PUBLIC NOTICES

THURSDAY, FEBRUARY 1, 2024

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

FLAGLER COUNTY LEGAL NOTICES

FIRST INSERTION Notice Under Fictitious Name Law

According to Florida Statute Number 865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Languagelessons&translationsbyMariel located at 34 Felwood Lane, in the City of Palm Coast, Flagler County, FL 32137 in-

vision of Corporations of the Department of State, Tallahassee, Florida.
Dated this 26th day of January, 2024. Mariel A. Ferraro LLC

tends to register the said name with the Di-

February 1, 2024 24-00031F

FIRST INSERTION

Notice is hereby given that MALPHURS, LISA A owner/co-owners, desiring to engage in business under the fictitious name of "THE ELEMENT MONTESSORI" located in Flagler County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

February 1, 2024

FIRST INSERTION

Notice is hereby given that SPHINX DENTAL INC, A owner/co-owners, desiring to engage in business under the fictitious name of "SPHINX DENTAL & IMPLANT" located in Flagler County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section

February 1, 2024

865.09 of the Florida Statutes.

24-00026F

24-00028F

FIRST INSERTION

\$4,995.00 USD was seized for forfeiture by the Flagler County Sheriff's Office on January 3, 2024. The item was seized at or near Plainview Drive, Palm Coast, Flagler County FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action 2024 CA 49 in the 7th Circuit Court.

February 1, 8, 2024

24-00024F

FIRST INSERTION NOTICE OF AVAILABILITY OF SOLICITATION

The Flagler County Board of County Commissioners is soliciting for the following: ITB 24-027B Custodial Services. The due date and time for submission of responses to this solicitation is 2:00 p.m. E.T., on Tuesday, February 13th, 2024 at the address below. Responses received after the due date and time will not be considered.

Flagler County Purchasing 1769 East Moody Blvd. Building #2, 3rd floor Bunnell, FL 32110 This solicitation is available for download

at www.VendorLink.com, from the link on the Purchasing by contacting Purchasing directly at purchasing@flaglercounty.gov or by phone at 386.313.4008. Questions should be posted on VendorLink or submit-ted via email to the address in the solicitation.

February 1, 2024

24-00023F

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 F & N Vending located at 474 CR 302, in the City of Bunnell, Flagler County, FL 32110 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 26th day of January, 2024. Frank Mannino

February 1, 2024

FIRST INSERTION

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

CASE No. 2023 CP 000582 Estate of DANUTA HOFFMAN, Deceased

The administration of the Estate of DANU-TA HOFFMAN, deceased, whose date of death was JUNE 9TH, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is Kim C Hammond Justice Center, 1769 E Moody Blvd, Bldg #1, Bunnell, Florida 32110. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER 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 NO-

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

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

The date of first publication of this notice is February 1, 2024.

Personal Representative: BEATA T. STEVENS 20 BUTTONWORTH DR.

PALM COAST, FLORIDA 32137 Attorney for the Personal Representative Eliza Hope, Esq. Florida Bar No. 0087952 747 S. Ridgewood Ave., Suite 101 Daytona Beach, Fl 32114

Tel. (813) 600-8695 Email: yourattorney@hotmail.com 24-00019G February 1, 8, 2024

FIRST INSERTION

Notice is hereby given that AZORES DE-VELOPMENT CORPORATION A owner/ co-owners, desiring to engage in business under the fictitious name of "ACORES DISTRIBUTING COMPANY" located in Flagler County, Florida, intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida

February 1, 2024

FIRST INSERTION

24-00027F

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that Moazzam Imtiaz / SAIRA & MOZI INC will engage in business under the fictitious name SAIRA & MOZI INC D/B/A ABIHA'S COZY HOME, with a physical address 58 UNDERSHIRE PATH PALM COAST, FL 32164, with a mailing address 58 UNDERSHIRE PATH PALM COAST, FL 32164, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

February 1, 2024

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute

the undersigned, desiring to engage in business under the Fictitious Name of AstrologybyMariel located at 34 Felwood Lane, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of January, 2024.

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

Dated this 29th day of January, 2024. Katherine Click

NOTICE OF ACTION Book 35, Page 528, Public Records of Flagler County, Florida. Property Address: 100 Belvedere Lane,

Case No.: 2023 CA 000936 GREENSPRING CAPITAL MANAGEMENT, LLC, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS ADMINISTRATOR OF RMH 2023-1 TRUST,

Plaintiff, vs. ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST HORST SCHROEDER, ITT LEVITT DEVELOPMENT CORPORATION. TENANT #2, Defendants.

sees, Beneficiaries, Grantees, Assignees, Lienors, Trustees, and all other parties claiming an interest by, through, under, or against Horst Schroeder

Last Known Address: 100 Belvedere Lane Palm Coast, Florida 32137

Palm Coast, Florida 32137 YOU ARE HEREBY NOTIFIED that

Lot 69, Block 3, PALM COAST, MAP OF BELLE TERRE, SECTION 11, according

Number 865.09 NOTICE IS HEREBY GIVEN that

Mariel A. Ferraro LLC

February 1, 2024 24-00030F

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Furniture Facelifts & More located at 5 Westlee Pl, in the City of Palm Coast, Flagler County, FL 32164 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

February 1, 2024

FIRST INSERTION

IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR FLAGLER COUNTY, FLORIDA

BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES, UNKNOWN TENANT #1, UNKNOWN

To: All Unknown Heirs, Creditors, Devi-

Current Address: 100 Belvedere Lane

an action has been instituted to foreclose a Mortgage covering the following real and personal property described as follows, to

to the map or plat thereof as recorded in Plat Book 6, Pages 59 through 67, inclusive, Public Records of Flagler County, Florida; as amended in instrument recorded in O.R.

Palm Coast, FL 32137.

Each Defendant is required to serve written defenses to the Complaint or Petition on Gary M. Singer, Esq., Law Firm of Gary M. Singer, P.A., Plaintiff's attorney, whose address is 12 S.E. 7th Street, Ste. 820, Fort Lauderdale, FL 33301, and to file the original of the defenses with the Clerk of this Court, on or before the 30th day following the first publication of this notice otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

You may also e-mail the written defenses to the Complaint to the following e-mail addresses: service@garysingerlaw.com and/or singer@garysingerlaw.com.

This Notice should be published once a

week for two consecutive weeks in the Palm Coast Observer.
WITNESS my hand and seal of said

Court at Flagler County, Florida, this day

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

Respectfully Submitted, LAW FIRM OF GARY M. SINGER, P.A. 12 SE 7th Street, Suite 820 Fort Lauderdale, FL 33301Telephone: (954) 851-1448 Facsimile: (954) 252-2189 service @ garysinger law.comsinger@garysingerlaw.com By: /s/ Gary M. Singer Gary M. Singer, Esq. Florida Bar No.: 544906 24-00021G

FIRST INSERTION

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

CASE NO. 2023 CA 000630 SELENE FINANCE LP, Plaintiff, vs.
CHRISTOPHER J. POGGI A/K/A

CHRISTOPHER POGGI AND ANGEL F. POGGI A/K/A ANGEL POGGI, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant

to a Final Judgment of Foreclosure dated January 05, 2024, and entered in 2023 CA 000630 of the Circuit Court of the SEVENTH Judicial Circuit in and for Flagler County, Florida, wherein SELENE FINANCE LP is the Plaintiff and CHRISTOPHER J. POGGI A/K/A CHRISTOPHER POGGI; ANGEL F. POGGI A/K/A ANGEL POGGI; ROBERT CHANG; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF ANGEL F. POGGI A/K/A ANGEL POGGI; UNKNOWN SPOUSE OF CHRISTOPHER J. POGGI A/K/A CHRISTOPHER POGGI; CITY OF PALM COAST, FLORIDA are the Defendant(s). TOM W. BEXLEY as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at https://flagler.realforeclose. com, at 11:00 AM, on February 23, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 8, BLOCK 7, OF PALM COAST, MAP OF BELLE TERRE, SECTION 11, ACCORDING TO THE PLAT THEREOF RECORDED IN MAP BOOK 6 PAGE(S) 59-67, INCLUSIVE OF THE PUBLIC

RECORDS OF FLAGLER COUNTY FLORIDA, AS AMENDED IN OFFICIAL RECORDS BOOK 35, PAGE 528, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

Property Address: 41 BECKER LN, PALM COAST, FL 32137

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

AMERICANS WITH DISABILITIES

Dated this 24 day of January, 2024. By: \S\Danielle Salem

Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909

23-107174 - NaP

February 1, 8, 2024 24-00020G

FIRST INSERTION

REQUEST FOR PROPOSALS FOR CONSTRUCTION SERVICES RFP [2024-CS-01]

Grand Haven Community Development District will receive bids for the following

Date & Time for Receiving Bids:

Architect's Project Number (7161.030) MARCH 12, 2024, 12:00 PM EST Bids will be opened publicly on March 12, 2024,

at 12:00 p.m. EST at the District's office located at 2 North Village Parkway, Palm Coast, Florida 32137

submittals will be rejected.

