CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No: 24 CP 77 IN RE: ESTATE OF MARY ANN WHITE Deceased.

The administration of the Estate of Mary Ann White, deceased, File Number 24 CP 77 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE 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, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this

Notice is February 2, 2024. Petitioner: Edward T. White, III 4403 Riddle Ct

Bridgewater, NJ 08807 Attorney for Petitioner: Nathan Dougherty, Esquire Florida Bar No. 118632 P.O. Box 380984 Murdock, FL 33938 Tel: (941) 270-4489 Email:

contact@nath and ougherty law.comFebruary 2, 9, 2024 24-00082T

FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-0104 CP Division Probate IN RE: ESTATE OF LESLIE D. PIRACCI A/K/A LESLIE DARLENE PIRACCI

Deceased. The administration of the estate of Leslie D. Piracci a/k/a Leslie Darlene Piracci, deceased, whose date of death was October 19, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal represen-

tative and the personal representative's

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 2, 2024.

Personal Representative: /s/ Nicholas Piracci Nicholas Piracci

449 West Tarpon Blvd. NW Port Charlotte, Florida 33952 Attorney for Personal Representative: /s/ Nicole S. Peet Nicole S. Peet Attorney Florida Bar Number: 1025612 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 237 Nokomis Avenue South Venice, FL 34285 Telephone: (941) 488-7751 Fax: (941) 497-7636 E-Mail: npeet@farr.com Secondary E-Mail: jpainchaud@farr.com and probate@farr.com February 2, 9, 2024 24-00091T

FIRST INSERTION

Notice Is Hereby Given that Pinnacle CPA & Advisors, PLC, 4835 Whitney Pines Dr. SE, Grand Rapids, MI 49512, desiring to engage in business under the fictitious name of Pinnacle CPA & Advisors, with its principal place of business in the State of Florida in the County of Charlotte, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. February 2, 2024 24-00077T

FIRST INSERTION

Notice Is Hereby Given that Pinnacle CPA & Advisors, PLC, 4835 Whitney Pines Dr. SE, Grand Rapids, MI 49512, desiring to engage in business under the fictitious name of Pinnacle CPA, with its principal place of business in the State of Florida in the County of Charlotte, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

February 2, 2024 24-00078T

FIRST INSERTION

Notice is hereby given that MATTHEW SCOTT HEMINGWAY, OWNER, desiring to engage in business under the fictitious name of MATT'S GENERAL HOME IMPROVEMENTS located at 1920 WEST ISLES RD. PORT CHAR-LOTTE, FLORIDA 33953 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

February 2, 2024 24-00083T

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that Ryan McNaught will engage in business under the fictitious name RELIABLE LANDSCAPE & MAINTENANCE, with a physical address 416 SHORELAND STREET PORT CHARLOTTE, FL 33954, with a mailing address 416 SHORELAND STREET PORT CHARLOTTE, FL 33954, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

February 2, 2024 24-00090T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23001381CP IN RE: ESTATE OF

LEE A. STRUCKMAN, a/k/a Lee Ann Struckman, Deceased.

The administration of the estate of Lee A. Struckman, deceased, whose date of death was August 2, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 2, 2024. Personal Representative: /s/ Faye I. Valbert Faye I. Valbert

501 Belvidere Court Hendersonville, NC 28791 Attorney for Personal Representative: /s/ Jessica K Close Jessica K Close, Esq. Attorney for Petitioner Florida Bar Number: 1011273 737 S. Indiana Avenue, Suite B Englewood, Florida 34223 Telephone: (941) 548-7883 Fax: (941) 841-4051 E-Mail: jclose@closelegal.com Secondary E-Mail: info@closelegal.com 24-00081T February 2, 9, 2024

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 3811 Tamiami Trail, Punta Gorda FL 33950, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 02/22/2024 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

Danny Lorber 2235 Jennifer Powers Kerry Munkholm 2241 Michael Wilcox Gene Fisher 628 2530 Zelda Smith

Books, Tools, Furniture, Instrument Boxes, Clothing, Furniture Boxes, Collectibles Artwork, Books, Furniture Boxes, Furniture Clothing, Furniture

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (941) 993-9071.

