSOCIATION INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; UNITED STATES OF AMERICA; DEPARTMENT OF TREASURY; 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, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2 are defendants, Tiffany Moore Russell, Clerk of Court, will sell the property at public sale at www.myorangeclerk.realforeclose.com beginning at 11:00 AM on February 22, 2024 the following described property as set forth in said Final Judgment, to-wit:
LOT 26, ESTATES OF PHILLIPS LANDING DR., PHILLIPS, FLORIDA, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 36, PAGE(S) 89 THROUGH 91, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 8832 Southern Breeze Drive, Orlando, Florida 32836
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 ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN A COURT PROCEEDING OR EVENT, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT: ADA COORDINATOR, HUMAN RESOURCES, ORANGE COUNTY COURTHOUSE, 425 N. ORANGE AVENUE, SUITE 510, ORLANDO, FLORIDA, (407) 836-2303, FAX: 407-836-2204; AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING NOTIFICATION IF THE TIME BEFORE YOUR SCHEDULED COURT APPEARANCE IS LESS THAN 7 DAYS. IF YOU ARE HEARING IMPAIRED OR VOICE IMPAIRED, CALL 711 TO REACH THE TELECOMMUNICATIONS RELAY SERVICE.
/s/ Jordan Shealy
Jordan Shealy, Esq.
FBN: 1039538
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Phone: (954) 370-9970
Fax: (954) 252-4571
Service E-mail:
flrealprop@kelleykronenberg.com
File No: M170374-JMV
Jan. 25; Feb. 1, 2024 24-00261W

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 2016-CA-001700-O
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2007-13,
Plaintiff, v.
DAVID ALLEN, ET AL., Defendant(s),
NOTICE IS HEREB

ORANGE COUNTY

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon.

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NOTICE IS HEREBY GIVEN that FLORIDA TAX LIEN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon.

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FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon.

PUBLISH YOUR LEGAL NOTICE
We publish all Public sale, Estate & Court-related notices
• We offer an online payment portal for easy credit card payment
• Service includes us e-filing your affidavit to the Clerk's office on your behalf
Call 941-906-9386 and select the appropriate County name from the menu option
or email legal@businessobserverfl.com
Business Observer
FLORIDA'S NEWSPAPER FOR THE C-SUITE

ORANGE COUNTY

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2023-CA-000105-O
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. JOSE R. VAZQUEZ, et al. Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 20, 2023, and entered in 2023-CA-000105-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and JOSE R. VAZQUEZ; UNKNOWN SPOUSE OF JOSE R. VAZQUEZ are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.com, at 11:00 AM, on

February 15, 2024, the following described property as set forth in said Final Judgment, to wit:
 LOT 8, CHARTER OAKS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 3, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. Property Address: 705 S CHRISTIANA AVE, APOPKA, FL 32703
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the sale, 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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-

2204; and in Osceola County:: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 Dated this 17 day of January, 2024.
 By: /s/ Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 22-056687 - GrS
 Jan. 25; Feb. 1, 2024 24-00266W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE (Foreclosure Sale to Occur at Property) IN THE COUNTY COURT IN AND FOR THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2022-CA-005897
ASSOCIATION FUNDING, LLC, AS ASSIGNEE OF STONEBRIDGE RESERVE CONDOMINIUM ASSOCIATION, INC. Plaintiff, v. PREM C. GURBANI, A/K/A PREM CHATARAM GURBANI, et al., Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to an Amended Final Judgment of Foreclosure dated January 17, 2024, and entered in 2022-CA-5897 of the County Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein Association Funding, LLC is the Plaintiff and Prem C. Gurbani a/k/a Prem Chataram Gurbani, is the Defendants. Association Funding, LLC, or its authorized representative, will sell to the highest and best bidder at a public sale the following described residential real property located in Orange County, Florida:
 Unit 10603, Phase 3, Stonebridge Reserve, a Condominium, according to the Declaration of Condominium to be recorded in Official Records Book 8928, Page 1428, and all attachments and amendments thereof, as recorded in the Public Records of Orange County, Florida, and together with an undivided interest in the common elements and appurtenances thereto.
 More commonly known as: 3332 Robert Trent Jones Dr., Unit 10603, Orlando, FL 32835 ("Property").
 The sale shall occur on Thursday, February 15, 2024, at 10:00 AM, or soon thereafter, at the property, i.e. 3332 Robert Trent Jones Dr., Unit 10603, Orlando, FL 32835, as set forth in and in accordance with the Amended Final Judgment. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of this sale must file a claim before the clerk reports the surplus as unclaimed.
 Dated: January 19, 2024
 By: /s/ Kathy L. Houston
 Kathy L. Houston, Esquire
 Florida Bar Number: 56042
MORTGAGE LAWYERS
 7401 Wiles Road. • Suite 203
 Coral Springs, FL 33067
 Telephone: (954) 317-9000
 Fax: (888) 305-5262
 Counsel for Plaintiff
 Jan. 25; Feb. 1, 2024 24-00262W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-CP-003960-O
Division 01
IN RE: ESTATE OF GARY LUIS MORALES Deceased.
 The administration of the estate of Gary Luis Morales, deceased, whose date of death was November 6, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. 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 January 25, 2024.
Personal Representative:
Zulma Morales
 1911 Sue Ann Street
 Orlando, Florida 32817
 Attorney for Personal Representative: FAMILY FIRST FIRM
 /s/ Jeanette Mora
 Beth Roland
 Florida Bar Number: 103764
 Jeanette Mora
 Florida Bar Number: 296735
 1030 West Canton Avenue, Suite 102
 Winter Park, Florida 32789
 Telephone: (407) 574-8125
 Fax: (407) 476-1101
 E-Mail: jeanette.mora@fflaw.com
 Secondary E-Mail: probate@familyfirstfirm.com
 Jan. 25; Feb. 1, 2024 23-05001W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No.: 2022-CP-000823-O
IN RE: ESTATE OF GIANG PAZZELLI, Deceased.
 The administration of the estate of GIANG PAZZELLI, deceased, whose date of death was September 17, 2021, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is Attn: Probate and Guardianship, Orange County Courthouse, 425 N. Orange Avenue, Orlando, Florida 32801. 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 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 January 25, 2024.
Personal Representative:
Joseph Pazzelli
 /s/ Joseph Pazzelli
 Attorney for Personal Representative: /s/ Bradley J. Davis
 Bradley J. Davis
 Attorney for Deborah Sara Davis
 Florida Bar No. 136559
 Rumberger, Kirk & Caldwell, P.A.
 300 S. Orange Avenue, Suite 1400
 Orlando, FL 32801
 Telephone: 407-872-7300
 Email: bdavis@rumberger.com
 Jan. 25; Feb. 1, 2024 24-00284W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2019-CP-003401-O
Division Probate
IN RE: ESTATE OF CLIFFORD MOORE Deceased.
 The administration of the estate of Clifford Moore, deceased, whose date of death was December 6, 2011, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. 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 January 25, 2024.
Mary Ann Moore
 1950 Pomeranian Court
 Apopka, Florida 32712
 Attorney for Personal Representative: Isaac Manzo
 E-mail: manzo@manzolawgroup.com
 Florida Bar No. 10639
 Manzo & Associates, P.A.
 4767 New Broad Street
 Orlando, Florida 32814
 Telephone: (407) 514-2692
 Jan. 25; Feb. 1, 2024 24-00304W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
FILE NO. 2023-CP-004090-O
IN RE: ESTATE OF GARY LEE DIRLAM Deceased.
 TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:
 The administration of the estate of GARY LEE DIRLAM, deceased, File Number 2023-CP-004090-O, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
ALL INTERESTED PERSON ARE NOTIFIED THAT:
 All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
 All other creditors of the decedent and persons having claims or demands against decedent's estate, including unmaturred, 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 AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.
 The date of the first publication of this notice is January 25, 2024.
Frank G. Finkbeiner, Attorney Personal Representative
 108 Hillcrest Street
 Orlando, FL 32801
 Frank G. Finkbeiner, Attorney
 Florida Bar No. 146738
 108 Hillcrest Street
 P.O. Box 1789
 Orlando, FL 32802-1789
 (407) 423-0012
 Attorney for Personal Representative
 Designated: frank@fgfatlaw.com
 Secondary: charlese@fgfatlaw.com
 Jan. 25; Feb. 1, 2024 24-00300W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No.: 2022-CP-000823-O
IN RE: ESTATE OF GIANG PAZZELLI, Deceased.
 The administration of the estate of GIANG PAZZELLI, deceased, whose date of death was September 17, 2021, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is Attn: Probate and Guardianship, Orange County Courthouse, 425 N. Orange Avenue, Orlando, Florida 32801. 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 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 January 25, 2024.
Personal Representative:
Joseph Pazzelli
 Attorney for Personal Representative: /s/ Bradley J. Davis
 Bradley J. Davis
 Attorney for Marvin H. Wheeler
 Florida Bar No. 136559
 Rumberger, Kirk & Caldwell, P.A.
 300 S. Orange Avenue, Suite 1400
 Orlando, FL 32801
 Telephone: 407-872-7300
 Email: bdavis@rumberger.com
 Jan. 25; Feb. 1, 2024 24-00268W

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 48-2023-CA-017642-O
FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2021-2, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, BERNADINE BOWMAN AKA BERNADINE A. BOWMAN-MURRAY, DECEASED, Defendant(s).
 To: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES,

OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, BERNADINE BOWMAN AKA BERNADINE A. BOWMAN-MURRAY, DECEASED
 Last Known Address: Unknown
 Current Address: Unknown
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida:
 LOT 19 SILVER RIDGE PHASE IV UNIT 2, AS PER THE PLAT THEREOF RECORDED IN PLAT BOOK 31, PAGES 111-112, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 A/K/A 7141 CORAL COVE DR ORLANDO FL 32818
 has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

**See the Americans with Disabilities Act
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 on this 17th day of JANUARY, 2024.
 Tiffany Moore Russell
 Clerk of the Court
 By /s/ Nancy Garcia
 Deputy Clerk
 Albertelli Law
 P.O. Box 23028
 Tampa, FL 33623
 tna - 23-006432
 Jan. 25; Feb. 1, 2024 24-00258W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File Number: 2023-CP-004100-O
IN RE: ESTATE OF Carol Ann Henrior, Deceased.
 The administration of the estate of Carol Ann Henrior, deceased, whose date of death was September 12, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Room 335, Orlando, Florida. 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 the first publication of this notice is 1/25/2024.
Personal Representative:
Nancy Henrior
 2461 West State Road 426, Suite 1001
 Oviedo, FL 32765
 Attorney for Personal Representatives: Nancy S. Freeman
 Florida Bar No. 968293
 Primary email: nfreeman@nfreemanlaw.com
 Secondary email: mschaffer@nfreemanlaw.com
 Nancy S. Freeman, P.A.
 2461 West State Road 426, Suite 1001
 Oviedo, FL 32765
 Telephone: (407) 542-0963
 Fax: (407) 366-8149
 Jan. 25; Feb. 1, 2024 24-00301W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2024-CP-000126
Division PROBATE
IN RE: ESTATE OF BRENDA O. MURPHY AKA BRENDA SUE MURPHY Deceased.
 The administration of the estate of BRENDA O. MURPHY aka BRENDA SUE MURPHY, deceased, whose date of death was June 29, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, Florida 32801. 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 January 25, 2024.
Personal Representative:
HARVEY D. MURPHY
 5560 N. Dean Road
 Orlando, Florida 32817
 Attorney for Personal Representative: MICHAEL G. HORTON
 Attorney
 Florida Bar Number: 123841
 MICHAEL G. HORTON, P.A.
 3721 South Highway 27, Suite A
 Clermont, FL 34711
 Telephone: (352) 394-4008
 Fax: (352) 394-5805
 E-Mail: michael@mgppa.com
 Secondary E-Mail: trish@mgppa.com
 Jan. 25; Feb. 1, 2024 24-00302W