Schedule: First Advertisement February 1, 2024 Second Advertisement February 8, 2024 February 20,2024 -- 10:00 AM Pre-Bid Conference* Deadline for questions February 27, 2024 -12:00 PM Final Addendum Issued March 5, 2024

*Pre-bid conference will be held at the project site (address above) and IS mandatory. Bid Guarantee: Bid Bond for 5% of bid total made payable to "Grand Haven Community Development District".

https://tinyurl.com/2p8zwax8 NOTE: Documents are being provided in electronic PDF format only via download through the above link. Bidders are authorized to have paper documents printed at their

Direct Correspondence to:

own expense. Printing costs will not be reimbursed.

Place for Receiving Bids:

tractors any addenda or clarifications that are issued in response to questions submitted during the bid process. Printing costs for hard copies are the responsibility of the individual or entity requesting the printing.

The Owner reserves the right to waive informalities in any bid and to accept any bid which

February 1, 8, 2024

24-00025F

SUBSEQUENT INSERTIONS

FOURTH INSERTION

CITY OF PALM COAST NOTICE OF PROPOSED CITY COUNCIL

PUBLIC HEARING The City Council will consider Ordinance No. 2024-XX Entitled: AN ORDINANCE OF THE CITY OF PALM COAST, FLORIDA, AMENDING THE BOUNDARIES OF THE LANDINGS COMMUNITY DEVELOPMENT DISTRICT PURSUANT TO CHAPTER 190, FLORIDA STATUTES; PROVIDING FOR SEVER ABILITY; PROVIDING FOR CONFLICTS; AND PROVIDING FOR AN EFFECTIVE

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

in the Location Map provided below.

The City Council will hold one (1) public hearing on the proposed ordinance on February 6th, 2024 at 6:00 p.m., or as may be continued, in the Council Chambers at the Community Wing of City Hall located at 160 Lake Avenue, Palm Coast, Florida. A copy of this notice and the file relating to the public hearing are available by contacting the City Clerk at 386-986-3713. The public is encouraged to participate in the processes and

procedures of the City.

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

confidential pursuant to state law. If a person decides to appeal any decision made with respect to any matter considered at the above referenced hearing, he/ she will need a record of the proceedings. For such purposes, it may be necessary to ensure that a verbatim record of the proceedings is made, which re-

cord includes the testimony and evidence upon which the appeal is to be based. In accordance with the Americans with Disabilities Act, persons needing assistance to participate in any of these proceedings should contact the City Clerk's Office at 386-986-3713 at least 48 hours prior to the meeting.

LOCATION MAP



January 11, 18, 25, February 1, 2024

23-00333F

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR

FLAGLER COUNTY Case No. 2023-CA-000653 Division: 49

MARCIA M. WILK and THEODORE Plaintiffs, vs. JAMES ALLEN, Deceased, et al,

Defendant(s). TO: WANDA ALLEN TISDALE, YOU ARE NOTIFIED that an action to quiet title to the following property in Flagler County, Florida: LOT 1 AND 10, BLOCK 2, LINCOLN

HEIGHTS SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT OR MAP THEREOF DESCRIBED IN PLAT BOOK 2 AT PAGE(S) 18 OF THE PUB-LIC RECORDS OF FLAGLER COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Vincent L. Sullivan, Esq., the Plaintiff's attorney, whose address

is 145 City Place, Suite 301, Palm Coast,

Florida 32137, on or before 30 days after

the first publication and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

(SEAL) By: /s/ Amy Perez Deputy Clerk Vincent L. Sullivan, Esq. the Plaintiff's attorney 145 City Place, Suite 301

Palm Coast, Florida 32137

Dated 1/23/2024.

Jan. 25; Feb. 1, 8, 15, 2024 SECOND INSERTION

Notice Under Fictitious Name Law

TOM BEXLEY

Clerk of Court

24-00018G

24-00022F

According to Florida Statute Number 865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Scientific Nutrition located at 85 Brewster Lane, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 23rd day of January, 2024.

Jill Chrzanowski

January 25, 2024

SECOND INSERTION

February 1, 8, 2024

Defendant(s).
NOTICE IS GIVEN that the undersigned Clerk of the Court will offer the following

Street Address: 55 New Water Oak Drive Palm Coast, FL 32137 Legal Description: Lot 17, Block 5 of HIDDEN LAKES PHASE II (WATER

February 7, 2024, at 11:00 a.m. at www. flagler.realforeclose.com, pursuant to the Final Judgment of Foreclosure in this action dated January 10, 2024.

dens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled at no cost to you, to the provision of certain assistance. Please contact the Seventh Circuit Court Administration at 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724 or (386) 257-6096 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is

DATED this 19th day of February, 2024. COKER LAW /s/ Mary L. Guilfoil David D. Rottmann Florida Bar No. 56991 Mary L. Guilfoil Florida Bar No. 106955 136 East Bay Street Jacksonville, Florida 32202 $(904)\,356\text{-}6071$ (888) 700-8504 facsimile E-mail: ddr@cokerlaw.com Attorneys for Plaintiff

Sheriff's Office on October 25, 2023. The item(s) were seized at or near Belle Terre Pkwy and White View Pkwy Palm Coast, Flagler County FL. The Flagler County Sheriff is holding the property for purposes of a current forfeiture action

January 25, February 1, 2024 24-00020F

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

CASE NO.: 2023-CC-00307 TOSCANA COMMUNITY ASSOCIATION, INC., Plaintiff, v. MARINA A OPIDA, et al.,

described property in Flagler County, Florida:

OAKS SUBDIVISION), according to the Plat thereof as recorded in Plat Book 36. Pages 61 through 70, inclusive, of the Public Records of Flagler County, Florida. for sale to the highest bidder for cash on

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 pen-

less than 7 days; if you are hearing or voice impaired, call 711.

Toscana Community Association, Inc. Jan. 25; Feb. 1, 2024 24-00017G

SECOND INSERTION Silver Ford F150 Florida Tag#Z375EW VIN#1FTRX14W95NC04197 was seized for forfeiture by the Flagler County

2024 CA 31 in the 7th Circuit Court.

SUBSEQUENT INSERTIONS

JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA CASE NO.: 2023-CC-000694

TOY WHITAKER, et al. Defendants. TO: TOY WHITAKER

8802 Estate Drive West Palm Beach, FL 33412 YOU ARE NOTIFIED that an action to

map or plat thereof, as recorded in Plat Book 28, Page(s) 43 through 51, of the Public Records of Flagler County, Florida. Together with a Parcel of land being a portion of the Westerly half (1/2) of the "Old" Florida East Coast Canal (F.E.C.C.) right-of-way lying in government Section 15, Township 11 South, Range 31 East, Flagler County, Florida, being more particularly described as follows: A point of reference being the intersection of the easterly right-of-way of Island Estates Parkway with the northerly line of Lot 56 of the subdivision plat of Island Estates as recorded in map book 28, pages 43-51 of the public records of Flagler County; thence N64°29'33"E along the northerly line of said Lot, a distance of 420.14 feet to the northeasterly corner of Lot 56 of said plat and the point of beginning; thence continuing N64°29'33"E along a line being the extension of the northerly line of said Lot, a distance of 100.61 feet to a point at the intersection

FIRST INSERTION NOTICE OF PUBLIC SALE Go Store It 4601 E Moody Blvd A7 Bun-

of said extension line with the centerline

nell, FL 32110 hereby gives NOTICE OF PUBLIC SALE of the storage space(s) listed below, Keith Wiseman # 092, Jimmie Belle # 316,Christopher Ellis # 111,Scott Harris # 162, Jeremy Mathis #152, Dentoria Mcclaine #245, containing household and other goods will be sold for cash on 02/09/24 at 2:00pm. With the contents being sold to the highest bidder. Owner reserves the right to bid. The sale is being held to satisfy a landlord's lien, in acrdance with Florida Statutes Section 83.801-83.809, and will be held online at

January 25, 2024, February 1, 2024

www.storagetreasures.com

Florida Statutes, Section 45.031. ${\rm IMPORTANT}$

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

Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.comROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

Service Email: flmail@raslg.com

Renovations To The Café 2001Waterside Parkway, Palm Coast, FL

Respondents shall submit seven (7) copies of the required proposals and one (1) electronic copy (CD or flash drive) no later than 12:00 p.m., on March 12, 2024, at the CDD Office, 2 North Village Parkway, Palm Coast, Florida 32137, in a sealed opaque envelope. Bids must be received ON OR BEFORE the day and time referenced above. Late

Bids Received March 12, 2024

Documents available from:

 $Mick\ Richmond\ \underline{m.richmond}\ \underline{@brameheck.com}$ and

 ${\it Mike Russell} \ \underline{\it m.russell@brameheck.com}$ General Contractors may distribute plans and specifications to subcontractors at their discretion. Note that General contractors are responsible for distributing to their subcon-

they consider to be in their best interest and to reject any and all bids.