24-00084T February 2, 9, 2024

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 FoxTail Management located at 148 Cory Street in the City of Port Charlotte, Charlotte County, FL 33953 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida,

Dated this 24th day of January, 2024. Liliya Polkhovskaya

24-00079T February 2, 2024

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 Mazda of Port Charlotte located at 798 Tamiami Trail in the City of Port Charlotte, Charlotte County, FL 33954 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Andrew Bernard

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 KAPPY'S KARTS located at 5855 Placida Road in the Town of Englewood. Charlotte County, FL 34224 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 30th day of January, 2024. Allen Berge, President Slopeside Ventures Inc.

February 2, 2024 24-00095T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTECOUNTY, FLORIDA PROBATE DIVISION File No. 24000112CP IN RE: ESTATE OF WALTER R. SHIVELY

Deceased. The administration of the estate of Walter R. Shively, deceased, whose date of death was January 5, 2024, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Street, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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 2, 2024

Personal Representative: /s/ Julie Smith Julie M. Smith 3330 Pobst Dr.

Kettering, Ohio 45420 Attorney for Personal Representative: /s/ Andrei Cuturic Andrej Cuturic Attorney Florida Bar Number: 1018523 801 E Venice Ave, Ste. 2 Venice, Florida 34285 Telephone: (941) 441-9193 Fax: (941) 214-2629 E-Mail: ac@legacylifelegal.com Secondary E-Mail: stephanie@legacylifelegal.com February 2, 9, 2024 24-00096T

Dated this 30th day of January, 2024. 24-00093T February 2, 2024

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 BARRACUDA LANDSCAPE & CURB-ING located at 215 Tabor St. in the City of Punta Gorda, Charlotte County, FL 33950 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. Rodriquez & Maier Inc. Gilbert Rodriquez

February 2, 202424-00076T

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION

File No. 23-000089-CP Division: PROBATE IN RE: ESTATE OF ERMA E. MCNEIL, Deceased.

The administration of the estate of Erma E. McNeil, deceased, whose date of death was November 2, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 2, 2024.

Personal Representative: Sylvia Sapienza 5713 13th Avenue W Bradenton, FL 34209-4743

Cheyenne R. Young Attorney for Personal Representative Florida Bar Number: 0515299 WOTITZKY WOTITZKY, ROSS & YOUNG, P.A. 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail:

24-00097T

jackie@wotitzkylaw.com

February 2, 9, 2024

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23000904CP Division: PROBATE IN RE: ESTATE OF SHARON MARIE DOOLEY aka SHARON M. DOOLEY aka SHARON DOOLEY Deceased.

The administration of the estate of Sharon Marie Dooley aka Sharon M. Dooley aka Sharon Dooley, deceased, File Number 23000904CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the Personal Representative and the Personal Representative's attorney are

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

All other creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE and/or within the time period set forth in Section 733.710(1), Florida Probate Code.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of the first publication of this Notice is Feb. 2, 2024. /s/ Sally Sue Reynolds

Sally Sue Reynolds Personal Representative c/o Neil H. Spike, Esq. /s/ Neil H. Spike

Neil H. Spike Attorney for Personal Representative Florida Bar No. 0158577 The Spike Legal Group, LLC 35651 Detroit Road Avon, Ohio 44011 Telephone: (440) 695-1709 24-00087T February 2, 9, 2024

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-1383 CP IN RE: ESTATE OF SHIRLEY A. CONOVER Deceased.

The administration of the estate of Shirley A. Conover, deceased, whose date of death was September 12, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and oth-

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

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

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

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

The date of first publication of this notice is February 2, 2024.