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-CP-002436-O
Division 02
IN RE: ESTATE OF RUSSELL EUGENE ADKINS, Deceased.
 The administration of the estate of RUSSELL EUGENE ADKINS, deceased, whose date of death was March 12, 2022, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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 January 25, 2024.
PANINA W. AVILES
Personal Representative
 13370 SW 131st Street, #113
 Miami, FL 33186
 Robert D. Hines, Esq.
 Attorney for Personal Representative
 Florida Bar No. 0413550
 Ryne E. Hartt, Esq.
 Florida Bar No. 1011330
 Hines Norman Hines, P.L.
 315 S. Hyde Park Ave.
 Tampa, FL 33606
 Telephone: 813-251-8659
 Email: rhines@hnh-law.com
 Secondary Email: rhartt@hnh-law.com
 Jan. 25; Feb. 1, 2024 24-00306W

FIRST INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 23-CA-013185-O #37
HOLIDAY INN CLUB VACATIONS INCORPORATED
Plaintiff, vs. COBB ET AL., Defendant(s).

COUNT	DEFENDANTS	INTEREST/POINTS/CONTRACT
I	CHRISTOPHER DAVID COBB AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CHRISTOPHER DAVID COBB	SIGNATURE/50000/6856103
II	ROBERTO ANDRES CONTRERAS ULLOA, ANA MARIA BEATRIZ ULLOA DIAZ	STANDARD/100000/6729316
III	PATRICIA ANN DAGIAU AND ANY AND ALL UNKNOWN HEIRS, DEVISEES, AND OTHER CLAIMANTS OF PATRICIA ANN DAGIAU, JAMES KAIWEW JR AND ANY AND ALL UNKNOWN HEIRS, DEVISEES, AND OTHER CLAIMANTS OF JAMES KAIWEW JR.	SIGNATURE/45000/6846919 STANDARD/60000/6664495 STANDARD/50000/6726336
IV	ELINOR FERNANDO FUENTES REQUENA	STANDARD/60000/6833409
V	KEVIN WINSTON GRIFFITHS, ALTHEA OPAL GRIFFITHS	
VI	JAKITA JOHNSON NASH, CHARLENE MADLINE JARREAU AND ANY AND ALL UNKNOWN HEIRS, DEVISEES, AND OTHER CLAIMANTS OF CHARLENE MADLINE JARREAU	STANDARD/60000/6833409
VIII	DONNA MICHELE KURHANEWICZ AND ANY AND ALL UNKNOWN HEIRS, DEVISEES, AND OTHER CLAIMANTS OF DONNA MICHELE KURHANEWICZ	STANDARD/45000/6587706
IX	ELIZABETH LANG, DANIEL T. LANG AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DANIEL T. LANG	STANDARD/50000/6700277

Notice is hereby given that on 2/21/24 at 11:00 a.m. Eastern time at www.myorangeclerk.com, Clerk of Court, Orange County, Florida, will offer for sale the above described points/types of interest of the following described property:
 Interest(s) as described above in the Orange Lake Land Trust ("Trust") evidenced for administrative, assessment and ownership purposes by number of points as described above, which Trust was created pursuant to and further described in that certain Trust Agreement for Orange Lake Land Trust dated December 15, 2017, executed by and among Chicago Title Timeshare Land Trust, Inc., a Florida Corporation, as the trustee of the Trust, Holiday Inn Club Vacations Incorporated, a Delaware corporation, f/k/a Orange Lake Country Club, Inc., a Delaware corporation, and Orange Lake Trust Owners' Association, Inc., a Florida not-for-profit corporation, as such agreement may be amended and supplemented from time to time ("Trust Agreement"), a memorandum of which is recorded in Official Records Document Number: 20180061276, Public Records of Orange County, Florida ("Memorandum of Trust").
 The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 23-CA-013185-O #37.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the sale, must file a claim within 1 year after the sale.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, FL, (407) 836-2303, 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 23rd day of January, 2024.
 JERRY E. ARON, P.A.
 801 Northpoint Parkway, Suite 64
 West Palm Beach, FL 33407
 Telephone (561) 478-0511
 jaron@aronlaw.com
 mevans@aronlaw.com
 Jan. 25; Feb. 1, 2024 24-00307W

ORANGE COUNTY

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2021-CA-007922-O
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ARGENT SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-W2, Plaintiff, vs. GARY JONES A/K/A GARY REGINALD JONES A/K/A GARY R JONES SONJA JONES A/K/A SONJALITA CORAZON JONES A/K/A SONJALITA CORAZON MILLER, ET AL. Defendants

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale dated January 11, 2024, and entered in Case No. 2021-CA-007922-O, of the Circuit Court of the Ninth Judicial Circuit in and for ORANGE County, Florida. DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ARGENT SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-W2 (hereafter "Plaintiff"), is Plaintiff and GARY JONES A/K/A GARY REGINALD JONES A/K/A GARY R JONES; SONJA JONES A/K/A SONJALITA CORAZON JONES A/K/A SONJALITA CORAZON MILLER; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF THE CIRCUIT COURTS, ORANGE COUNTY,

FLORIDA, are defendants. Tiffany M. Russell, Clerk of the Circuit Court for ORANGE County, Florida will sell to the highest and best bidder for cash via the Internet at www.myorangeclerk.realforeclose.com, at 11:00 a.m., on the 21ST day of FEBRUARY, 2024, the following described property in the final judgment, to wit:
 LOT 61, THE COLONY, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 52, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."
 "Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta

ayuda. Tenga la amabilidad de ponerse en contacto ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacidad del oído o de la voz, llame al 711."
 "Si ou se you moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk èd. Tanpri kontakte ADA Coordinator, Human Resources, Orange County Courthouse, 425 N.

Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resewva konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711."
 Dated this 19th day of January, 2024.
 /s/ Mark Elia
 Mark Elia, Esq.
 Bar Number: 695734
 VAN NESS LAW FIRM, PLC
 1239 E. Newport Center Drive, Suite 110
 Deerfield Beach, Florida 33442
 Ph: (954) 571-2031
 PRIMARY EMAIL:
 Pleadings@vanlawfirm.com
 PHH16052-20/sap
 Jan. 25, Feb. 1, 2024 24-00298W

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA.
CIVIL DIVISION
CASE NO. 2018-CA-001822-O
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST, Plaintiff, vs. LEZA S. TELLAM AKA LEZA SKYY TELLAM; UNKNOWN SPOUSE OF LEZA S. TELLAM AKA LEZA SKYY TELLAM; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated July 17, 2023 and an Order Resetting Sale dated January 16, 2024 and entered in Case No. 2018-CA-001822-O of the Circuit Court in and for Orange County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST is Plaintiff and LEZA S. TELLAM AKA LEZA SKYY TELLAM; UNKNOWN SPOUSE OF LEZA S. TELLAM AKA LEZA SKYY TELLAM; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, TIFFANY MOORE RUSSELL, Clerk of the Circuit Court, will sell to the highest and best bidder for cash

www.myorangeclerk.realforeclose.com, 11:00 A.M., on April 4, 2024, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 34, BLOCK "E", COLLEGE PARK, COUNTRY CLUB SECTION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK "L", PAGE 83, PUBLIC RECORDS OF ORANGE 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 any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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.
 Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.
 DATED 1/23/24.
 By: s/ Greg H. Rosenthal
 Greg H. Rosenthal
 Florida Bar No.: 955884
 Roy Diaz, Attorney of Record
 Florida Bar No. 767700
 Diaz Anselmo & Associates, P.A.
 Attorneys for Plaintiff
 499 NW 70th Ave., Suite 309
 Fort Lauderdale, FL 33317
 Telephone: (954) 564-0071
 Facsimile: (954) 564-9252
 Service E-mail: answers@dallegal.com
 1460-184254 / TM1
 Jan. 25, Feb. 1, 2024 24-00309W

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2023-CA-001995-O
THE BANK OF NEW YORK MELLON AS TRUSTEE FOR CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2005-17, Plaintiff, vs. SYLVIA COLEMAN; KISHANNA M. WILLIAMS; UNKNOWN SPOUSE OF KISHANNA M. WILLIAMS N/K/A NICHOLAS WILLIAMS; UNKNOWN TENANT #1 N/K/A NYTHIEM WHITEBORN; 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, GRANTEEES, 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 September 26, 2023 in Civil Case No. 2023-CA-001995-O, of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein, THE BANK OF NEW YORK MELLON AS TRUSTEE FOR CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2005-17 is the Plaintiff, and SYLVIA COLEMAN; KISHANNA M. WILLIAMS; UNKNOWN SPOUSE OF KISHANNA M. WILLIAMS N/K/A NICHOLAS WILLIAMS; UNKNOWN TENANT #1 N/K/A NYTHIEM WHITEBORN; 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, GRANTEEES, OR OTHER CLAIMANTS are Defendants.
 The Clerk of the Court, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk.

realforeclose.com on March 6, 2024 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:
 LOT 77, OF SAN JOSE SHORES SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 4, PAGE 97, OF THE PUBLIC RECORDS OF ORANGE 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: AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County; ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 Dated this 23 day of January, 2024.
 Digitally Signed by Zachary Ullman
 Date: 2024.01.23 15:04:40-05'00'
 Zachary Y. Ullman, Esq.
 FBN: 106751
 Primary E-Mail: ServiceMail@aldridgepите.com
 ALDRIDGE | PITE, LLP
 Attorney for Plaintiff
 5300 West Atlantic Avenue
 Suite 303
 Delray Beach, FL 33484
 Telephone: 561-392-6391
 Facsimile: 561-392-6965
 1012-3654B
 Jan. 25, Feb. 1, 2024 24-00315W

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 48-2019-CA-004545-O
THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR FIRST HORIZON ALTERNATIVE MORTGAGE SECURITIES TRUST 2007-FA3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-FA3, Plaintiff, vs. EDWIN TORRES, et al, Defendant(s).
 NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated January 12, 2024, and entered in Case No. 48-2019-CA-004545-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida in which The Bank of New York Mellon F/K/A The Bank of New York, as Trustee for First Horizon Alternative Mortgage Securities Trust 2007-FA3 Mortgage Pass-Through Certificates, Series 2007-FA3, is the Plaintiff and Edwin Torres, Eva I. Torres, Century Bank f/k/a Century Bank FSB, Waterford Lakes Tract N-31B Neighborhood Association, Inc., Waterford Lakes Community Association, Inc., are defendants, the Orange County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.myorangeclerk.realforeclose.com, Orange County, Florida at 11:00am on the February 22, 2024 the following described property as set forth in said