THIRD INSERTION NOTICE OF ACTION IN THE COUNTY COURT, SEVENTH

ISLAND ESTATES NEIGHBORHOOD ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v.

UNKNOWN SPOUSE OF WHITAKER Last Known Address:

foreclose a Claim of Lien on property in Flagler County, Florida: Lot 56, Island Estates, according to the

line right-of-way, a distance of 146.64 feet; thence departing said centerline right-ofway, run S69°25'01"W along a line being the extension of the southerly line of Lot 56 of said plat, a distance of 100.03 feet to the southeast corner of Lot 56 of said plat, thence departing said extension line, run along the easterly lone of said put and the westerly right-of-way of the "Old" Florida East Coast Canal (F.E.C.C.), a distance of 138.00 feet to the aforementioned point of beginning of this description. Parcel Identification Number: 04-11-31-3000-00000-0560

Property Address: 107 Island Estates

has been filed against you and you are re-

quired to serve written defenses, if any, to

it on Plaintiff's attorney, McCabe & Rons-

man, whose address is 110 Solana Road,

Suite 102, Ponte Vedra Beach, Florida,

32082; Telephone No. (904) 396-0090,

within 30 days of first publication, and file

the original with the Clerk of this Court

Pkwy., Palm Coast, FL 32137

right-of-way of the "Old" Florida East Coast

Canal (E.E.C.C.) as recorded in deed book

18, pages 42-44 of the public records of Fla-

gler County; thence departing said exten-

sion line, run S19°11'11"E along said center-

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 DATED this 5 day of JANUARY, 2024.

(SEAL) By: /s/ Sara Proffitt As Deputy Clerk Michael J. McCabe, Esq. McCabe & Ronsman 110 Solana Road, Suite 102 Ponte Vedra Beach, FL 32082 service@flcalegal.com

24-00012G

Clerk of the Court

FOURTH INSERTION In accordance with Fla. Stat. § 456.057(12);

Jan. 18, 25; Feb. 1, 8, 2024

456.057(1), notice is hereby given that Brian Planchard, M.D. of Eye Center of St. Augustine, is no longer with the practice located at 1400 US1 South, St. Augustine, FL 32084. All patients may retrieve their medical records from Eve Center of St. Augustine, located at 1400 US1 South, St. Augustine, FL 32084, by calling (904) 829-2286. Dr. Planchard's last day at the practice was Dec. 15, 2023. It is important for existing patients to schedule an appointment within the next 30 days either with one of our physicians or outside eyecare doctor to ensure they are receiving ongoing care.

January 11, 18, 25, February 1, 2024

SECOND INSERTION

NOTICE OF INTENT TO USE UNIFORM METHOD OF COLLECTING NON-AD VALOREM ASSESSMENTS

Flagler County, Florida (the "County") hereby provides notice, pursuant to section 197.3632(3)(a), Florida Statutes, of its intent to use the uniform method of collecting non-

ad valorem special assessments to fund the following: -Beach renourishment services, facilities, and programs in the unincorporated area of the County and the incorporated areas of the municipalities of Beverly Beach, Bunnell, Flagler Beach, Marineland, and Palm Coast;

-Stormwater services, facilities, and programs in the unincorporated area of the County and the incorporated areas of the municipalities of Beverly Beach, Bunnell, and

-Fire rescue services, facilities, and programs in the unincorporated area of the County and the incorporated areas of the municipalities of Beverly Beach, Bunnell, and

-Roadway improvements, services, facilities, and programs in the unincorporated area of the County and the incorporated areas of the municipalities of Flagler Beach, Bunnell, and Palm Coast.

These assessments will commence in the Fiscal Year beginning on October 1, 2024 and continue year to year until discontinued by the County. The County will consider the adoption of resolutions electing to use the uniform method of collecting such assessments authorized by section 197.3632, Florida Statutes, at a public hearing to be held at 5:30 p.m., or as soon thereafter as possible, on February 19, 2024, in the Board Chambers, 1769 East Moody Blvd., Bldg. 2, Bunnell, Florida. Such resolutions will state the need for the levy and will contain a legal description of the boundaries of the real property subject to the levy. Copies of the proposed forms of resolution, which contains the legal description of the real property subject to the levy, are on file and available for inspection at the Office of the County Administrator located at 1769 E. Moody Boulevard, Building 2, Florida, between the hours of 8:00 a.m. and 5:00 p.m., Monday through Friday. All interested persons are invited to attend. In the event any person decides to appeal any decision by the County with respect to any matter relating to the consideration of the resolution at the above-referenced public hearing, a record of the proceeding may be needed and in such an event, such person may need to ensure that a verbatim record of the public hearing is made, which record includes the testimony and evidence on which the appeal is to be based. In accordance with the Americans with Disabilities Act, persons needing a special accommodation or an interpreter to participate in this proceeding should contact the Flagler County Administration Office at (386) 313-4001, at least 48 hours prior to the date of the hearing.

January 25, February 1, 8, 15, 2024

24-00021F

SECOND INSERTION

NOTICE IS HEREBY GIVEN That the undersigned intends to sell the personal property described below to under The Florida Self Storage Facility Act statues (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on: TUESDAY FEBRUARY 27, 2024 AT

10AM on LOCKERFOX.COM IStorage Bunnell 2303 N. State St Bunnell, FL 32110

Where said property is stored at: Jeff Vorhis A080 Furniture, totes Charles Blunk A172 Boxes, furniture Edward Miller B004 Tools, boxes Jade Merriman C007 Tools, kayaks Jarde Boudreaux C008 Piano, boxes Victoria Caruso C048 & D016 Furniture,

Purchases must be paid for at the time of purchase by CASH or CREDIT CARD ONLY. All purchased items are sold asis, where-is, and must be removed at the time of sale. Sale is subject to cancella tion if settlement between the owner and obligated party is settled

2303 N State Št Bunnell, FL 32110

January 25, February 1, 2024 24-00014F

SECOND INSERTION

\$19,751.98 USD was seized via search warrant by the Flagler County Sheriff's Office on or about December 9, 2023, from JP Morgan Chase Account owed by Carlos Villarreal Jr., in reference to criminal case #2023-00093898. The funds originated from a victim located in Flagler County which were taken, stolen and/or unlawfully obtained or are proceeds from unlawful ac-Defraud and §896.10 Money Laundering.

The victim in this matter seeks to have the seized funds released into their custody. This notice is provided consistent with §812.061, Florida Statutes.

January 25, February 1, 2024 24-00006F

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE Seventh JUDICIAL CIRCUIT, IN AND

> Case No.: 2023 DR 1154 Division: 47

Petitioner, and Ruth Chungi,

TO: Ruth Chungi

101 Raceway Point BLD 8 Apt 305 Daytona

for dissolution of marriage has been filed against you and that you are required to any, to it on {name of Petitioner}, whose address is 30 Rymen Lane Palm Coast FL 32164 on or before 2/4/24, and file the original with the clerk of this Court at 1769 E. Moody Blvd Bld 1 Bunnell, FL 32110 be fore service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief de-

The action is asking the court to decide how the following real or personal property

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

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

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

Dated: December 20, 2023 CLERK OF THE CIRCUIT COURT

FOURTH INSERTION FOR Flagler COUNTY, FLORIDA

Christopher Richards,

Respondent,

YOU ARE NOTIFIED that an action

serve a copy of your written defenses, if manded in the petition.

should be divided:

review these documents upon request.

record at the clerk's office.

(SEAL) By: /s/ Tabatha Strack Deputy Clerk

Jan. 11, 18, 25; Feb. 1, 2024

VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 2019 31947 CICI NATIONSTAR MORTGAGE LLC, Plaintiff, vs. EDWARD C TAFT JR, JR. A/K/A EDWARD C. TAFT, et al.,

Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 25, 2024 nunc pro tunc January 10, 2024 in Civil Case No. 2019 31947 CICI of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein NATIONSTAR MORTGAGE LLC is Plaintiff and EDWARD C TAFT JR, Jr. a/k/a Edward C. Taft, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.real foreclose.com in accordance with Chapter

described property as set forth in said Summary Final Judgment, to-wit: LOT 53 AND THE EASTERLY 1/2 OF LOT 54, ROWLADERS THIRD ADDI-TION TO DAYTONA, ACCORDING TO THE PLAT THEREOF, RECORDED IN MAP BOOK 4, PAGE 179, OF THE PUB-LIC RECORDS OF VOLUSIA COUNTY,

45, Florida Statutes on the 28th day of February, 2024 at 11:00 AM on the following

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 $(800)\,955 - 8770.$ By: /s/Robyn Katz

Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225East Robinson Street, Suite $155\,$ Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23 - 06882 FLFebruary 1, 8, 2024 24-00052I FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023 12974 PRDL Division 10 IN RE: ESTATE OF ALICE B. BRITTINGHAM, aka ALICE BURR BRITTINGHAM

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Alice B. Brittingham, also known as Alice Burr Brittingham, deceased, File Number 2023 12974 PRDL, by the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721; that the decedent's date of death was September 30, 2023; that the total value of the estate is \$500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Marion A. Brittingham-Beers, as trustee of the Alice B. Brittingham Trust of 1989 dated August 16, 1989, Address c/o Legacy Law Associates, P.L. 313 S. Palmetto Ave. Daytona Beach, FL 32114 ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

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

The date of first publication of this Notice is February 1, 2024.