Personal Representative:

/s/ Laurie McDonough Laurie McDonough PO Box 494558 Port Charlotte, Florida 33949

Attorney for Personal Representative: /s/ Tamara Vaughn Tamara Vaughn Attorney Florida Bar Number: 903360 2775 NW 49th Avenue Suite 205 PMB 310 Ocala, Florida 34482 Telephone: (941) 815-8551 E-Mail: tamaravaughn@aol.com February 2, 9, 202424-00080T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 24-000053-CP IN RE: ESTATE OF ISABEL M. DA ROCHA

Deceased. The administration of the estate of ISA-BEL M. DA ROCHA, deceased, whose date of death was April 21, 2022 is pending in the Circuit Court for Charlotte County, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

Personal Representative: Diana DaRocha c/o 1436 Royal Palm Square Blvd.

Fort Myers, FL 33919 Attorney for Personal Representative: Carmen Dellutri, Esq. Florida Bar No. 44385 THE DELLUTRI LAW GROUP, P.A. 1436 Royal Palm Square Blvd. Fort Myers, FL 33919 (239) 939-0900 Primary E-mail: cdellutri@dellutrilawgroup.comSecondary E-mail: Fla.ECF.DellutriLawGroup@ gmail.com February 2, 9, 2024 24-00099T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24000032CP Division Probate IN RE: ESTATE OF SUSAN BACA CROWE

Deceased. The administration of the estate of SU-SAN BACA CROWE, deceased, whose date of death was October 18, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and oth-

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

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

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

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 2, 2024.

Personal Representative: Heather Chalmers

946 Tamiami Trail, Suite 206 Port Charlotte, Florida 33953 Attorney for Personal Representative: James W Mallonee

Attorney Florida Bar Number: 0638048 946 Tamiami Trail, #206 port charlotte, FL 33953 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail:

jmallonee@jameswmallonee.com February 2, 9, 2024

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO.: 23001435CA M36 FUND, LLC, a Florida limited liability company, Plaintiff, v. GLOBAL CAPITAL SOLUTIONS

LLC, a Florida limited liability company: JEANINE M. LIVERMORE, an individual; PALM ISLAND NORTH PROPERTY OWNER'S ASSOCIATION, INC., a Florida not for profit corporation; JOHN DOE I and JANE DOE I, as Unknown Tenants: JOHN DOE II and JANE DOE II, as Unknown Tenants; and any unknown heirs, devisees, grantees, creditors, and other unknown persons, unknown entities, unknown parties or unknown spouses claiming by, through or under any of the above-named Defendants, Defendants

Notice is hereby given that pursuant to the Summary Final Judgment to Foreclose Mortgage ("Summary Final Judgment") entered in this cause, in the Circuit Court of the 20th Judicial Circuit in and for Charlotte County. Florida, wherein M36 FUND, LLC, a Florida limited liability company, Plaintiff, and GLOBAL CAPITAL SOLUTIONS LLC, a Florida limited company; JEANINE M. liability LIVERMORE, an individual: PALM NORTH PROPERTY OWNER'S ASSOCIATION, INC., a Florida not for profit corporation; JOHN DOE I and JANE DOE I, as

AMENDED NOTICE OF

FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL

CIRCUIT IN AND FOR

CHARLOTTE COUNTY,

FLORIDA

CIVIL DIVISION

CASE NO.: 22001576CA

NEW VISTA PROPERTIES, INC., a

MILTON SANTOS, their devisees,

parties claiming by, through, under

grantees, creditors, and all other

or against them and all unknown

natural persons, if alive and if now

known to be or alive, their several

creditors or other parties claiming by, though, or under those unknown

interest trustees, or any other person

and all claimants, persons or parties

described defendants or parties who

are claiming to have any right, title

hereafter described; UNKNOWN

SPOUSE OF MILTON SANTOS,

Defendant(s).NOTICE IS HEREBY GIVEN that I,

the undersigned Clerk of the Circuit

Court of Charlotte County, Florida,

shall sell the property at public sale to the highest bidder for cash, except as set

forth hereinafter, on Monday, February

26, 2024, at 11:00 am, at www.charlotte.