Final Judgment of Foreclosure:
 LOT 79, WATERFORD LAKES TRACT N-31B, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 33, PAGES 129-131, OF THE PUBLIC RECORDS OF ORANGE COUNTY FLORIDA.
 A/K/A 13779 BLUE LAGOON WAY, ORLANDO, FL 32828
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 22 day of January, 2024.
 By: /s/ Justin Swosinski
 Justin Swosinski
 Florida Bar #96533
 Justin Swosinski, Esq.
 ALBERTELLI LAW
 P. O. Box 23028
 Tampa, FL 33623
 Tel: (813) 221-4743
 Fax: (813) 221-9171
 eService: servealaw@albertellilaw.com
 CT - 19-007670
 Jan. 25, Feb. 1, 2024 24-00294W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES
 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2023-CA-012586-O
BGF HOLDINGS, LLC, Plaintiff, vs. KMTG - PRISMA INVESTMENT, LLC; ALFONSO SANTIAGO; FLORIDAYS ORLANDO RESORT CONDOMINIUM ASSOCIATION, INC. N/K/A DCP IDRIE CONDOMINIUM ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR 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, GRANTEEES, OR OTHER CLAIMANTS; UNKNOWN TENANT #1; UNKNOWN TENANT #2 whose names are fictitious to account for any parties in possession, Defendants.
 NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure and Breach of Guaranty of Note signed and docketed on January 17, 2024 in Civil Case Number 2023-CA-012586-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida wherein BGF HOLDINGS, LLC is the Plaintiff and KMTG - PRISMA INVESTMENT, LLC; ALFONSO SANTIAGO; FLORIDAYS ORLANDO RESORT CONDOMINIUM ASSOCIATION, INC. N/K/A DCP IDRIE CONDOMINIUM ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR 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, GRANTEEES, OR OTHER CLAIMANTS are the Defendants, Tiffany Moore Russell, the Orange County Clerk of Courts, will sell to the highest and best bidder for cash on February 16, 2024 beginning at 11:00 a.m. by online auction at www.myorangeclerk.realforeclose.com after having first given notice as required by Section 45.031, Florida Statutes in accordance with Chapter 45, Florida Statutes, the following described property in Orange County, Florida, as set forth in the Final Judgment of Mortgage Foreclosure and Breach of Guaranty of Note, to wit:
 UNIT 102-B OF FLORIDAYS ORLANDO RESORT, PHASE 1, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 8538, PAGE 1540, AND ALL EXHIBITS AND AMENDMENTS THEREOF,

AND RECORDED IN CONDOMINIUM PLAT BOOK 38, PAGE 53, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA
 SUBJECT PROPERTY ADDRESS:
 12544 FLORIDAYS RESORT DRIVE, UNIT 102-B, ORLANDO, FLORIDA 32821
 PARCEL IDENTIFICATION NUMBER:
 23-24-28-2901-02-102.
 THE SALE WILL BE MADE PURSUANT TO THE FINAL JUDGMENT.
 IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THE FINAL JUDGMENT. IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.
 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.
 Under the Americans with Disabilities Act, persons with disabilities who require special accommodations are entitled to certain assistance. If you are a party to a court proceeding and have a visual disability that requires court documents be made available in a specific format, email the Clerk of Courts' ADA Coordinator, ADACoordinator@myorangeclerk.com, or call (407) 836-2215. If you are required to participate in a court proceeding and need special assistance, please contact the Ninth Circuit Court Administration ADA Coordinator at the address or phone number below at least 7 days before your scheduled court appearance or immediately upon receiving an official notification if the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.
 Ninth Circuit Court Administration
 ADA Coordinator
 Orange County Courthouse
 425 N. Orange Avenue, Suite 510,
 Orlando, Florida, 32801
 (407) 836-2303
 /s/ Ashland R. Medley, Esquire
 Ashland R. Medley, Esquire/
 FBN: 89578
 ASHLAND MEDLEY LAW, PLLC
 3111 North University Drive, Suite 718,
 Coral Springs, FL 33065
 Telephone: (954) 947-1524/
 Fax: (954) 358-4837
 FLEService@AshlandMedleyLaw.com
 Attorney for the Plaintiff
 Jan. 25, Feb. 1, 2024 24-00295W

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2023-CA-000357-O
TOWD POINT MORTGAGE TRUST 2020-2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FLORA JONES, DECEASED, et al. Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 05, 2023, and entered in 2023-CA-000357-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein TOWD POINT MORTGAGE TRUST 2020-2, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DENISE JONES, DECEASED; ANTHONY HILL; ROBERT JONES, JR. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on February 13, 2024, the following described property as set forth in said Final Judgment, to wit:
 LAND REFERRED TO I THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN CITY APOPKA IN THE COUNTY OF ORANGE, AND STATE OF FLORIDA AND BE-

ING DESCRIBED IN A DEED DATED 02/22/02 AND RECORDED 03/06/02 IN BOOK 6472 PAGE 2564, AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS: THE WEST 1/2 OF THE NORTH 100 FEET OF SOUTH 600 FEET OF NW 1/4 OF NW 1/4 BETWEEN ROADS SECTION 22, TOWNSHIP 21 SOUTH, RANGE 28 EAST.
 Property Address: 1709 CLARCONA RD, APOPKA, FL 32703
 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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County; ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
 Dated this 17 day of January, 2024.
 By: /s/ Danielle Salem
 Danielle Salem, Esquire
 Florida Bar No. 0058248
 Communication Email: dsalem@raslg.com
 ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 22-020404 - MiM
 Jan. 25, Feb. 1, 2024 24-00264W

lis pendens must file a claim before the clerk reports the surplus as unclaimed.
 "If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."
 "Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacidad del oído o de la voz, llame al 711."
 "Si ou se you moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk èd. Tanpri kontakte ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303 nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resewva konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711."
 Dated this 16th day of January, 2024.
 /s/ Mark Elia
 Mark Elia, Esq.
 Bar Number: 695734
 VAN NESS LAW FIRM, PLC
 1239 E. Newport Center Drive,
 Suite 110
 Deerfield Beach, Florida 33442
 Ph: (954) 571-2031
 PRIMARY EMAIL:
 Pleadings@vanlawfirm.com
 PHH13333-18/sap
 Jan. 25, Feb. 1, 2024 24-00267W

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 Business Observer

1/20/2024 1:33

ORANGE COUNTY
SUBSEQUENT INSERTIONS

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RNZ LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2020-3877
YEAR OF ISSUANCE: 2020
DESCRIPTION OF PROPERTY: NE 1/4 OF NE 1/4 OF NW 1/4 & THAT PART OF NW 1/4 OF NW 1/4 OF NE 1/4 W OF W R/W LINE & (LESS PT TAKEN PER WINDSTONE AT OCOEE-PHASE 1 53/143)
PARCEL ID # 03-22-28-0000-00-001
Name in which assessed: WIND STONE AT OCOEE INC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00151W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RNZ LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2020-4601
YEAR OF ISSUANCE: 2020
DESCRIPTION OF PROPERTY: N 30.6 FT OF S 296.6 FT OF W 215 FT OF E 579.3 FT OF SW1/4 OF SE1/4 OF SEC 18-22-28
PARCEL ID # 18-22-28-0000-00-034
Name in which assessed: MATTIE C POUNDS ESTATE
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00152W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RNZ LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2020-4605
YEAR OF ISSUANCE: 2020
DESCRIPTION OF PROPERTY: BEG 597.3 FT W & 671.6 FT N OF SE COR OF SW1/4 OF SE1/4 RUN N 60 FT W 24 FT M/L TO DRAINAGE DITCH SE ALONG DITCH TO PT W OF POB E14 FT M/L TO POB IN SEC 18-22-28
PARCEL ID # 18-22-28-0000-00-076
Name in which assessed: HOYLE POUNDS
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00153W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RNZ LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2020-8215
YEAR OF ISSUANCE: 2020
DESCRIPTION OF PROPERTY: ROSEMONT SECTION ELEVEN 7/127 TRACT A
PARCEL ID # 05-22-29-7754-00-000
Name in which assessed: MGIC JANIS PROPERTIES INC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00154W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that V. EARL LINES the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-57
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: TANGERINE MISC 3/599 LOTS 9 & 10 BLK 11
PARCEL ID # 08-20-27-8559-11-090
Name in which assessed: MIGUEL GOMEZ JR
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00155W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BLUE SPRINGS INC. the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-873
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: BUTLER BAY UNIT 3 18/4 LOT 33
PARCEL ID # 01-23-27-1108-00-330
Name in which assessed: MICHAEL WENDLING, GRACE KINSELLA
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00156W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that FACTORY DIRECT MUSIC INC. the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-5258
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: SANCTUARY AT BAY HILL CONDOMINIUM 8396/89 UNIT 7470 BLDG 15
PARCEL ID # 27-23-28-7794-15-470
Name in which assessed: 7470 SUGAR BEND LAND TRUST
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00157W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that YSRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-5987
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: BELLA TERRA CONDOMINIUM 8056/1458 UNIT 102 BLDG 9
PARCEL ID # 28-21-29-0623-09-102
Name in which assessed: ERKAM MERIC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00158W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-7027
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: FAIRBANKS SHORES FIRST ADDITION S/96 LOT 5
PARCEL ID # 11-22-29-2562-00-050
Name in which assessed: MASO INVESTING GROUP LLC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00159W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-8057
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: LORNA DOONE PARK REPLAT Q/110 LOT 3 BLK A & (LESS PT TAKEN FOR RD R/W PER 4772/1118)
PARCEL ID # 27-22-29-5236-01-030
Name in which assessed: MERLUCIER OLIZIA
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00160W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that YSRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-8707
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: LUOLA TERRACE T/17 LOT 4 BLK A
PARCEL ID # 33-22-29-5292-01-040
Name in which assessed: JAMES HENRY REED JR
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00161W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that FACTORY DIRECT MUSIC INC. the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-10756
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: BEG 190 FT N OF SE COR OF SW1/4 TH W 738.61 FT N 10 DEG E 447.56 FT CONT N 10 DEG E 1547.15 FT N 486.56 FT N 6 DEG W 40.93 FT E 387.36 FT S 2472.83 FT TO POB IN SEC 25-23-29
PARCEL ID # 25-23-29-0000-00-002
Name in which assessed: DAVID MOTH
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00162W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that YSRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-11780
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: ROSEWOOD UNIT 1 66/5 LOT 61
PARCEL ID # 26-24-29-7559-00-610
Name in which assessed: MAGALY TATIANA RAMOS
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00163W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BLUE SPRINGS INC. the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-14440
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: LAKE CONWAY WOODS 4/41 LOT 13 BLK D
PARCEL ID # 17-23-30-4391-40-130
Name in which assessed: CRAIG LAUTENSCHLAGER LIFE ESTATE, REM: CRAIG JOHN LAUTENSCHLAGER TRUST
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00164W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-14625
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: SILVER BEACH SUB L/72 LOT 9 BLK 3
PARCEL ID # 29-23-30-8036-03-090
Name in which assessed: ROYMAN JORGE PENUELAS ESTATE
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00165W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that YSRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-15427
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: WATERFORD TRAILS PHASE 1 56/81 LOT 152
PARCEL ID # 24-22-31-9064-01-520
Name in which assessed: VILMA LORENZI
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00166W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BLUE SPRINGS INC. the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-15440
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: WATERFORD CHASE VILLAGE TRACT D 41/3 LOT 20
PARCEL ID # 25-22-31-8999-00-200
Name in which assessed: NAYAR ALI
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00167W