Person Giving Notice: Marion A. Brittingham-Beers $\ensuremath{\mathrm{c}}/\ensuremath{\mathrm{o}}$ Legacy Law Associates, P.L.

313 S. Palmetto Ave. Daytona Beach, FL 32114 Attorney for Person Giving Notice W. Denis Shelley, Attorney Florida Bar Number: 273872 Legacy Law Associates, P.L. 313 S. Palmetto Ave. Daytona Beach, FL 32114 Telephone: (386) 252-2531 Fax: (386) 258-0392 E-Mail: shelley@legacylaw313.com Secondary E-Mail: linda@legacylaw313.com February 1, 8, 2024

VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 2015 11321 CIDL U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST, Plaintiff, vs.

ROBERT W. WHITAKER, et al.,

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered October 10, 2022 in Civil Case No. 2015 11321 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDU-AL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is Plaintiff and Robert W. Whitaker, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www. volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 7th day of March, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: A parcel of land situated in Section 29, Township 19 South, Range 32 East, Volusia County, Florida, said parcel being more

Commence at a concrete monument at the Northwest corner of Section 29 and run South 00 degrees 00 minutes 02 seconds East along the West line of said Section 29 a distance of 2266.98 feet to an iron pipe; thence run North 35 degrees 11 minutes 41 seconds East, 140.84 feet to the Point of Beginning; thence run North 44 degrees 56 minutes 43 seconds East, 167.67 feet;

particularly described as follows:

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 10032 PRDL Division 10 IN RE: ESTATE OF

CHARLES RAYMOND SWENSON

Deceased. The administration of the estate of Charles Raymond Swenson, deceased, whose date of death was December 17, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other ersons 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 AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-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 February 1, 2024

Personal Representative: Edward A. Dimayuga 313 S. Palmetto Ave.

Daytona Beach, Florida 32114 Attorney for Personal Representative: Edward A. Dimayuga, Attorney Florida Bar Number: 50634 Legacy Law Associates, P.L. 313 S. Palmetto Ave. Daytona Beach, FL 32114 Telephone: (386) 252-2531 Fax: (386) 258-0392 E-Mail: ed@legacylaw313.com Secondary E-Mail: Paralegal@legacylaw313.coma February 1, 8, 2024 24-00047I

FIRST INSERTION

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

CASE No. 2022 31319 CICI BANK OF AMERICA, N.A., PLAINTIFF, VS. THOMAS E YOVANOVICH, ET AL. DEFENDANT(S).
NOTICE IS HEREBY GIVEN pursuant to

the Final Judgment of Foreclosure dated January 25, 2024 in the above action, the Volusia County Clerk of Court will sell to the highest bidder for cash at Volusia, Florida, on March 20, 2024, at 11:00 AM, at www.volusia.realforeclose.com for the following described property:

LOT 29, RIVERWOOD PHASE V AS RECORDED IN PLAT BOOK 41, PAGES 80-81, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs 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 386-257-6096 , 101 N Alabama Ave., Ste D-305, DeLand, FL 32724 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Tromberg, Morris & Poulin, PLLC Attorney for Plaintiff 1515 South Federal Highway

Boca Raton, FL 33486 Telephone #: 561-338-4101 Fax #: 561-338-4077 Email: eservice@tmppllc.com Our Case #: 22-001062/2022 31319 CICI/

February 1, 8, 2024

24-00049I

thence run North 80 degrees 22 minutes 22 seconds East, 167.66 feet; thence run South 89 degrees 52 minutes 40 seconds East, 93.00 feet; thence run South 32 degrees 46 minutes 28 seconds East, 1565.90 feet to an iron pipe; thence continue South 32 degrees 46 minutes 28 seconds East. 120 feet more or less to the waters of a lake; thence run Southwesterly along said waters to a point bearing South 42 degrees 00 minutes 15 seconds East from the Point of Beginning; thence run North 42 degrees 00 minutes 15 seconds West, 140 feet more or less to an iron pipe; thence continue North

42 degrees 00 minutes 15 seconds West,

1629.62 feet to the Point of Beginning. Also

known as Lot 10, The Cove at Lemon Bluff,

unrecorded. Together with easements for

ingress, egress, drainage and utilities over

and across the following:

Easements: A 70 foot easement for utilities and General Road purposes across a strip of land situated in Sections 20 and 29 of Township 19 South, Range 32 East, Volusia County, Florida; said easement lying 45 feet right and 25 feet left of the following described centerline: Commence at the Northwest corner of said Section 29 and run South 89 degrees 47 minutes 10 seconds East, along the North line of said Section 29, a distance of 1942.95 feet to the Point of Beginning; thence continue South 89 degrees 47 minutes 10 seconds East, along said North line 948.57 feet; thence run North 55 degrees 16 minutes 42 seconds East, 538.19 feet; thence run North 77 degrees 02 minutes 52 seconds East, 302.00 feet; thence run South 70 degrees 07 minutes 38 seconds East 277.85 feet: thence run South 49 degrees 21 minutes 58 seconds East, 331.43 feet; thence run South 75 degrees 36 minutes 33 seconds East, 382.28 feet: thence run South 89 degrees 47 minutes 10 seconds East 160.27 feet to the Easterly right-of-way line of Lemon Bluff Road and the end of said easement.

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR VOLUSIA COUNTY FLORIDA PROBATE DIVISION File Number: 2024-10295-PDRL

IN RE: ESTATE OF SYLVIA SHATARA Deceased.

The summary administration of the estate of SYLVIA SHATARA (a/k/a Silvia Shatara), deceased, whose date of death was December 8, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P. O. Box $6043,\, DeLand,\, FL\,32721\text{-}6043.$ The names and addresses of the petitioner and the petitioner's attorney are set forth below

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

other persons who have claims or demands against the decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER

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

The date of first publication of this notice is February 1, 2024

Petitioner Joanna Manna 72 Kent Drive

Ormond Beach, FL 32176 Attorney for Petitioner RICKY P. BATEH Florida Bar No.: 0998249 6420 Greenland Chase Blvd. Jacksonville, FL 32258 (904) 448-3168 rpbpa7@gmail.com rickbateh@comcast.net February 1, 8, 2024

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023 13010 PRDL Division 10 IN RE: ESTATE OF

MILDRED AAKER, A.K.A. MILDRED M. AAKER, A.K.A. MILDRED MARIE AAKER Deceased.

The administration of the estate of Mildred Aaker, a.k.a. Mildred M. Aaker, a.k.a. Mildred Marie Aaker, deceased, whose date of death was September 11, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the mailing address of which is PO Box 6043, Deland, Florida 32721. The names and addresses of the personal representative and the personal representative's attorney are set forth

> FIRST INSERTION NOTICE TO CREDITORS

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

FILE NO: 2024 10108 PRDL Div.: 10 IN RE: ESTATE OF PEGGY IRA EARLY, Deceased.

The administration of the Estate of PEGGY IRA EARLY, deceased, whose date of death was October 13, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is $101~\mathrm{N}$ Alabama Ave, DeLand, FL 32724. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below

All creditors of the decedent and other

A 70 foot easement for drainage, utilities and general road purposes situated in Section 29, Township 19 South, Range 32 East, Volusia County, Florida; said easement lying 35 feet left of and 35 feet right of the following described centerline: Commence at the Northwest corner of said Section 29 and run South 89 degrees 47 minutes 10 seconds East along the North line of said Section 29 a distance of 646.90 feet to the Point of Beginning of said centerline: thence run South 00 degrees 07 minutes

04 seconds West, 2003.29 feet to the end

A 70 foot easement for drainage, utilities

of said easement.

and general road purposes situated in Section 29, Township 19 South, Range 32 East, Volusia County, Florida; said easement lying 35 feet left of and 35 feet right of the following described centerline: Commence at the Northwest corner of said Section 29 and run South 89 degrees 47 minutes 10 seconds East along the North line of said Section 29 a distance of 1977.95 feet to the Point of Beginning; thence run South 00 degrees 07 minutes 04 seconds West, 2001.16 feet; thence run North 89 degrees 52 minutes 40 seconds West, 1608.90 feet: thence run South 80 degrees 22 minutes 22 seconds West, 167.66 feet; thence run South 44 degrees 56 minutes 43 seconds West, 167.67 feet; thence run South 35 degrees 11 minutes 41 seconds West, 140.84 feet to the end of said centerline.