NOTICE OF ACTION -

CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE COUNTY, FLORIDA

GENERAL JURISDICTION

DIVISION

CASE NO. 23004579CA

CARRINGTON MORTGAGE

BENEFICIARIES, DEVISEES.

TRUSTEES AND ALL OTHERS

TREZISE, DECEASED, et. al.

WHO MAY CLAIM AN INTEREST

IN THE ESTATE OF MICHAEL W.

TO: THE UNKNOWN HEIRS, BENE-

FICIARIES, DEVISEES, GRANTEES,

ASSIGNEES, LIENORS, CREDITORS,

TRUSTEES AND ALL OTHERS WHO

MAY CLAIM AN INTEREST IN THE

ESTATE OF MICHAEL W. TREZISE.

whose residence is unknown if he/she/

they be living; and if he/she/they be

dead, the unknown defendants who

may be spouses, heirs, devisees, grant-

ees, assignees, lienors, creditors, trustees, and all parties claiming an interest

by, through, under or against the Defen-

dants, who are not known to be dead or

alive, and all parties having or claiming

to have any right, title or interest in the

property described in the mortgage be-

THE UNKNOWN HEIRS,

GRANTEES, ASSIGNEES,

LIENORS, CREDITORS,

SERVICES LLC,

Plaintiff, vs.

Defendant(s),

DECEASED,

natural persons and their several

unknown assigns, successors in

claiming by through, under or

against any corporation or other legal entity names as a defendant

natural or corporate whose exact status is unknown, claiming

under any of the above names or

or interest in and to the lands

and respective spouse heirs,

devisees, grantees, and other

IN RE: THE MATTER OF:

Florida Corporation

Plaintiff, vs.

Unknown Tenants; JOHN DOE II and JANE DOE II, as Unknown Tenants; and any unknown heirs, devisees, grantees, creditors, and other unknown persons, unknown entities, unknown parties or unknown spouses claiming by, through or under any of the abovenamed Defendants are Defendants, I will sell to the highest bidder for cash at 11:00 am www.charlotte.realforeclose. com on the 27th day of March 2024, the following descripted property as set forth in the Summary Final Judgment,

Lots 83 and 84. Island Harbor Beach Club, Section I, according to the plat thereof as recorded in Plat Book 16, Pages 13A through 13D, inclusive of the Public Records of $Charlotte\ County,\ Florida.$

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing

or voice impaired, call 711. WITNESS my hand and Seal of the

Court on day of 01/29/2024. ROGER D. EATON CLERK OF THE CIRCUIT COURT By: (SEAL) B. Lackey As Deputy Clerk

in

with Chapter 45 Florida Statutes, the

Lot 2, Block 2049, Port Charlotte Subdivision Section 24, a

subdivision according to the plat

thereof, as recorded in Plat Book

5, Pages 16A-16E, inclusive, of

the Public Records of Charlotte

The said sale will be made pursuant

to the Final Judgment of Foreclo-

sure of the Circuit Court of Charlotte

County, Florida, in Civil Action No.

22001576CA, New Vista Properties,

And 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

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

order to participate in this proceed-

ing, you are entitled, at no cost to you.

to the provision of certain assistance.

Please contact Jon Embury, Adminis-

trative Services Manager, whose office is located at 350 E. Marion Avenue,

Punta Gorda, Florida 33950, and

whose telephone number is (941) 637-

2110, at least 7 days before your sched-

uled court appearance, or immediately

upon receiving this notification if the time before the scheduled appearance

is less than (7) days; if you are hearing

ROGER D. EATON,

By: (SEAL) B. Lackey

Deputy Clerk

24-00074T

Clerk of the Circuit Court

or voice impaired, call 711.