SECOND INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that MIKON FINANCIAL SERVICES INC AND OCEAN BANK the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-16826
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: SPRING ISLE UNIT 3 62/102 LOT 449
PARCEL ID # 30-22-32-7897-04-490
Name in which assessed: RICHARD SANCHEZ
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 29, 2024.
Dated: Jan 11, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: DeMarco Johnson
Deputy Comptroller
Jan. 18, 25; Feb. 1, 8, 2024
24-00168W



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

ORANGE COUNTY
SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2022-CA-002098-O
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006 EQ2 ASSET-BACKED CERTIFICATES, SERIES 2006-EQ2,
Plaintiff, vs.
SABRINA ARY A/K/A SABRINA D. PRUITT A/K/A SABRINA D. PRUITT, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 21, 2023, and entered in 2022-CA-002098-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006 EQ2 ASSET-BACKED CERTIFICATES, SERIES 2006-EQ2 is the Plaintiff and SABRINA ARY A/K/A SABRINA D. PRUITT A/K/A SABRINA D. PRUITT; ASSOCIATED RECEIVABLES FUNDING, INC., A SOUTH

CAROLINA CORPORATION FKA ASSOCIATED RECEIVABLES FUNDING OF THE SOUTHEAST, INC.; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY- INTERNAL REVENUE SERVICE are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on February 07, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 5, CORONATION ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE 26 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 3327 ROYAL ST, WINTER PARK, FL 32792
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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to

you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax: 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 12 day of January, 2024.

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
20-042472 - NaC
January 18, 25, 2024 24-00217W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File Number: 2023-CP-004099-O
IN RE: ESTATE OF Harriet Cooperstein, Deceased.

The administration of the estate of Harriet Cooperstein, deceased, whose date of death was August 31, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 355, Orlando, Florida 32801. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against 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 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 the first publication of this notice is 1/18/2024.

Personal Representatives:
Mathew D. Cooperstein
2461 West State Road 426, Suite 1001 Oviedo, FL 32765
Frani M. Cooperstein
2461 West State Road 426, Suite 1001 Oviedo, FL 32765
Attorney for Personal Representatives: Nancy S. Freeman
Florida Bar No. 968293
Primary email: nfreeman@nfreemanlaw.com
Secondary email: mschaffer@nfreemanlaw.com
Nancy S. Freeman, P.A.
2461 West State Road 426, Suite 1001 Oviedo, FL 32765
Telephone: (407) 542-0963
Fax: (407) 366-8149
January 18, 25, 2024 24-00224W

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000071
Division Probate
IN RE: ESTATE OF ANITA M. MCNEELY Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Anita M. McNeely, deceased, File Number 2023 CP, by the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, FL 32801; that the decedent's date of death was February 2, 2023; that the total value of the estate is \$8,310.20 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Anita M. McNeely Living Trust utd 07/20/94
Diana Garcia, Trustee
2103 Wintermere Pointe Dr. Winter Garden, FL 34787

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is January 18, 2024.

Person Giving Notice:
DIANA GARCIA
2103 Wintermere Pointe Dr. Winter Garden, FL 34787
Attorney for Person Giving Notice
Patrick L. Smith
Attorney
Florida Bar Number: 27044
179 N US Hwy 27, Ste. F
Clermont, FL 34711
Telephone: (352) 204-0305
Fax: (352) 989-4265
E-Mail: patrick@attorneypatricksmith.com
Secondary E-Mail: becky@attorneypatricksmith.com
January 18, 25, 2024 24-00223W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023-CP-004023
Division Probate
IN RE: ESTATE OF ROBERT MORTELLARO AKA ROBERT C. MORTELLARO Deceased.

The administration of the estate of Robert Mortellaro, AKA Robert C. Mortellaro, deceased, whose date of death was February 28, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Suite 335, Orlando, Florida 32801. 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 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 January 18, 2024.

Personal Representative:
Jennifer Cauthers
28 Gung Ho Road Stormville, New York 12582
Attorney for Personal Representative: Starling N. Hendriks
Florida Bar Number: 547761
Rayndel Valle
Florida Bar Number: 1034181
Attorney for Jennifer Cauthers
BOND SCHOENECK & KING PLLC
4001 Tamiami Trail North, Suite 105 Naples, Florida 34103
Telephone: (239) 659-3800
Fax: (239) 659-3812
E-Mail: rvalle@bsk.com
Secondary E-Mail: shendriks@bsk.com; dlucciano@bsk.com; eservice@bsk.com
January 18, 25, 2024 24-00177W

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2022-CA-002500-O
U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. GEORGE R. GRADDY, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 25, 2023, and entered in 2022-CA-002500-O of the Circuit Court of the Ninth Judicial Circuit in and for Orange County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and GEORGE R. GRADY; LUZ E. GRADY A/K/A LUZ E. VELEZ; UNKNOWN SPOUSE OF LUZ E. GRADY A/K/A LUZ E. VELEZ N/K/A EUGENE ROJAS; ECON RIVER ESTATES HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.

realforeclose.com, at 11:00 AM, on February 07, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 45, ECON RIVER ESTATES, ACCORDING TO PLAT THEREOF, RECORDED IN PLAT BOOK 37, PAGES 104, 105, AND 106 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 2546 WOODS EDGE CIR, ORLANDO, FL 32817

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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax: 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 16 day of January, 2024.

By: /s/ Justin Swosinski Justin Swosinski, Esq. Florida Bar #965333

ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
CT - 19-024381
January 18, 25, 2024 24-00226W

SECOND INSERTION

NOTICE OF ACTION- CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2022-CA-007740-O
BANK OF AMERICA, N.A., Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEE, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHNNIE M. ADAMS, DECEASED, et al. Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF VICKIE ADAMS-WARE, DECEASED, whose residence is unknown if he/she/they are living; and if he/she/they are dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOT 19, BLOCK 12, RICHMOND HEIGHTS, UNIT #3, AS PER PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 8, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
A/K/A 4795 LAKE RIDGE ROAD, ORLANDO FL 32808
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 16 day of January, 2024.
By: /s/ Brian Williams Brian Williams, Esq. CIVIL DIVISION
425 N. Orange Avenue Room 350
Orlando, Florida 32801

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
22-050516
January 18, 25, 2024 24-00175W

Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax: 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 12 day of January, 2024.

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
22-011939 - MaM
January 18, 25, 2024 24-00219W

U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2020-R7 MORTGAGE-BACKED NOTES, SERIES 2020-R7, Plaintiff, vs. SYLVIA WILLIAMS A/K/A SLYVIA BEATRICE WILLIAMS A/K/A SYLVIA BEATRICE WILLIAMS, et al. Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 21, 2023 in Civil Case No. 2023-CA-011822-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2020-R7 MORTGAGE-BACKED NOTES, SERIES 2020-R7 is Plaintiff and Sylvia Williams a/k/a Sylvia Beatrice Williams, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 21st day of February, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 14, Block 7, Richmond Estates, Unit 2, according to the plat thereof as recorded in Plat Book 2, Page 64, Public Records of Orange County, Florida.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801. Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.

By: /s/ Robyn Katz Robyn Katz, Esq. Fla. Bar No.: 146803
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
23-07591FL
January 18, 25, 2024 24-00228W

NOTICE OF SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2016-CA-005293-O
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY STRUCTURED TRUST I 2007-1 ASSET-BACKED CERTIFICATES, 2007-1, Plaintiff, vs. MARCIO MILANELLO CICCICI A/K/A MARCIO CICCICI A/K/A MARCIO CICI; BRENTWOOD CLUB HOMEOWNERS ASSOCIATION, INC.; SUNTRUST BANK D/B/A SUNTRUST BANK, N.A.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; SABBINA DRAI; UNKNOWN TENANT #1; UNKNOWN TENANT #2. Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated August 7, 2017, and entered in Case No. 2016-CA-005293-O of the Circuit Court of the 9TH Judicial Circuit in and for Orange County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY STRUCTURED TRUST I 2007-1 ASSET-BACKED CERTIFICATES, 2007-1, is Plaintiff and MARCIO MILANELLO CICCICI A/K/A MARCIO CICCICI A/K/A MARCIO CICI; BRENTWOOD CLUB HOMEOWNERS ASSOCIATION, INC.; SUNTRUST BANK, N.A.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; SABBINA DRAI; UNKNOWN TENANT #1; UNKNOWN TENANT #2, are Defendants, the Office of the Clerk, Orange County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.myorangeclerk.realforeclose.com

at 11:00 a.m. on the 12th day of March, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 15, BRENTWOOD CLUB PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 25, PAGE(S) 150 - 151, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 8725 Kenmore Cv, Orlando, Florida 32836-5751 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.
Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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: 1/10/2024
By: /s/ Craig Stein Craig Stein, Esq. Fl Bar No. 0120464
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLleadings@mwc-law.com
File No: 16-401210
January 18, 25, 2024 24-00173W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2023-CA-014495-O
U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. TIFFANY PINDELL C/O THEODORE PINDELL GUARDIAN OF THE PROPERTY OF TIFFANY PINDELL; STOREY PARK CLUB, LLC; STOREY PARK COMMUNITY ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; RAFAEL J. CARDERERA; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), TIFFANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com at 11:00 AM on the 08 day of February, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 241, OF STOREY PARK - PHASE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 91, PAGE 21, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA
PROPERTY ADDRESS: 11936 SONNET AVE, ORLANDO, FL 32823
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE

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

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax: 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 12 day of January 2024.

By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156

Submitted by: De Cubas & Lewis, P.A. PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
23-02479
January 18, 25, 2024 24-00213W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 2023-CA-013837-O
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION, Plaintiff, vs. REGINALD HOWE, MV REALTY PBC, LLC; OAK HILL RESERVE HOMEOWNERS ASSOCIATION, INC.; SAUDIA KHAN; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), TIFFANY MOORE RUSSELL as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.myorangeclerk.realforeclose.com at 11:00 AM on the 19 day of February, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 144, OF OAK HILL RESERVE PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 65, AT PAGES 1 THROUGH 6, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
PROPERTY ADDRESS: 1301 KINTLA RD, APOPKA, FL 32712
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO

SECOND INSERTION

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

If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax: 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 12 day of January 2024.