A 70 foot easement for drainage, utilities and general road purposes situated in Section 29, Township 19 South, Range 32 East, Volusia County, Florida; said easement lying 70 feet East of and adjacent to the following described centerline: Commence at the Northwest corner of said Section 29 and run South 00 degrees 00 minutes 02 seconds East, along the West line of said Section 29, a distance of 2226.98 feet to the Point of Beginning; thence continue South 00 degrees 00 minutes 02 seconds East. along said West line, 442.03 feet to the

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

VOLUSIA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2024 10059 PRDL

Division 10

IN RE: ESTATE OF GEORGE DICKSON HUGUS, III

The administration of the estate of George

Dickson Hugus, III, deceased, whose date

of death was December 1, 2023, is pend-

ing in the Circuit Court for Volusia County, Florida, Probate Division, the address of

which is Post Office Box 6043, DeLand, FL

32721. The names and addresses of the per-

sonal representative and the personal rep-

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 BE-

FORE THE LATER OF 3 MONTHS AF-

TER THE TIME OF THE FIRST PUBLI-

CATION OF THIS NOTICE OR 30 DAYS

AFTER THE DATE OF SERVICE OF A

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITHIN 3

MONTHS AFTER THE DATE OF THE

FIRST PUBLICATION OF THIS NO-

THE TIME PERIODS SET FORTH IN

FLORIDA STATUTES SECTION 733.702

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S DATE

George Dickson Hugus, IV

c/o Legacy Law Associates, P.L.

313 S. Palmetto Ave.

Daytona Beach, FL 32114 Attorney for Personal Representative:

E-Mail: holland@legacylaw313.com

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 BE-

FORE THE LATER OF 3 MONTHS AF-

TER THE TIME OF THE FIRST PUBLI-

CATION OF THIS NOTICE OR 30 DAYS

AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must file

their claims with this court WITHIN 3

MONTHS AFTER THE DATE OF THE

FIRST PUBLICATION OF THIS NO-

THE TIME PERIODS SET FORTH IN

FLORIDA STATUTES SECTION 733.702

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

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 BE-

FORE THE LATER OF 3 MONTHS AF-

TER THE TIME OF THE FIRST PUBLI-

CATION OF THIS NOTICE OR 30 DAYS

AFTER THE DATE OF SERVICE OF A

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must file

their claims with this court WITHIN 3

MONTHS AFTER THE DATE OF THE

FIRST PUBLICATION OF THIS NO-

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN

FLORIDA STATUTES SECTION 733.702

NOTWITHSTANDING THE TIME

WILL BE FOREVER BARRED.

COPY OF THIS NOTICE ON THEM.

WILL BE FOREVER BARRED

ALL CLAIMS NOT FILED WITHIN

24-00046I

The date of first publication of this notice

WILL BE FOREVER BARRED.

OF DEATH IS BARRED.

Personal Re

Robert M. Holland, Attorney

Florida Bar Number: 938998 Legacy Law Associates, P.L.

Daytona Beach, FL 32114 Telephone: (386) 252-2531

linda@legacylaw313.com

313 S. Palmetto Ave.

Fax: (386) 258-0392

Secondary E-Mail:

February 1, 8, 2024

is February 1, 2024.

ALL CLAIMS NOT FILED WITHIN

COPY OF THIS NOTICE ON THEM.

resentative's attorney are set forth below

West 1/4 Section corner of said Section 29: thence run South 00 degrees 05 minutes 14 seconds East, along said West line 2070.04 feet to the end of said easement line. Also an easement for utilities and general

THE OBSERVER | THURSDAY FEBRUARY 1 2024

road purposes across a cul-de-sac having a radius of 50 feet and its radius point being North 89 degrees 54 minutes 46 seconds East, 50 feet from the above described end of said easement line. Together with easement for ingress and

egress, utilities and drainage as set forth in Deed recorded in Official Records Book 2734, Page 1215, of the Public Records of Volusia County, Florida.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770.

By: /s/Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801

Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-06641FL 24-00050I

February 1, 8, 2024

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023-13092 PRDL

IN RE: ESTATE OF MARGARET MARY NATUZZI A/K/A MARGARET M. NATUZZI, Deceased.

The administration of the estate of MAR-GARET MARY NATUZZI A/K/A MAR-GARET M. NATUZZI, deceased, whose date of death was October 11, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P. O. Box 6043, DeLand, FL 32721-6043. The names and addresses of the personal representative and the personal representative's attorney are set forth

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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

NOTWITHSTANDING THE TIME PE-RIOD 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: February 1, 2024. Signed on this 2 day of December, 2023.

/s/ GRACE RHODES Personal Representative 212 Carle Road

Westbury, NY 11590 /s/ ROBERT KIT KOREY, ESQUIRE Attorney for Personal Representative Florida Bar No. 147787 ROBERT KIT KOREY, P. A. 595 W. Granada Blvd., Suite A Ormond Beach, FL 32174 Telephone: (386) 677-3431 Email: Kit@koreylawpa.com Secondary Email: Michele@koreylawpa.com February 1, 8, 2024 24-00045I

MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is February 1, 2024. Personal Representative:

/s/ Steven Aaker Steven Aaker 1530 Canyon Drive Downingtown, Pennsylvania 19335 Attorney for Personal Representative:

/s/ Wendy A. Mara Wendy A. Mara, Esq., Attorney Florida Bar Number: 69872 Mara Law. P.A. 555 West Granada Blvd., Ste.D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com Secondary E-Mail: fmgomez@maralawpa.com; paralegalm@maralawpa.com February 1, 8, 2024 24-00043I

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 February 1, 2024.

Personal Representative: /s/ Melissa Carrier **Thomas DuBrule**

176 Ormwood Drive Ormond Beach, FL 32176 Attorney for Personal Representative: /s/ Elan R. Kaney Elan R. Kaney, Esq., Attorney Florida Bar Number: 538302

523 N. Halifax Ave. Daytona Beach, FL 32118 Telephone: (386) 281-5777

Fax: (386) 867-8076 E-Mail: Elan.Kaney@KaneyLaw.com February 1, 8, 2024 24-00044I

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION $Case\ No.\ 2020\ 10402\ CIDL$ Mortgage Lenders Investment Trading Corporation d/b/a R P Funding f/k/a R P Funding, Inc.,

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

Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2020 10402 CIDL of the Circuit Court of the SEVENTH Judicial Circuit, in and for Volusia County, Florida, wherein Mortgage Lenders Investment Trading Corporation d/b/a R P Funding f/k/a R P Funding, Inc. is the Plaintiff and The Unknown Heirs or Beneficiaries of the Estate of Craig F. Lipscomb a/k/a Craig Lipscomb a/k/ Craig Farrel Lipscomb, Deceased; Mortgage Electronic Registration Systems, Inc., as Mortgagee, as Nominee for Quicken Loans, Inc., its successors and assigns; LORENA LIPSCOMB A/K/A LORENA JOHANNA LIPSCOMB; MELANIE MA-RIE LEDGERWOOD; JOHN RAYMOND LIPSCOMB are the Defendants, that Laura Roth, Volusia County Clerk of Court will sell to the highest and best bidder for cash at, www.volusia.realforeclose.com, beginning at 11:00 AM on the 2nd day of May, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 9, BLOCK 128, DELTONA LAKES UNIT FOUR, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN MAP BOOK 25, PAGE(S) 121 THROUGH 126, INCLUSIVE, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA. TAX ID: 813004160090

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

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

THESE ARE NOT COURT INFORMA-TION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACID-

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

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMA-CION JUDICIAL

Dated this 26th day of January, 2024. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 20-F01777 February 1, 8, 2024

24-00040I

FIRST INSERTION

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

CASE NO 2022 30409 CICI LAKEVIEW LOAN SERVICING, LLC,

BEVERLY A. STARNES, ANGELA L BRITTON AND BRIAN B.BRITTON, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 14, 2023, and entered in 2022 30409 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein LAKEVIEW LOAN SER-VICING, LLC is the Plaintiff and BEV-ERLY A. STARNES; ANGELA L. BRIT-TON: BRIAN B. BRITTON: UNKNOWN SPOUSE OF BRIAN B. BRITTON; UN-KNOWN SPOUSE OF ANGELA L. BRIT-TON are the Defendant(s), Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00 AM, on February 21, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 42, BLOCK 3, BIG TREE SHORES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 31, PAGES 84 AND 85, PUB-LIC RECORDS OF VOLUSIA COUN-TY. FLORIDA. TOGETHER WITH 1995 MANUFACTURED HOME HAVING IDENTIFICATION BER 03610799H PERMANENTLY AT-

Property Address: 11 APPLEWOOD CIR, SOÙTH DAYTONA BEACH, FL 32119

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

IMPORTANT

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

Dated this 24 day of January, 2024

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com February 1, 8, 2024

24-000391

SIIRSCRIRI

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NOTICE OF ACTION IN THE CIRCUIT COURT OF THE $7\mathrm{TH}\,\mathrm{JUDICIAL}\,\mathrm{CIRCUIT},$ IN AND FOR VOLUSIA COUNTY, FLORIDA

CIVIL DIVISION $\pmb{\text{CASE NO. 2023 11987 CIDL}}\\$ BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, ALL UNKNOWN HEIRS

CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH, UNDER OR AGAINST THE ESTATE OF JUSTINA ZABULUNGI, DECEASED; HILDA AKYAA CORRI; KWABENA DWUMON CORRI; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT: UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY.