DATED: 01/26/2024

Rafael J. Oropesa, Esq.

Hialeah, FL 33012

February 2, 9, 2024

1840 West 49 Street, Suite 503,

within sixty ($\hat{6}0$) days after the sale.

accordance

24-00086T February 2, 9, 2024

following described property:

realforeclose.com.

County, Florida.

Inc., v. Milton Santos et al.

FIRST INSERTION

FIRST INSERTION

CHARLOTTE COUNTY

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO.: 23003732CA CALIBER HOME LOANS, INC., Plaintiff, vs. MICHAEL S. TOTH; UNKNOWN SPOUSE OF MICHAEL S. TOTH; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES,

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure dated January 23, 2024. entered in Civil Case No.: 23003732CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida, wherein CALIBER HOME LOANS, INC., Plaintiff, and MICHAEL S. TOTH: UNKNOWN SPOUSE OF MICHAEL S. TOTH N/K/A CHRISTINE TOTH, are Defendants

I will sell to the highest bidder for cash, at www.charlotte.realforeclose. com, at 11:00 AM, on the 14th day of March, 2024, the following described real property as set forth in said Judgment, to wit:

LOT 10, BLOCK U, CHARLOTTE PARK REPLAT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 26, OF THE PUBLIC RECORDS OF CHARLOTTE

COUNTY, FLORIDA. If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus. $\label{eq:important} \textbf{IMPORTANT}$

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950. and whose telephone number is (941) 637-2110, 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,

WITNESS my hand and the seal of the court on 01/25/2024.

ROGER D. EATON CLERK OF THE COURT By: (SEAL) D. Gerace Deputy Clerk

Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 23-50421

February 2, 9, 2024 24-00085T

FIRST INSERTION

AMENDED NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL DIVISION CASE NO.: 22001575CA IN RE: THE MATTER OF: NEW VISTA PROPERTIES, INC., a Florida Corporation Plaintiff, vs.

MILTON SANTOS, their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouse heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other person claiming by through, under or against any corporation or other legal entity names as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above names or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF MILTON SANTOS,

Defendant(s). NOTICE IS HEREBY GIVEN that I the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on Monday, February 26, 2024, at 11:00 am, at www.charlotte.

realforeclose.com, with Chapter 45 Florida Statutes, the following described property:

Lot 3, Block 2049, Port Charlotte Subdivision Section 24, a subdivision according to the plat thereof, as recorded in Plat Book 5, Pages 16A-16E, inclusive, of the Public Records of Charlotte County, Florida.

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Charlotte County, Florida, in Civil Action No. 22001575CA, New Vista Properties, Inc., v. Milton Santos et al.

And 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 within sixty (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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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.

ROGER D. EATON, Clerk of the Circuit Court By: (SEAL) B. Lackey Deputy Clerk Rafael J. Oropesa, Esq.,

1840 West 49 Street, Suite 503, Hialeah, FL 33012 February 2, 9, 2024 24-00073T

FIRST INSERTION

DATED: 01/26/2024

AMENDED NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY.

FLORIDA CIVIL DIVISION CASE NO.: 22001570CA IN RE: THE MATTER OF: NEW VISTA PROPERTIES, INC., a Florida Corporation Plaintiff, vs. RICARDO LOURENCO MIRANDA-FILHO, their devisees grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouse heirs, devisees, grantees, and other

creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other person claiming by through, under or against any corporation or other legal entity names as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above names or described defendants or parties who are claiming to have any right, title or interest in and to the lands

hereafter described; UNKNOWN

LOURENCO MIRANDA-FILHO,

SPOUSE OF RICARDO

Defendant(s).

this Court at County, Florida, this 30th CLERK OF THE CIRCUIT COURT

(SEAL) BY: B. Lackey DEPUTY CLERK

AND SCHNEID, PL ATTORNEY FOR PLAINTIFF Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com realforeclose.com,