By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156

Submitted by: De Cubas & Lewis, P.A. PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
22-01394
January 18, 25, 2024 24-00212W

ORANGE COUNTY
SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2021-CA-011027-O REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. PEDRO LUIS MORALES AKA PEDRO L. MORALES, et al., Defendant
TO: UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF PEDRO LUIS MORALES, DECEASED 8312 FORT CLINCH AVENUE ORLANDO, FL 32822
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Orange County, Florida:
LOT 2, BLOCK K, STONEBRIDGE, PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 30, PAGES 30 THRU 36, INCLUSIVE, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default De-

partment, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in BUSINESS OBSERVER, on or before 30 days from the first date of publication, 2024; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.
IMPORTANT
In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at 425 N ORANGE AVENUE, ORLANDO, FL 32801, 407-836-2050. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay System.
WITNESS MY HAND AND SEAL OF SAID COURT on this 15th day of December 2023.
Tiffany Moore Russell, Clerk of Courts
By: /s/ Lauren Scheidt
As Deputy Clerk
Civil Division
425 N Orange Avenue
Suite 350
Orlando, Florida 32801
(58341.1232)
January 18, 25, 2024 24-00170W

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2022-CA-000297-O NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PEDRO SOLERO, DECEASED, et. al. Defendant(s).
TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PEDRO SOLERO, DECEASED,
whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

UNIT NO. 1503 OF CENTRE COURT CONDOMINIUM IV, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OR BOOK 4152 PAGE 2634, AND ALL EXHIBITS AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before _____/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
WITNESS my hand and the seal of this Court at County, Florida, this 12th day of January, 2024
Tiffany Moore Russell
CLERK OF THE CIRCUIT COURT
BY: /s/ Stan Green
DEPUTY CLERK
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
21-012241
January 18, 25, 2024 24-00220W

SECOND INSERTION

CORRECTED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2023-CA-013052-O BRADESCO BANK, a Florida corporation f/k/a BRADESCO BAC FLORIDA BANK, f/k/a BAC FLORIDA BANK, Plaintiff, vs- THE ESTATE OF NEILTON JOSE VEIGA JUNIOR, UNKNOWN BENEFICIARIES, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF NEILTON JOSE VEIGA JUNIOR, DECEASED, an individual, ALESSANDRA EUZEBIO DUARTE, an individual, ADRIAN DUARTE VEIGA, an individual, ALISSA DUARTE VEIGA, an individual, AMANDA CRISTINA VEIGA, an individual, DIEGO JOSE VEIGA, an individual, and THE RESERVE AT PHILLIPS COVE HOMEOWNERS ASSOCIATION, INC., f/k/a PHILLIPS COVE COMMUNITY ASSOCIATION, INC., Defendants
TO: Ms. Amanda Cristina Veiga
Mr. Diego Jose Veiga
Rua Avedis Kamalakian, 264
Osasco, Sao Paulo, CEP 06056320
Brazil
YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property:
Lot 3, Reserve at Phillips Cove, according to the map or plat thereof, as recorded in Plat Book 87, Page(s) 91 through 93, of the Public Records of Orange County, Florida.
APN# - 13-23-28-7395-00-030
With an address of: 6975 Phillips Reserve Court, Orlando, FL 32819
has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Jeffrey C. Roth, Esquire, Roth & Scholl, Attorney for Plaintiff, whose address is 866 South Dixie Highway, Coral Gables, FL 33146 on or before XXXXXXXXXXXXX a date which is within thirty (30) days after the first publication of the Notice in the Business Observer - Orange County and file the original with the Clerk of the 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.
WITNESS my hand and seal of this Court this 10th day of January 2024 ,
BY TIFFANY MOORE RUSSELL
As Clerk of Court
By: Kasey Swiney
DEPUTY CLERK
Civil Court Seal
Civil Division
425 N Orange Ave.
Room 350
Orlando, Florida 32801
January 18, 25, 2024 24-00176W

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 9TH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2020-CA-002118-O JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CONSTANCE FREIBURGER A/K/A CONSTANCE R. FREIBURGER A/K/A CONNIE R. FREIBURGER, DECEASED; INTRUST BANK; PEOPLE'S UNITED BANK, NATIONAL ASSOCIATION SUCCESSOR IN INTEREST TO UNITED BANK; COLE FLETCHER; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; VENA SHOUSE; SHERRY FLETCHER; NICOLE FLETCHER; BARRY FLETCHER; THOMAS FLETCHER, Defendants.
NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed December 1, 2023 and entered in Case No. 2020-CA-002118-O, of the Circuit Court of the 9th Judicial Circuit in and for ORANGE COUNTY, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION is Plaintiff and ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CONSTANCE FREIBURGER A/K/A CONSTANCE R. FREIBURGER A/K/A CONNIE R. FREIBURGER, DECEASED; COLE FLETCHER; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; VENA SHOUSE; SHERRY FLETCHER; NICOLE FLETCHER; BARRY FLETCHER; THOMAS FLETCHER; THOMAS FLETCHER, Defendants.

FLETCHER; INTRUST BANK; PEOPLE'S UNITED BANK, NATIONAL ASSOCIATION SUCCESSOR IN INTEREST TO UNITED BANK; are defendants. TIFFANY MOORE RUSSELL, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.MYORANGECLERK.COM, at 11:00 A.M., on February 15, 2024, the following described property as set forth in said Final Judgment, to wit:
LOTS 3 AND 4, BLOCK "G", OF CHENEY HEIGHTS SUBDIVISION, UNIT NO. ONE REPLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK "U", PAGE 50, PUBLIC RECORDS OF ORANGE 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 American with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 12th day of January, 2024.
By: Marc Granger, Esq.
Bar. No.: 146870
Submitted By:
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.: 19-02116 JPC
January 18, 25, 2024 24-00171W

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 48-2014-CA-008800-O WELLS FARGO BANK, N.A. Plaintiff, v. BROOKE A. AXTELL A/K/A BROOKE AXTELL; JONATHAN AXTELL A/K/A JONATHAN W. AXTELL; UNKNOWN TENANT 1; UNKNOWN TENANT 2; AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ABOVE NAMED DEFENDANT(S), WHO IS/ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES CLAIM AS HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, SPOUSES, OR OTHER CLAIMANTS; BROOKSTONE PROPERTY OWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, INTERNAL REVENUE SERVICE Defendants.
Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on June 22, 2015, and Order Rescheduling Foreclosure Sale entered on December 18, 2023, in this case, in the Circuit Court of Orange County, Florida, the office of Tiffany Moore Russell, Clerk of the Circuit Court, shall sell the property situated in Orange County, Florida, described as:
LOT 30, BROOKSTONE UNIT 1, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 43, PAGES 47 THROUGH 49, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
a/k/a 418 COVERED BRIDGE DR, OCOEE, FL 34761-3357
at public sale, to the highest and best bidder, for cash, online at www.myorangeclerk.realforeclose.com, on February 20, 2024 beginning at 11:00 AM.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated at St. Petersburg, Florida this 15th day of January, 2024.
Isabel Lopez Rivera
FL Bar: 1015906
eXL Legal, PLLC
Designated Email Address:
efiling@exllegal.com
12425 28th Street North,
Suite 200
St. Petersburg, FL 33716
Telephone No. (727) 536-4911
Attorney for the Plaintiff
888140528
January 18, 25, 2024 24-00227W

TY, FLORIDA.
a/k/a 418 COVERED BRIDGE DR, OCOEE, FL 34761-3357
at public sale, to the highest and best bidder, for cash, online at www.myorangeclerk.realforeclose.com, on February 20, 2024 beginning at 11:00 AM.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated at St. Petersburg, Florida this 15th day of January, 2024.
Isabel Lopez Rivera
FL Bar: 1015906
eXL Legal, PLLC
Designated Email Address:
efiling@exllegal.com
12425 28th Street North,
Suite 200
St. Petersburg, FL 33716
Telephone No. (727) 536-4911
Attorney for the Plaintiff
888140528
January 18, 25, 2024 24-00227W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2019-CA-010458-O NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. SHERRY PRIESTER PARAMORE, et al. Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 3, 2024, and entered in 2019-CA-010458-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is the Plaintiff and SHERRY PRIESTER PARAMORE; FERNANDO MACEDO; LISA L. HARDEMAN; SHERI HERRING; KEVIN PRIESTER; CLERK OF THE COURT FOR ORANGE COUNTY, FLORIDA; LENUSA 40IKPLAN FBO ROBERT SCHELLENBARG; STEVEN PRIESTER; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LUTHER GARY PRIESTER JR., DECEASED; C. MOODY, P.A.; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RONNIE PRIESTER, DECEASED; SAVELTIA PRIESTER; ALVINNA PRIESTER; SHERRY D. PRIESTER; LUTHER PRIESTER, JR.; SHAUN PRIESTER; RUSHELLE PRIESTER; DAMIEN PRIESTER; UNKNOWN SPOUSE OF DAMIEN PRIESTER N/K/A ALICIA PRIESTER; DANIELLE PRIESTER; SANDRISA L. RAINEY; ESTHER DUROSIER; UNKNOWN SPOUSE OF SHERRY PRIESTER PARAMORE N/K/A NORMAN PARAMORE; UNKNOWN SPOUSE OF STEVEN PRIESTER N/K/A STEPHANIE PRIESTER; UNKNOWN SPOUSE OF KEVIN PRIESTER; UNKNOWN SPOUSE OF ALVINNA PRIESTER; UNKNOWN SPOUSE OF SHERRY D. PRIESTER; UNKNOWN SPOUSE OF LUTHER PRIESTER, JR.; UNKNOWN SPOUSE OF RUSHELLE PRIESTER N/K/A DEMETRIS LANE; UN-

KNOWN SPOUSE OF DANNIE PRIESTER N/K/A REGHAN SNYDER; STATE OF FLORIDA DEPARTMENT OF REVENUE; CAVALRY SPV I, LLC are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on February 07, 2024, the following described property as set forth in said Final Judgment, to wit:
LOT 8, BLOCK D, LAKE MANN ESTATES, UNIT NUMBER EIGHT, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK Z, PAGE 59, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 3249 W S ST, ORLANDO, FL 32805
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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 12 day of January, 2024.
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
19-360939 - NaP
January 18, 25, 2024 24-00216W

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2018-CA-005011-O FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. PATRICK PHELPS QUAKENBUSH; ANGELYN D. QUAKENBUSH; UNKNOWN TENANT (S) N/K/A GAGE QUAKENBUSH; THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF ELIZABETH C. FERRIS, DECEASED; NANCY DENISE FERRIS-TAIT; THE UNKNOWN SUCCESSOR TRUSTEE OF THE ELIZABETH C. FERRIS 1998 TRUST AGREEMENT DATED JANUARY 27, 1998; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated September 6, 2023 and an Order Resetting Sale dated January 5, 2024 and entered in Case No. 2018-CA-005011-O of the Circuit Court in and for Orange County, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff and PATRICK PHELPS QUAKENBUSH; ANGELYN D. QUAKENBUSH; UNKNOWN TENANT (S) N/K/A GAGE QUAKENBUSH; THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF ELIZABETH C. FERRIS, DECEASED; NANCY DENISE FERRIS-TAIT; THE UNKNOWN SUCCESSOR TRUSTEE OF THE ELIZABETH C. FERRIS 1998 TRUST AGREEMENT DATED JANUARY 27, 1998; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-