Defendant(s) To the following Defendant(s):
ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANT- ${\tt EES, ASSIGNEES, LIENORS, TRUSTEES}$ AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JUSTINA ZABULUNGI, DECEASED (LAST KNOWN ADDRESS) 2041 SWANSON DRIVE DELTONA, FLORIDA 32738 HILDA AKYAA CORRI (LAST KNOWN ADDRESS) 2725 SW 27TH AVE APT U4 GAINESVILLE, FLORIDA 32608

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

LOT 4, BLOCK 559, DELTONA LAKES UNIT SEVENTEEN, ACCORD-ING TO THE PLAT THEREOF AS RE-CORDED IN MAP BOOK 25, PAGES 241 THROUGH 244, INCLUSIVE, OF THE

FIRST INSERTION

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

CASE No. 2022 30176 CICI NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs.

UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH, UNDER OR AGAINST THE ESTATE OF D. JOAN SHAW AKA DOROTHY JOAN SHAW, DECEASED,

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2022 30176 CICI of the Circuit Court of the 7TH Judicial Circuit in and for VOLUSIA County, Florida, wherein, MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff and UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PAR-TIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF D. JOAN SHAW AKA DORO-THY JOAN SHAW, DECEASED, et al., are Defendants, Clerk of Court, Laura E. Roth, will sell to the highest bidder for cash at, WWW.VOLUSIA.REALFORECLOSE. COM, at the hour of 11:00 AM, on the $23\mathrm{rd}$ day of February, 2024, the following described property: LOT TWO (2), UNIVERSITY CIRCLE, AS

PER MAP RECORDED IN MAP BOOK 25, AT PAGE 144 OF THE PUBLIC RE-CORDS OF VOLUSIA COUNTY, FLOR-

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat.

IMPORTANT

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096. Hearing or voice impaired, please call 711.

DATED this 24th day of February, 2024. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Jacob.Elberg@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /S/ Jacob C. Elberg Jacob C. Elberg, Esq. Florida Bar No. 1032316 36615.0414 / JSchwartz 24-00038I February 1, 8, 2024

FIRST INSERTION

PUBLIC RECORDS OF VOLUSIA COUN-TY, FLORIDA a/k/a 2041 SWANSON DRIVE, DELTO-NA. FLORIDA 32738

> has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane & Associates, P.A., Attorney for Plaintiff, whose address is 1619 NW 136th Avenue, Suite D-220, Sunrise, FLORIDA 33323 on or before MAR 08 2024, a date which is within thirty (30) days after the first publication of this No-tice in the BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

In accordance with the Americans with Disabilities Act, if you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to provisions of certain assistance. Please contact the Court Administrator at Suite 300, Courthouse Annex, 125 E. Orange Ave., Daytona Beach, FL 32114; call (386)257-6096 within two (2) working days of your receipt of this notice or pleading; if you are hearing impaired, call 1-800-955-8771 (TDD); THIS IS NOT A COURT INFORMATION LINE; if you are voice impaired, call 1-800-995-8770 (V) (Via Florida Relay Services). WITNESS my hand and the seal of this Court this 23 day of January, 2024. LAURA E. ROTH

As Clerk of the Court (SEAL) By: /s/ Jennifer M. Hamilton As Deputy Clerk

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 23-00818 PHH February 1, 8, 2024 24-00042I

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

FIRST INSERTION

CASE NO. 2023 11762 CIDL WELLS FARGO BANK, N.A. Plaintiff, v. PHILLIP J. VER HAAR A/K/A PHILLIP J. VERHAAR A/K/A PHILLIP J. HAAR A/K/A PHILLIP J. VER HARR; VALERIE VER HAAR A/K/A VALERIE E. VERHAAR A/K/A VALERIE VER HARR; UNKNOWN TENANT 1; UNKNOWN TENANT 2;

Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on November 28, 2023, in this cause, in the Circuit Court of Volusia County, Florida, the office of Laura E. Roth, Clerk of the Circuit Court, shall sell the property situated in Volusia County, Florida, described as: LOT 27, BLOCK 1289, DELTONA LAKES UNIT FORTY-FOUR, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 27, PAGES 289 THROUGH 296, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

a/k/a 830 ALCAN AVE, DELTONA, FL 32738-7144 at public sale, to the highest and best bidder, for cash, online at www.volusia.

realforeclose.com, on February 27, 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

reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste. D-305,

pendens must file a claim before the clerk

DeLand, FL 32724 (386) 257-6096; Hear ing or voice impaired, please call 711. Dated at St. Petersburg, Florida this 23th. day of January, 2024. 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 Isabel López Rivera FL Bar: 1015906 1000008829 February 1, 8, 2024

The Palm Coast & Ormond Beach

24-00037I

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FIRST INSERTION

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

CIVIL DIVISION CASE NO. 2023 12009 CIDL NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs.

CARMEN R. IGLESIAS A/K/A CARMEN IGLESIAS; 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).

TO: CARMEN R. IGLESIAS A/K/A CAR-MEN IGLESIAS Last Known Address 2121 ARROWHEAD AVE APT 4 DELTONA, FL 32725Current Residence is Unknown UNKNOWN TENANT NO. 1

Deltona, FL 32725 UNKNOWN TENANT NO. 2 2121 Arrowhead Ave Deltona, FL 32725 YOU ARE NOTIFIED that an action to

2121 Arrowhead Ave

foreclose a mortgage on the following described property in Volusia County, Florida: LOT 1, BLOCK 163, DELTONA LAKES UNIT EIGHT, AS PER PLAT THEREOF, RECORDED IN MAP BOOK 25, PAGE(S) 165 THROUGH 177, OF THE PUBLIC RE-CORDS OF VOLUSIA COUNTY, FLORI-

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@ dallegal.com, on or before Dec 14, 2023, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you

FIRST INSERTION

for the relief demanded in the complaint or

REQUESTS FOR ACCOMMODA-TIONS BY PERSONS WITH DISABILI-TIES

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

THESE ARE NOT COURT INFORMA-

TION NUMBERS
SOLICITUD DE ADAPTACIONES
PARA PERSONAS CON DISCAPACID-Si usted es una persona con discapacidad

que necesita una adaptacin para poder par-ticipar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comunquese con la Oficina de Administracin Judicial (Court Administration), 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, con no menos de 7 das de antelacin de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificacin si la cita de comparecencia est dentro de un plazo menos de 7 das; si usted tiene una discapacidad del habla o del odo, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMA-CION JUDICIAL

DATED on Oct 30, 2023 LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Erika Gray DEPUTY CLERK

Diaz Anselmo & Associates, P.A. Plaintiff's attorneys P.O. BOX 19519 Fort Lauderdale, FL 33318 $(954)\,564\text{-}0071$ answers@dallegal.com 1496-192148 / DP

24-00041I

FIRST INSERTION

NOTICE OF PUBLIC SALE KITTO TOWING & RECOVERY gives notice that on 02/16/2024 at 10:00 AM the following vehicles(s) may be sold by public sale at 470 DESTINATION DAYTONA LANE, ORMOND BEACH, FL 32174 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

1HFSC47F96A504055 2006 HONDA JKAVN2C167A000008 2011 KAWASAKI ZDM1RA4N21B006544 2001 DUCATI JYARN33E4FA007176 2015 YAMAHA JH2PC40428Ml 02203 2008 HONDA 5J11HBJ28W000549 2008 S&S Big

statute 713.78.

February 1, 2024

NOTICE OF PUBLIC SALE

The following personal property of Beth Salgado and Dolores Cervantes-Acosta will on 19th day of February 2024, at 10:00 a.m., on property at 336 Circle Drive, Lot #17, DeLand, Volusia County, Florida 32724, in Applegate MHC, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

Year/Make: 1973 CHARM VIN #: 48440412 And All Other Personal Property Therein

February 1, 8, 2024 24-00016V

SUBSEQUENT INSERTIONS

SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023 12989 PRDL Division: 10

IN RE: ESTATE OF DAVID NEAL ABERCROMBIE, Deceased.
The administration of the estate of DAVID

NEAL ABERCROMBIE, deceased, whose date of death was November 16, 2023; File Number 2023 12989 PRDL, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., DeLand, FL 32724. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below. All creditors of the decedent and other

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 AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED

NOTWITHSTANDING THE TIME PE-RIOD 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.