SCRIBED, are Defendants, TIFFANY MOORE RUSSELL, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.myorangeclerk.realforeclose.com, at 11:00 A.M., on February 19, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:
LOT 6, PERSHING MANOR, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK Z, PAGE 7, OF THE PUBLIC RECORDS OF ORANGE 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 any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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.
Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.
DATED January 12, 2024.
By: /s/ Lisa Woodburn
Lisa A Woodburn
Florida Bar No.: 11003
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo Lindberg P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail:
answers@dallegal.com
6734-178596 / BJB
January 18, 25, 2024 24-00214W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2023-CA-014056-O DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR6, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR6, Plaintiff, vs. JULIETA ROMERO; UNKNOWN SPOUSE OF JULIETA ROMERO; HUNTINGTON ON THE GREEN CONDOMINIUM ASSOCIATION, INC.; 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, GRANTEEES, 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 January 3, 2024 in Civil Case No. 2023-CA-014056-O, of the Circuit Court of the Judicial Circuit in and for Orange County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR6, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR6 is the Plaintiff, and JULIETA ROMERO; UNKNOWN SPOUSE OF JULIETA ROMERO; HUNTINGTON ON THE GREEN CONDOMINIUM ASSOCIATION, INC.; 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, GRANTEEES, OR OTHER CLAIMANTS are Defendants.
The Clerk of the Court, Tiffany Moore Russell will sell to the highest bidder for cash at www.myorangeclerk.realforeclose.com on February 20, 2024 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:
CONDOMINIUM UNIT NO. 10 BLDG. 17 OF HUNTINGTON

ON THE GREEN, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM FOR HUNTINGTON ON THE GREEN, A CONDOMINIUM, AND EXHIBITS ANNEXED THERETO, FILED THE 6TH DAY OF AUGUST, 1979, IN O.R. BOOK 3036, PAGE 65, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA; TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AND LIMITED COMMON ELEMENTS DECLARED IN SAID DECLARATION OF CONDOMINIUM TO BE AN APPURTENANCE TO THE ABOVE CONDOMINIUM UNIT.
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: AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Courthouse Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 10 day of January, 2024.
Digitally Signed by Zachary Ullman
Date: 2024.01.10 13:14:29-05'00'
Zachary Y. Ullman, Esq.
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepите.com
ALDRIDGE | PITE, LLP
Attorney for Plaintiff
5300 West Atlantic Avenue
Suite 303
Delray Beach, FL 33484
Telephone: 561-392-6391
Facsimile: 561-392-6965
1221-15153B
January 18, 25, 2024 24-00169W

THIRD INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2021-CA-011832-O U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST Plaintiff, v. LUIS ORTIZ, JR. A/K/A LUIS R. ORTIZ, JR. A/K/A LUIS RAUL ORTIZ; UNKNOWN TENANT 1; UNKNOWN TENANT 2; UNKNOWN SPOUSE OF LUIS ORTIZ JR A/K/A LUIS R. ORTIZ, JR. A/K/A LUIS RAUL ORTIZ; AMERICAN EXPRESS BANK, FSB D/B/A AMERICAN EXPRESS NATIONAL BANK; BUREAU INVESTMENT GROUP PORTFOLIO NO. 15, AS SUCCESSOR IN INTEREST TO HSBC CARD SERVICES, INC.; HIDDEN CREEK CONDOMINIUM ASSOCIATION, INC.; RAMFLAS ROOFING SERVICES INC. Defendants.
Notice is hereby given that, pursuant to the Amended Final Judgment of Foreclosure entered on July 25, 2023, and Order Rescheduling Foreclosure Sale entered on December 28, 2023, in this case, in the Circuit Court of Orange County, Florida, the office of Tiffany Moore Russell, Clerk of the Circuit Court, shall sell the property situated in Orange County, Florida, described as: CONDOMINIUM UNIT 199, BUILDING 10-B OF HIDDEN CREEK CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OR BOOK 3513,

PAGE 719-841 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
a/k/a 6295 RIVER RUN PL, ORLANDO, FL 32807-4273
at public sale, to the highest and best bidder, for cash, online at www.myorangeclerk.realforeclose.com, on January 30, 2024 beginning at 11:00 AM.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204 at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated at St. Petersburg, Florida this 2nd day of January, 2024.
Isabel Lopez Rivera
FL Bar: 1015906
eXL Legal, PLLC
Designated Email Address:
efiling@exllegal.com
12425 28th Street North, Suite 200
St. Petersburg, FL 33716
Telephone No. (727) 536-4911
Attorney for the Plaintiff
1000005353
January 11, 18, 25, 2024 24-00079W

ORANGE COUNTY
SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 2023-CA-015931-O
WELLS FARGO BANK, N.A., Plaintiff, vs. MARLENE LEJARDE AKA MARLENE Y. LEJARDE, et al, Defendant(s).
To: MARLENE LEJARDE AKA MARLENE Y. LEJARDE
Last Known Address: 12 W 101ST ST APT 6 NEW YORK, NY 10025
Current Address: Unknown
YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following property in Orange County, Florida: LOT 47, OF WATERSIDE ESTATES PHASE 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 57, AT PAGE(S) 107 AND 108, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
A/K/A 10861 DERRINGER DRIVE ORLANDO FL 32829
has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL

33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.
WITNESS my hand and the seal of this court on this day of JANUARY 16, 2024.
Tiffany Moore Russell
Clerk of the Circuit Court
By /s/ Rosa Aviles
Deputy Clerk
Civil Division
425 N. Orange Ave.
Room 350
Orlando, FL 32801
Albertelli Law
P.O. Box 23028
Tampa, FL 33623
NL - 23-010718
January 18, 25, 2024 24-00225W

PUBLISH YOUR LEGAL NOTICE
Call 941-906-9386
and select the appropriate County name from the menu option
or email legal@businessobserverfl.com
Business Observer

SECOND INSERTION

NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2024-CP-000098-O
IN RE: ESTATE OF MODESTO APONTE, Deceased.
TO:
JANET APONTE
Unknown
EVELIN APONTE
Unknown
LIMARY APONTE
Unknown
ANGEL LUIS APONTE
Unknown
YOU ARE NOTIFIED that a Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are: Robert D. Hines, Esq., Hines

Norman Hines, P.L., 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 on or before February 15, 2024, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.
Signed on this 11 day of January, 2024.
First Publication in Business Observer on: January 18, 2024.
Tiffany Moore Russell
As Clerk of the Court
By: /s/ Kevin Drumm
As Deputy Clerk
Probate Division
425 N. Orange Avenue
Room 335
Orlando, Florida 32801
Jan. 18, 25; Feb. 1, 8, 2024
24-00182W

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO. 2023-CA-015264-O
WELLS FARGO BANK, N.A. Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF OSCAR EUGENIO MURGUIA A/K/A OSCAR E. MURGUIA A/K/A OSCAR MURGUIA, DECEASED, ET AL. Defendant(s).
TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF OSCAR EUGENIO MURGUIA A/K/A OSCAR E. MURGUIA A/K/A OSCAR MURGUIA, DECEASED
Current Residence Unknown, but whose last known address was: 2354 RIO PINAR LAKES BLVD, ORLANDO, FL 32822-7974
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Orange County, Florida, to-wit:
LOT 47A, RIO PINAR LAKES UNIT TWO, PHASE THREE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 12, PAGE 77, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
has been filed against you and you are required to serve a copy of your written defenses, if any, to an EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, within 30 days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 425 N Orange Ave, Orlando, FL 32801, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.
WITNESS my hand and seal of the Court on this day of JANUARY 4TH, 2024.
Tiffany Moore Russell
Clerk of the Circuit Court
By: Rosa Aviles
Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
1000009367
January 18, 25, 2024 24-00215W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2023CP003396
Division Probate
IN RE: ESTATE OF BERNICE FARMER Deceased.
The administration of the Estate of Bernice Farmer, deceased, whose date of death was July 10, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Orlando, Florida 32801. 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 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 January 18, 2024.
Personal Representative:
William Michael Brauen
454 North Wickham Rd. 202
Melbourne, FL 32935
Attorney for Personal Representative: Daniel S. Henderson, Esq.
E-mail Addresses: dan@hendersonsachs.com, michael@hendersonsachs.com
Florida Bar No. 725021
Henderson Sachs, PA
8240 Exchange Drive Ste. C6
Orlando, Florida 32809
Telephone: (407) 850-2500
January 18, 25, 2024 24-00221W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-CP-003678
IN RE: ESTATE OF MICHELLE LEVETTE RIVERS Deceased.
The administration of the estate of Michelle Levette Rivers, deceased, whose date of death was February 5, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave, # 340, Orlando, FL 32801. 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 January 18, 2024.
Personal Representative:
Ashley Michelle Stallworth
2405 Okatie Lane
Cantonment, Florida 32533
Attorney for Personal Representative: Andrew Ponnock
Florida Bar Number: 195420
10100 West Sample Road, 3rd FL
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (954) 340-3411
E-Mail: andy@ponnocklaw.com
Secondary E-Mail: eservice@ponnocklaw.com
January 18, 25, 2024 24-00180W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. #2023-CP-003803-O
IN RE: ESTATE OF BRUCE E WENDELL Deceased.
The administration of the estate of Bruce E Wendell, deceased, whose date of death was April 22, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave # 340, Orlando, FL 32801. 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 January 18, 2024.
Personal Representative:
Cherri Yaber
Attorney for Personal Representative: /s/ Paula F. Montoya
Paula F. Montoya, Esq., Attorney
Florida Bar Number: 103104
7345 W Sand Lake Rd, Suite 318
Orlando, FL 32819
Telephone: (407) 906-9126
Fax: (407) 906-9126
E-Mail: paula@paulamontoyalaw.com
Secondary E-Mail: info@paulamontoyalaw.com
January 18, 25, 2024 24-00179W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2021-CA-009400-O
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 MOSES CHATTMAN, JR., DECEASED, Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 11, 2023, and entered in 2021-CA-009400-O of the Circuit Court of the NINTH Judicial Circuit in and for Orange County, Florida, wherein CELINK is the Plaintiff and MOSES CHATTMAN III; KEON CHATTMAN; ELIZABETH C. GRAHAM, AS NOMINATED PERSONAL REPRESENTATIVE IN THE ESTATE OF MOSES CHATTMAN, JR., DECEASED; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; CITY OF ORLANDO, FLORIDA are the Defendant(s). Tiffany Moore Russell as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 AM, on February 09, 2024, the following described property as set forth in said Final Judgment, to wit:
LOT 27, BLOCK A, COLONY COVE REVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 66, OF THE

PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property Address: 1443 CAPE COVE BOULEVARD, ORLANDO, FL 32808
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 any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Orange County, ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, fax: 407-836-2204; and in Osceola County: ADA Coordinator, Court Administration, Osceola County Courthouse, 2 Court-house Square, Suite 6300, Kissimmee, FL 34741, (407) 742-2417, fax 407-835-5079, at least 7 days before your scheduled court appearance, or immediately upon receiving notification if the time before the scheduled court appearance is less than 7 days. If you are hearing or voice impaired, call 711 to reach the Telecommunications Relay Service.
Dated this 12 day of January, 2024.
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
21-081554 - NaC
January 18, 25, 2024 24-00218W