Signed on this day of 1/19/2024. KIRK DOUGLAS ABERCROMBIE **Co-Personal Representative** ANNA COOPER Co-Personal Representative

Heidi S. Webb

Attorney for Personal Representatives Florida Bar No. 73958 Law Office of Heidi S. Webb 210 South Beach Street, Suite 202 Daytona Beach, Florida 32114 Telephone: (386) 257-3332 Email: heidi@heidiwebb.com Secondary Email: filing@heidiwebb.com Jan. 25; Feb. 1, 2024

FLAGLER COUNTY flaglerclerk.com

VOLUSIA COUNTY clerk.org

SECOND INSERTION

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

Division 10 IN RE: ESTATE OF DEBORAH LYNN BORDIS $\label{eq:Deceased.} \textbf{Deceased.}$ The administration of the estate of Deborah

Lynn Bordis, deceased, whose date of death was May 19, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, Florida 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against cedent's estate on whom a conv notice is required to be served must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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.

Timothy S. Carter Personal Representative 8101 Avocet Way Spotsylvania, Virginia 22553

Wendy A. Mara, Esq. Attorney for Personal Representative Florida Bar Number: 69872 Mara Law. P.A. 555 West Granada Blvd., Ste.D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com Secondary E-Mail: paralegalm@maralawpa.com

Jan. 25; Feb. 1, 2024

SECOND INSERTION NOTICE OF PUBLIC SALE

24-00033I

Notice is hereby given that on 2/9/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1971 BLAK HS 1715 . Last Tenants: JACQUELINE GRACE PICK-ELS AKA JACQUELINE CARPENTER AND ANDREW NEAL SCHULTZ, THE ESTATE OF LYNNE BEACH, ALL UN-KNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESORS, AND ASSIGNS OF LYNNE BEACH AND SHANGRI LA MOBILE HOME. Sale to be at SL $\,$ ORMOND MHC LLC, 1310 FLEMING

January 25, February 1, 2024 24-00015V

AVENUE, ORMOND BEACH, FL 32174

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR

VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2023 12058 CIDL TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY,

THOMAS W. BARNHILL, JR. A/K/A THOMAS W. BARNHILL, et al.,

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 11, 2024 in Civil Case No. 2023 12058 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein TRUIST BANK, FORMERLY KNOWN AS BRANCH BANKING AND TRUST COMPANY is Plaintiff and Thomas W. Barnhill, Jr. a/k/a Thomas W. Barnhill, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of February, 2024 at 11:00 AM on the following described property as set forth in said Summary Final

Judgment, to-wit: Lot 27, Block "B", Plantation Estates Unit 5, according to the map or plat thereof as recorded in Plat Book 11, Page 239, of the Public Records of Volusia County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 $(800)\,955-8770.$ By: /s/Robyn Katz Robyn Katz, Esq.

McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite $155\,$ Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 Jan. 25; Feb. 1, 2024 24-00034I

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 2018 11262 CIDL BANK OF AMERICA, N.A., Plaintiff, vs.

PHYLLIS SCHULZ, et al, **Defendant(s).**NOTICE IS HEREBY GIVEN Pursuant to

an Order Rescheduling Foreclosure Sale dated December 27. 2023, and entered in Case No. 2018 11262 CIDL of the Circuit Court of the Seventh Judicial Circuit in and for Volusia County, Florida in which Bank Of America, N.A., is the Plaintiff and Phyllis Schulz, Ronald E. Schulz Jr., Ana Gonzalez, are defendants, the Volusia County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www. volusia.realforeclose.com, Volusia County, Florida at 11:00AM EST on the February 15, 2024 the following described property as set forth in said Final Judgment of Fore-

LOTS 28 THROUGH 31, BLOCK 106. WEST HIGHLANDS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 6, PAGE(S) 220, OF THE PUBLIC RECORDS OF VOLUSIA COUN-TY, FLORIDA

A/K/A 1790 17TH ST, ORANGE CITY, FL

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.
ATTENTION PERSONS WITH

DISABILITIES:

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., St. 300, Daytona Beach, FL 32114, 386-257-6096, within 2 days of your receipt of this notice. If you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-

THIS IS NOT A COURT INFORMA-TION LINE. To file response please contact Volusia County Clerk of Court, 101 N. Alabama Ave., DeLand, Fl 32724, Tel: (386)

Dated this 17 day of January, 2024. ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Nathan Gryglewicz Florida Bar #762121 Nathan Gryglewicz, Esq. CT - 18-017068 Jan. 25; Feb. 1, 2024 24-00028I



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SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA CASE NO.: 2023 11131 CIDL

BANKUNITED N.A.,

Plaintiff, v. KELLY RIGGINS, JR.; UNKNOWN SPOUSE OF KELLY RIGGINS, JR.; 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;

UNKNOWN TENANT #1; UNKNOWN TENANT #2

Defendant(s), NOTICE IS HEREBY GIVEN pursuant to an Order dated January 3, 2024 entered in Civil Case No. 2023 11131 CIDL in the Circuit Court of the 7th Judicial Circuit in and for Volusia County, Florida, wherein BANKUNITED N.A., Plaintiff and KELLY RIGGINS, JR., are defendants, Laura E. Roth, Clerk of Court, will sell the property at public sale at www.volusia.realforeclose. com beginning at 11:00 AM on June 13, 2024 the following described property as set forth in said Final Judgment, to-wit:. THE FOLLOWING DESCRIBED LAND SITUATE, LYING AND BEING IN THE COUNTY OF VOLUSIA STATE OF

FLORIDA TO WIT: LOT 2, BLOCK 955, DELTONA LAKES UNIT THIRTY-SIX, ACCORDING TO THE MAP OR PLAT THEREOF, RE-CORDED IN PLAT BOOK 27, PAGE (S) 164 THROUGH 170, PUBLIC RECORDS

OF VOLUSIA COUNTY, FLORIDA Property Address: 3364 Newmark Dr, Deltona, FL 32738

ANY PERSON CLAIMING AN INTER-EST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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. Submitted By: Jordan Shealy: Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com /s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: CRF22138-JMV

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA. CASE No. 2023 32739 CICI

MORTGAGE ASSETS MANAGEMENT. LLC F/K/A REVERSE MORTGAGE SOLUTIONS, INC., PLAINTIFF, VS. THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS,

CREDITORS AND TRUSTEES OF THE ESTATE OF IRENE A. NEUBAUER (DECEASED), ET AL. DEFENDANT(S).

To: THE UNKNOWN HEIRS, BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUST-EES OF THE ESTATE OF IRENE A. NEUBAUER

(DECEASED) RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 5500 Ocean

Shore Boulevard, APT #40, Ormond Beach, FL 32176 YOU ARE HEREBY NOTIFIED that an

action to foreclose a mortgage on the following described property located in Volusia County, Florida:

UNIT NO. B-1, KINGSTON SHORES, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 1705, PAGE 10, PUB-LIC RECORDS OF VOLUSIA COUN-TY, FLORIDA AND AMENDMENTS THERETO

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 45 days after the first publication of this notice, either before FEB 26 2024 or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at $386\mbox{-}257\mbox{-}6096$, 101 N Alabama Ave., Ste D-305, DeLand, FL 32724 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Date: January 11, 2024 LAURA E ROTH CLERK OF THE CIRCUIT COURT By: /s/ Jennifer M. Hamilton Deputy Clerk of the Court Tromberg, Morris & Poulin, PLLC

attorneys for Plaintiff 1515 South Federal Highway, Suite 100 Boca Raton, FL 33432 Our Case#: 23-001723/2023 32739 CICI/

PHH Jan. 25; Feb. 1, 2024



Email your Legal Notice legal@palmcoastobserver.com SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023 12824 PRDL Division 10 IN RE: ESTATE OF MARION FREISMUTH GAWLOWSKI, A.K.A MARION FRANCES GAWLOWSKI, A.K.A

Deceased. The administration of the estate of Marion Freismuth Gawlowski, a.k.a. Marion Frances Gawlowski, a.k.a. Marion F. Gawlowski, deceased, whose date of death was August 10, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave, Deland, FL 32724. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

MARION F. GAWLOWSKI

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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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: Monica Stetz

1075 Horizon View Boulevard Port Orange, FL 32129 $\,$ Attorney for Personal Representative: /s/ Wendy A. Mara, Esq. Wendy A. Mara, Esq., Attorney Florida Bar Number: 69872 555 West Granada Blvd., Ste.D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com Secondary E-Mail: pmflynt@maralawpa.com

SECOND INSERTION

24-00036I

Jan. 25; Feb. 1, 2024

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023-12990-PRDL IN RE: ESTATE OF ROGER HAROLD ARILDSEN a/k/a Roger H. Arildsen

Deceased. The administration of the Estate of Roger Harold Arildsen a/k/a Roger H. Arildsen, deceased, whose date of death was June 8, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's Estate on whom a copy of this notice is required to be served must file their claims with this Court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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: Regina Jeanette Osborne 801 Anderson Dr.