SECOND INSERTION

RE-NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO: 2022-CA-008439-O
WILMINGTON SAVINGS FUND SOCIETY, FS, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VIII-A, Plaintiff, vs. KAMINI LATCHMAN; et al, Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure Pursuant to Stipulation for Settlement and Forbearance/Modification entered in Civil Case No. 2022-CA-008439-O of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FS, AS OWNER TRUSTEE OF THE RESIDENTIAL CREDIT OPPORTUNITIES TRUST VIII-A, is Plaintiff and KAMINI LATCHMAN; et al., are Defendant(s).
The Clerk, Tiffany Moore Russell, of the Circuit Court will sell to the highest bidder for cash, online at www.myorangeclerk.realforeclose.com at 11:00 A.M. o'clock a.m. on February 8, 2024, on the following described property as set forth in said Final Judgment, to wit:
LOT 9, BLOCK F, PINE HILLS SUBDIVISION NO. 10, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK T, PAGE 84, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Property address: 904 Bordeaux Place, Orlando, Florida 32808
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.
DATED this 10th day of January 2024.
BY: /s/ Matthew B. Leider
MATTHEW B. LEIDER, ESQ.
FLORIDA BAR NO. 84424
LAW OFFICES OF MANDEL, MANGANELLI & LEIDER, P.A.
Attorneys for Plaintiff
1900 N.W. Corporate Blvd., Ste. 305W
Boca Raton, FL 33431
Telephone: (561) 826-1740
service@mml-pa.com
January 18, 25, 2024 24-00172W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-CP-004038-O
Division
IN RE: ESTATE OF JUSTINIANO BARRETO, JR., Deceased.
The administration of the estate of JUSTINIANO BARRETO, JR., deceased, whose date of death was February 2, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. 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: January 18, 2024.
JUSTINA COVELESKY
Personal Representative
4604 Belair Road
Baltimore, MD 21206
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: jriversa@hnh-law.com
January 18, 25, 2024 24-00181W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2019-CA-012186-O
BROKER SOLUTIONS, INC. DBA NEW AMERICAN FUNDING, Plaintiff, vs. JOSEPH DANIEL MOJICA, et al., Defendant.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 30, 2022 in Civil Case No. 2019-CA-012186-O of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein BROKER SOLUTIONS, INC. DBA NEW AMERICAN FUNDING is Plaintiff and Joseph Daniel Mojica, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 22nd day of February, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
LOT 15, BLOCK A, REPLAT OF LAKEWOOD HILLS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK Y, PAGE 7, OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.
By: /s/ Robyn Katz
Robyn Katz, Esq.
Fla. Bar No.: 146803
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
23-06613FL
January 18, 25, 2024 24-00229W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-000035-O
Division Probate
IN RE: ESTATE OF DONALD ALEXANDER WALTERS Deceased.
The administration of the estate of DONALD ALEXANDER WALTERS, deceased, whose date of death was October 11, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave, Orlando, Florida 32801. 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 January 18, 2024.
Personal Representative
Robert Walters
5511 Genoa Lane
Orlando, Florida 32807
Attorney for Personal Representative: NISHAD KHAN P.L.
AMBER N. WILLIAMS, ESQ.
Florida Bar No.: 0092152
1303 N. Orange Avenue
Orlando, Florida 32804
Telephone: (407) 228-9711
Facsimile: (407) 228-9713
amber@nishadkhanlaw.com
pleadings@nishadkhanlaw.com
Attorney for Personal Representative
January 18, 25, 2024 24-00178W

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION
File No. 2023-CP-003753-O
IN RE: ESTATE OF GLENN J. WALDRUP Deceased.
The administration of the estate of Glenn J. Waldrup, deceased, whose date of death was September 10, 2023, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N Orange Ave # 340, Orlando, Florida 32801. 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 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 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 January 18, 2024.
Personal Representative:
Anne Michele Stucker a/k/a Michele Stucker
4118 Floralwood Ct.
Orlando, Florida 32812
Attorney for Personal Representative: /s/ TRACY A. ZANCO
Tracy A. Zanco
Attorney
Florida Bar Number: 89454
The Elder Law Center of Kirson & Fuller
1407 E. Robinson Street
Orlando, FL 32081
Telephone: (407) 422-3017
Fax: (407) 849-1707
E-Mail: tzanco@kirsonfuller.com
Secondary E-Mail: hwilson@kirsonfuller.com
January 18, 25, 2024 24-00222W

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2023CA0017580
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. FRANKLIN J. CANDY A/K/A FRANK J. CANDY A/K/A FRANK CANDY, et al., Defendant.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 18, 2023 in Civil Case No. 2023CA0017580 of the Circuit Court of the NINTH JUDICIAL CIRCUIT in and for Orange County, Orlando, Florida, wherein is Plaintiff and Franklin J. Candy a/k/a Frank J. Candy a/k/a Frank Candy, et al., are Defendants, the Clerk of Court, TIFFANY MOORE RUSSELL, ESQ., will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of February, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
Lot 5 and the East 1/2 of Lot 6, Block C, Temple Terrace, according to the plat thereof as recorded in Plat Book "S", Page 5, of the Public Records of Orange County, Florida.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303 within two (2) working days of your receipt of this (describe notice); If you are hearing or voice impaired, call 1-800-955-8771.
By: /s/ Robyn Katz
Robyn Katz, Esq.
Fla. Bar No.: 146803
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
21-04133FL
January 18, 25, 2024 24-00174W

OFFICIAL COURTHOUSE WEBSITES
manateeclerk.com
sarasotaclerk.com
charlotteclerk.com
leeclerk.org
collierclerk.com
hillsclerk.com
pascoclerk.com
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polkcountyclerk.net
myorangeclerk.com

ORANGE COUNTY
SUBSEQUENT INSERTIONS

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FLORIDA TAX LIEN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-142
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: ZELLWOOD PARTNERS SUB 20/49 LOT 20
PARCEL ID # 20-20-27-9520-00-200
Name in which assessed: DON MCKENZIE, LINDA MCKENZIE
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00060W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT MIDLAND TRUST COMPANY AS CUSTODIAN the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-1087
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: LAKE BURDEN SOUTH PHASE 1 68/64 LOT 90
PARCEL ID # 25-23-27-4320-00-900
Name in which assessed: DEAN A MORRISON, ELLEN M MORRISON
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00061W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT TWO CENTS INVESTMENTS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-3371
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: JOHIO GLEN SUB 20/14 LOT 24
PARCEL ID # 10-22-28-3997-00-240
Name in which assessed: ROBERT THOMS, VERONICA THOMS
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00062W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT MIDLAND TRUST COMPANY AS CUSTODIAN the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-4568
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: PARK CENTER AT METROWEST CONDOMINIUM 8343/4653 UNIT N BLDG 2
PARCEL ID # 01-23-28-6594-02-140
Name in which assessed: ENTRUST ADMINISTRATION SERVICES INC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00063W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YSRRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-6926
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: THE WILLOWS SECTION FOUR 8/26 LOT 250
PARCEL ID # 07-22-29-8630-02-500
Name in which assessed: TROY E WHITE, SEEMA LALL
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00064W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YUEER TANG the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-8
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: THE N 330 FT OF SE1/4 OF NE1/4 (LESS N 310 FT OF E 695 FT & LESS 30 FT RD R/W) OF SEC 01-20-27
PARCEL ID # 01-20-27-0000-00-051
Name in which assessed: PHARMASEED FL LLC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
Dated: Dec 28, 2023
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
January 4, 11, 18, 25, 2024
24-00001W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YSRRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-8159
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: {NOTE: ADVERSE POSSESSION}-HARALSON SUB S/7 LOT 19 BLK B
PARCEL ID # 28-22-29-3372-02-190
Name in which assessed: VICTOR MORENO, BLANCA I CRUZ
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00065W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YSRRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-8287
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: OPAL GARDENS R/75 LOT 21
PARCEL ID # 29-22-29-6188-00-210
Name in which assessed: JAMES WALWYN
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00066W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YSRRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-9705
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: MIDDLEBROOK PINES CONDO PHASE 28 3430/899 BLDG 28 UNIT 312
PARCEL ID # 07-23-29-5650-28-312
Name in which assessed: EQUIFIRST PROPERTIES LLC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00067W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT DANA H COOK REVOCABLE TRUST the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-10310
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: MILLENIUM PARC 59/94 LOT 82
PARCEL ID # 16-23-29-5667-00-820
Name in which assessed: LYSANDRA SOARES
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00068W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FLORIDA TAX LIEN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-12338
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: NEW ENGLAND BUILDING CONDO CB 1/65 UNIT 403
PARCEL ID # 07-22-30-5905-00-403
Name in which assessed: INTERNATIONAL GOLD BROKERS LLC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00069W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YUEER TANG the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-532
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: 8267/2 - ERROR IN LEGAL - FROM NE COR NW1/4 OF SW1/4 RUN S00-50-55E 20 FT TH N89-41-34W 60.04 FT TO POB; TH N89-41-34W 11.34 FT TO SELY R/W OF BRICK RD TH S56-30-26W 229.28 FT TO C/L OF A DITCH TH S32-04-24E ALONG C/L 219.43 FT TH N13-50-26E 140.56 FT TH ALONG ARC OF CURVE CONCAVE SELY W/ RAD 1920.26 FT A DIST OF 183.61 FT TO POB (LESS THAT PART LYING WITHIN 100 FT R/W PER DB 454/97) IN SEC 22-22-27
PARCEL ID # 22-22-27-0000-00-084
Name in which assessed: HISTORIC BRICK ROAD LLC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
Dated: Dec 28, 2023
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
January 4, 11, 18, 25, 2024
24-00002W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FLORIDA TAX LIEN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-12480
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: HIDDEN OAKS CONDO PH 8 3487/1446 BLDG 8A UNIT 127
PARCEL ID # 11-22-30-3592-01-270
Name in which assessed: WISSAM RABADI
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00070W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT YSRRTL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-12630
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: SEMORAN CLUB REPLAT 11/88 THE W1/2 LOT 3
PARCEL ID # 16-22-30-7791-00-030
Name in which assessed: CARMEN LUQUE, JOSE A LUQUE
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00071W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FLORIDA TAX LIEN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-13292
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: ENGELWOOD PARK UNIT 4 X/123 LOT 10 BLK 8
PARCEL ID # 34-22-30-2501-08-100
Name in which assessed: DOUGLAS W VOKES, PHYLLIS E VOKES
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00072W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT MIDLAND TRUST COMPANY AS CUSTODIAN the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-13926
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: AVALON CONDOMINIUM 8217/1960 UNIT 5 BLDG 4
PARCEL ID # 10-23-30-0344-04-050
Name in which assessed: JAIRO ALEJANDRO MILLAN
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00073W

THIRD INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FLORIDA TAX LIEN LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-16234
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: EAST ORLANDO ESTATES SECTION B X/122 BEG 160 FT N OF SW COR OF LOT 384 RUN N 20 FT E 495 FT S 180 FT W 222.75 FT N 160 FT W 272.25 FT TO POB
PARCEL ID # 15-22-32-2331-03-840
Name in which assessed: ALIDA RIVERA-GARCIA
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 22, 2024.
Dated: Jan 04, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: R Kane
Deputy Comptroller
Jan. 11, 18, 25; Feb. 1, 2024
24-00074W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2021-774
YEAR OF ISSUANCE: 2021
DESCRIPTION OF PROPERTY: WESTSIDE TOWNHOMES PHASE 2 19/100 LOT 4 BLK 9
PARCEL ID # 27-22-27-9233-09-040
Name in which assessed: TREVOR A HUNTER, SARAH C HARVEY
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
Dated: Dec 28, 2023
Phil Diamond
County Comptroller
Orange County, Florida
By: M Sosa
Deputy Comptroller
January 4, 11, 18, 25, 2024
24-00003W

THIRD INSERTION

NOTICE OF ACTION-CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA
CASE NO.: 2023-CA-16683
JOHN G. NOONAN, AS BISHOP OF THE DIOCESE OF ORLANDO, HIS SUCCESSORS IN AND ASSIGNS, A CORPORATION SOLE, Plaintiff, vs
THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST DIANE MARIE MUSH, F/K/A DIANE M. BOESEL, DECEASED, JEFFREY

P. MUSH, HEIR OF THE ESTATE OF DIANE MARIE MUSH, F/K/A DIANE M. BOESEL, JAIME JANE MUSH, HEIR OF THE ESTATE OF DIANE MARIE MUSH, F/K/A DIANE M. BOESEL, AND ANY AND ALL UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEEES, JUDGMENT CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ABOVE-NAMED DEFENDANTS; AND ANY AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL OR CORPORATE, OR WHOSE EXACT LEGAL STATUS IS UNKNOWN, CLAIMING UNDER THE ABOVE NAMED OR DESCRIBED DEFENDANTS OR PARTIES OR CLAIMING TO HAVE

ANY RIGHT, TITLE, OR INTEREST IN THE PROPERTY DESCRIBED IN THIS COMPLAINT, Defendants.
TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST DIANE MARIE MUSH, F/K/A DIANE M. BOESEL, DECEASED, and any and all unknown spouses, heirs, devisees, grantees, judgment creditors and all other parties claiming by, through under or against the above-described Defendant and any and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under the above described Defendant or parties or claiming to have any right, title,

or interest in the property described in the action, and all parties having or claiming to have any right, title or interest in the property herein described.
YOU ARE NOTIFIED THAT an action to quiet title and for adverse possession to the following property in Orange County, Florida:
Begin at a point 135 feet East of the SW corner of Lot No. 4 of Park Lake Court, according to Plat thereof as recorded in Plat Book H, Page 26, run North 75 feet, thence East to Cathcart Street, thence Southerly along Cathcart Street to point East of Beginning; ALSO Beginning 135 feet East of the SW corner of Lot 3 of Park Lake Court, according to Plat thereof

as recorded in Plat Book H, Page 26, run North 50 feet, thence East to West side of Cathcart Street, thence Southerly along West side of Cathcart Street to a point East of beginning, thence West to Point of Beginning, all in Orange County, Florida.
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it upon BRIAN C. BLAIR, ESQ., Plaintiff's attorney, whose address is Baker & Hostetler, LLP, 200 S. Orange Avenue, Suite 2300, Orlando, Florida 32801, on or before 30 days from the first date of publication of this Notice, and to file the original with the Clerk of this Court either before service upon Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against

you for the relief demanded in the Complaint to Quiet Title.
DATED on 01/09/, 2024
Tiffany Moore Russell, Clerk of Courts
By: /s/ Joji Jacob
Deputy Clerk
Civil Division
425 N. Orange Avenue
Room 350
Orlando, Florida 32801
BAKER & HOSTETLER LLP
ATTORNEY FOR PLAINTIFF
200 S. Orange Avenue,
Suite 2300
Orlando, FL 32801
PRIMARY EMAIL:
bblair@bakerlaw.com
4858-2619-9194.3
Jan. 11, 18, 25; Feb. 1, 2024
24-00134W

ORANGE COUNTY

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that DANA H COOK REVOCABLE TRUST the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-1141
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: SIGNATURE LAKES PARCEL 1D PHASE 1 65/133 LOT 778
 PARCEL ID # 27-23-27-8128-07-780
 Name in which assessed: TAYLOR JOHNSTON, ADAM MARTINEZ
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00004W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that DOUGLAS ALLEN SCHMIDT the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-6174
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: QUAIL RIDGE PHASE ONE 23/19 LOT 20
 PARCEL ID # 31-21-29-7273-00-200
 Name in which assessed: MERCILIA CHARISTIN, DAN RUBIN EMMANUEL, JACQUES RAYMOND EMMANUEL, BETINA JEAN
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00010W

SAVE TIME

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

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-12260
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: TOWN OF WINTER PARK A/67 & B/86 & MISC BOOK 3/220 LOT 6 BLK 74 & N1/2 OF VAC ALLEY ON S THEREOF
 PARCEL ID # 05-22-30-9400-74-060
 Name in which assessed: WINTER PARK REDEVELOPMENT AGENCY LTD
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00016W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that AGTC INVESTMENTS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-1146
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: BEG AT THE SW COR OF LOT 1 BLOCK HH SUMMERLAKE PD PH 2C 2D 2E PER OR 83/145 ALSO BEING A POINT ON THE N/R/W LINE OF PORTER RD TH S89-37-05W 25.45 FT TO THE SE COR OR ORANGE COUNTY FLORIDA CONSERV II PARCEL PER OR 3905/781 TH N00-10-38W 50 FT TH S89-37-05W 35 FT TH S00-10-38E 30 FT TH S89-37-05W 30 FT TH S00-10-38E 20 FT TH S89-37-05W 73.55 FT TO A POINT OF CURV CONCAV NELY HAV RAD OF 13 FT & CENT ANG OF 89-57-41 & CHORD BEARING OF N45-24-05W TH ALONG SAID CURV 20.41 FT TH N00-25-14W 42.01 FT TH N89-37-05E 126.05 FT TH N00-22-55W 71 FT TO THE SW COR OF LOT 17 BLOCK HH OF AFORESAID SUMMERLAKE PD TH N89-37-05E 51 FT TO THE NW COR OF AFORESAID LOT 1 TH S00-22-55E 126 FT TO THE POB
 PARCEL ID # 28-23-27-0000-00-023
 Name in which assessed: SUMMERLAKE COMMUNITY ASSN INC
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00005W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-6898
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: PINE HILL ESTATES S/88 LOT 39 BLK 1
 PARCEL ID # 07-22-29-6936-01-390
 Name in which assessed: LYNDEL A ROBERTSON, KAREEN ROBERTSON
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00011W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that AGTC INVESTMENTS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-16832
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: WATERFORD TRAILS PHASE 3 75/144 LOT 43
 PARCEL ID # 30-22-32-9086-00-430
 Name in which assessed: FARNEY MANAGEMENT BASSANO LLC
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00021W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-12395
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: WINTER PARK PINES UNIT EIGHT 1/79 LOT 5 BLK A
 PARCEL ID # 09-22-30-9432-01-050
 Name in which assessed: BARBARA ANN MARTIN 50%, VIVIAN LYNN WALLACE 50%
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00017W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-3293
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: PEACH LAKE MANOR UNIT 1 W/83 LOT 7 BLK C SEE 6249/5447
 PARCEL ID # 08-22-28-6764-03-070
 Name in which assessed: FREDY OROZCO, DIANA OROZCO
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00006W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that GS-RAN-Z LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-8753
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: WASHINGTON SHORES 3RD ADDITION 7/90 LOT 11 BLK H
 PARCEL ID # 33-22-29-9020-08-110
 Name in which assessed: ABDUL M SULIKI
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00012W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that GS-RAN-Z LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-13348
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: QUAIL HOLLOW AT RIO PINAR 5/1 BEG SW COR LOT 18 RUN N 63.3 FT S 63 DEG E 105.16 FT SLY 18.85 FT W 90.02 FT TO POB
 PARCEL ID # 35-22-30-7271-01-181
 Name in which assessed: IRIS VILLAFRANCA
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00018W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-14587
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: BEG CENTER CO RD 1511 FT NWLY OF S LINE OF SEC RUN NWLY 165 FT W 340 FT SELY PARALLEL TO RD 165 FT TH E 340 FT TO POB (LESS ST RD R/W ON E) IN SEC 25-23-30
 PARCEL ID # 25-23-30-0000-00-089
 Name in which assessed: EXPRESS CAR OF FLORIDA CORP
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00019W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-3508
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: OAK SHADOWS CONDO CB 5/5 BLDG Q UNIT 7
 PARCEL ID # 13-22-28-6132-17-070
 Name in which assessed: ALEJANDRO J CASTILLO, ANETTE S UDDO
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00007W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-9195
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: ANGEbilt ADDITION H/79 LOT 22 BLK 21
 PARCEL ID # 03-23-29-0180-21-220
 Name in which assessed: 711 22ND LAND TRUST
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00013W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that LUIS M. MARTINEZ-CATINCHI the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-15780
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: LEE VISTA SQUARE 58/1 LOT 132
 PARCEL ID # 19-23-31-1948-01-320
 Name in which assessed: RYAN O SMITH
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00020W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-5565
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: LEXINGTON PLACE CONDOMINIUM 8687/2025 UNIT 1326 BLDG 13
 PARCEL ID # 13-24-28-4903-13-260
 Name in which assessed: ARENA WHOLESAL INC
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00009W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that DOUGLAS ALLEN SCHMIDT the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-5291
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: BAY HILL APARTMENTS CONDO CB 1/137 UNIT B302
 PARCEL ID # 28-23-28-0519-02-302
 Name in which assessed: JI H KIM
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00008W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that ELEVENTH TALENT LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-10682
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: CASTLE VILLA V/70 THE W 45.86 FT OF LOT 19 (LESS W 32 FT OF N 50 FT)
 PARCEL ID # 23-23-29-1225-00-192
 Name in which assessed: LEYANIS PANDO MACIAS
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00014W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that AGTC INVESTMENTS LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-12257
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: WATERFORD TRAILS PHASE 3 75/144 LOT 43
 PARCEL ID # 30-22-32-9086-00-430
 Name in which assessed: FARNEY MANAGEMENT BASSANO LLC
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00021W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
 NOTICE IS HEREBY GIVEN that HMF FL E LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
 CERTIFICATE NUMBER: 2021-12257
 YEAR OF ISSUANCE: 2021
 DESCRIPTION OF PROPERTY: WATERFORD TRAILS PHASE 3 75/144 LOT 43
 PARCEL ID # 30-22-32-9086-00-430
 Name in which assessed: FARNEY MANAGEMENT BASSANO LLC
 ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Feb 15, 2024.
 Dated: Dec 28, 2023
 Phil Diamond
 County Comptroller
 Orange County, Florida
 By: M Sosa
 Deputy Comptroller
 January 4, 11, 18, 25, 2024
 24-00021W

OFFICIAL COURTHOUSE WEBSITES

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