Deltona, Florida 32725 Attorney for Personal Representative: Cyrus Malhotra Florida Bar Number: 0022751 THE MALHOTRA LAW FIRM P.A. 3903 Northdale Blvd., Suite 100E Tampa, FL 33624 Telephone: (813) 902-2119

Fax: (727) 290-4044 E-Mail: filings@FLprobatesolutions.com Secondary E-Mail:

sandra@FL probate solutions.comJan. 25; Feb. 1, 2024 24-00023I



The Palm Coast & Ormond Beach Observers now qualify to publish public and legal notices.



For rates and information, call 386-447-9723



SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2023 13112 PRDL IN RE: ESTATE OF DIANE J. SLATEN, Deceased.

The administration of the estate of DIANE J. SLATEN, deceased, whose date of death was October 28, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, DeLand, FL 32721-6043. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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

NOTWITHSTANDING THE TIME PE-RIOD 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.

STEPHANIE COLLINS Personal Representative 4935 Redbud Dr.

Sand Springs, OK 74063 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 315 S. Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com Jan. 25; Feb. 1, 2024 24-00032I

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

Adversary Proceeding
File Number: 2023-13053PRDL Division: 10 IN RE: ESTATE OF MARCILYN HUTCHISON KING, a/k/a MARCILYN H. KING,

> RICHARD KING, as Personal Representative, Petitioner, vs. JORDAN KING,

Respondent. The administration of the Estate of MARC-ILYN HUTCHISON KING, deceased, whose date of death was November 6, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, De-Land, Florida 32721-6043. 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 ersons 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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. Dated: January 18, 2024.

RICHARD KING, Personal Representative

101 Ocean Avenue New Smyrna Beach, FL 32169 CORONADO LAW GROUP, PLLC Kenneth Bohannon, Esquire Florida Bar #0027500 KBohannon@CFLLawyer.com

Of Counsel 221 N. Causeway, Suite A New Smyrna Beach, FL 32169-5239 Phone: 386-427-5227 Facsimile: 386-423-3909 Primary Email: KBohannon@CFLLawyer.com Secondary Email: Eservice@CFLLawyer.com Attorney for Personal Representative Jan. 25; Feb. 1, 2024 24-00031I

SECOND INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 2/9/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1986 FUQU HS FH276920A86 & FH276920B86 . Last Tenants: KENNETH WILLIAM ADAM, ESTATE OF KENNETH WILLIAM ADAM, ALL UN-KNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF KENNETH WILLIAM ADAM AND PATTY J MORROW. Sale to be at CS1031 THE FALLS AT ORMOND BEACH MHC DST DBA THE FALLS AT ORMOND BEACH, 1 FALLS WAY COURT, OR-MOND BEACH, FL 32174. 813-241-8269.

January 25, February 1, 2024 24-00012V

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

PROBATE DIVISION File No. 2023 CP 11954 IN RE: ESTATE OF GEORGE WILLIAM LEWIS Deceased.

The administration of the estate of George William Lewis, deceased, whose date of death was May 9, 2023, is pending in the Circuit Court for Volusia County. 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

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 2/9/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1957 MIDW TV G1875 Last Tenants: MARIA DE LOURDES RICO SERRANO and all unknown parties beneficiaries heirs . Sale to be at WHAT BOX SON LLC DBA RAMAR MOBILE HOME PARK, 1930 S RIDGEWOOD AVE, SOUTH DAYTONA, FL 32119. 321-213-0825.

January 25, February 1, 2024 24-00014V

SECOND INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 2/9/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1991 CHAN HS CH12026A & CH12026B . Last Tenants: MICHAEL LYNN MORGAN and all unknown parties beneficiaries heirs . Sale to be at CS1031 THE FALLS AT ORMOND BEACH MHC DST DBA THE FALLS AT ORMOND BEACH, 1 FALLS WAY COURT, OR-MOND BEACH, FL 32174. 813-241-8269.

January 25, February 1, 2024 24-00013V

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CASE NO. 2022 30159 CICI

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 FIRST FRANKLIN MORTGAGE LOAN TRUST 2005-FF5 ASSET-BACKED CERTIFICATES. SERIES 2005-FF5,

Plaintiff, vs. UNKNOWN HEIRS OF JACQUELINE R. GRAY A/K/A JACQUELINE GRAY, **Defendants**

To the following Defendant(s): UNKNOWN HEIRS OF JAMES GRAY (CURRENT RESIDENCE UNKNOWN) Last Known Address: UNKNOWN

YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage on the following described property: THE SOUTHERLY 1/2 OF LOT 7, BLOCK 11, REPLAT OF UNIT NUMBER ONE HOME ACRES, ACCORDING TO

LIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

A/K/A 611 BAY AVENUE, HOLLY HILL FL 32117

THE PLAT THEREOF, RECORDED IN

MAP BOOK 11. PAGE 64. OF THE PUB-

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before FEB 26 2024 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096. Hearing or voice impaired, please call 711.

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

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

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMA-CION JUDICIAL

Court this 11 day of January, 2024.

VOLUSIA COUNTY CLERK OF COURT By /s/ Jennifer M. Hamilton As Deputy Clerk

Attorney for the Plaintiff SUITE #110 DEERFIELD BEACH, FL 33442PHH16908-21/cam Jan. 25; Feb. 1, 2024 24-00029I

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

CASE NO. 2021 11414 CIDL WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST HB1, Plaintiff, vs.

GERALDINE KATRINA HANEY, et al. Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 23, 2023, and entered in 2021 11414 CIDL of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein WILMINGTON SAV-INGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR CASCADE FUNDING MORTGAGE TRUST HB1 is the Plaintiff and GERALDINE KATRINA HANEY: UNITED STATES OF AMERI-CA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVEL-OPMENT are the Defendant(s), Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00 AM, on February 13, 2024, the following described property as set forth in said Final

Judgment, to wit: LOT 13, BLOCK 727, DELTONA LAKES UNIT THIRTY-ONE, ACCORDING TO THE PLAT THEREOF RECORDED IN MAP BOOK 27, PAGES 97 THROUGH 100, INCLUSIVE, OF THE PUBLIC RE-CORDS OF VOLUSIA COUNTY, FLOR-IDA.

Property Address: 2057 HEATHWOOD ST, DELTONA, FL 32725

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. IMPORTANT

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

Dated this 18 day of January, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-061525 - MiM 24-00026I

Any person claiming an interest in the sur-

plus from the sale, if any, other than the

property owner as of the date of the lis pen-

dens must file a claim in accordance with

IMPORTANT

ACT. If you are a person with a disability

who needs an accommodation in order to

access court facilities or participate in a

court proceeding, you are entitled, at no

cost to you, to the provision of certain as-

sistance. To request such an accommoda-

tion, please contact Court Administration

in advance of the date the service is needed:

Court Administration, 101 N. Alabama

Ave., Ste D-305, Deland, FL 32724, (386)

257-6096. Hearing or voice impaired,

Dated this 18 day of January, 2024.

CRANE & PARTNERS, PLLC

6409 Congress Ave., Suite 100

Service Email: flmail@raslg.com

Attorney for Plaintiff

Boca Raton, FL 33487

By: \S\Danielle Salem

Danielle Salem, Esquire

Telephone: 561-241-6901 Facsimile: 561-997-6909

ROBERTSON, ANSCHUTZ, SCHNEID,

please call 711.

AMERICANS WITH DISABILITIES

Florida Statutes, Section 45.031.

Jan. 25; Feb. 1, 2024 SECOND INSERTION

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

CASE NO. 2020 30055 CICI NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. WALTER WOLFE II, et al.

Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 26, 2023, and entered in 2020 30055 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST I is the Plaintiff and WALTER WOLFE II; UNKNOWN SPOUSE OF WALTER WOLFE II are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.volusia.realforeclose.com, at 11:00

THE EASTERLY 145 FEET OF LOT 1. BLOCK 2, SHORE ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 6, PAGE(S) 50, OF THE PUBLIC RECORDS OF VOLUSIA COUN-TY, FLORIDA.

AM, on February 16, 2024, the following

described property as set forth in said Final

Property Address: 344 RIVERSIDE DR, HOLLY HILL, FL 32117

AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must file

their claims with this court WITHIN 3

MONTHS AFTER THE DATE OF THE

Florida Bar No. 0058248 Communication Email: dsalem@raslg.com Jan. 25; Feb. 1, 2024 persons having claims or demands against WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME

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.

24-00025I

Rodolfo Almodovar

Attorney for Personal Representative: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489

decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION OF THIS NOTICE OR 30 DAYS

Personal Representative:

FIRST PUBLICATION OF THIS NO-ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702

PERIODS SET FORTH ABOVE, ANY

contact@nath and ougherty law.com

Jan. 25; Feb. 1, 2024 24-00024I

THESE ARE NOT COURT INFORMA-

del habla o del oído, llame al 711.

WITNESS my hand and the seal of this

Laura E. Roth

J. Anthony Van Ness, Esq. VAN NESS LAW FIRM, PLC 1239 E. NEWPORT CENTER DRIVE,

SECOND INSERTION