Lot 7, Block 5124, Port Charlotte Subdivision Section 95, a subdivision according to the plat thereof, as recorded in Plat Book 10, Pages 1A through 1Z33, inclusive, of the Public Records of

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Charlotte County, Florida, in Civil Action No. 22001570CA, New Vista Properties, Inc., v. Ricardo Lourenco Miranda-Filho et al.

est in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim

within sixty (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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

DATED: 01/26/2024

Clerk of the Circuit Court By: (SEAL) B. Lackey Deputy Clerk

1840 West 49 Street, Suite 503, Hialeah, FL 33012 24-00072TFebruary 2, 9, 2024

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO.: 23-CA-003099 LAKEVIEW LOAN SERVICING, LLC,

Plaintiff, v. JENNIFER CROWEL, et al., Defendants.

TO: Jennifer Crowel 163 Rotonda Circle Rotonda West FL 33947 Unknown Spouse of Jennifer Crowel 163 Rotonda Circle Rotonda West FL 33947

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

Lot 912, ROTONDA WEST OAKLAND HILLS, according to the Plat thereof, recorded in Plat Book 8, Pages 15A through 15K, of the Public Records of Charlotte County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith, Esquire, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service

on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the complaint.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Charlotte County, Florida, this 29th day of January, 2024.

Roger D. Eaton, as Clerk of the Circuit Court of Charlotte County, Florida By: (SEAL) B. Lackey DEPUTY CLERK

Anthony R. Smith, Esquire, the Plaintiff's attorney, Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789 February 2, 9, 2024 24-00088T

FIRST INSERTION

AMENDED NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY. FLORIDA CIVIL DIVISION

CASE NO.: 22001574CA IN RE: THE MATTER OF: NEW VISTA PROPERTIES, INC., a Florida Corporation Plaintiff, vs.

MILTON SANTOS, their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouse heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other person claiming by through, under or against any corporation or other legal entity names as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above names or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF MILTON SANTOS, Defendant(s).

NOTICE IS HEREBY GIVEN that I, the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on Monday, March 4, 2024, at 11:00 am, at www.charlotte.

realforeclose.com, in accordance with Chapter 45 Florida Statutes, the

following described property: Lot 3, Block 2048, Port Charlotte Subdivision Section 24, a subdivision according to the plat thereof, as recorded in Plat Book 5, Pages 16A-16E, inclusive, of the Public Records of Charlotte County, Florida.

The said sale will be made pursuant to the Final Judgment of Foreclo-sure of the Circuit Court of Charlotte County, Florida, in Civil Action No. 22001574CA, New Vista Properties, Inc., v. Milton Santos et al..

And 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 within sixty (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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

DATED: 01/26/2024 ROGER D. EATON, Clerk of the Circuit Court By: (SEAL) B. Lackey Deputy Clerk

Rafael J. Oropesa, Esq., 1840 West 49 Street, Suite 503, Hialeah, FL 33012

February 2, 9, 2024 24-00075T

FIRST INSERTION

IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NUMBER: 23-1354-CC

NOTICE OF ACTION

JOSEPH LEE DUTTON, an individual Plaintiff vs. UNKNOWN SPOUSE, HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LENIORS, CREDITORS, TRUSTEES, And ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF TARVIS SHIELDS $a/k/a \ TARVIS \ MCKELL \ SHIELDS$

UNKNOWN PARTY #1: AND STATE OF FLORIDA DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES

Respondent(s) TO: Shields Brothers Trucking, Inc. 10378 Yates Drive Olive Branch, MS 38654 Eric Shields 81 Curley Rd. Holly Springs, MS 38635

Senitra Dowsing a/k/a Senetris "NeNe" Dowsing 10378 Yates Drive Olive Branch, MS 38654 18th Chancery District Court 128 East Van Dorn Avenue (as agent for Estate of Tarvis Shields a/k/a Tarvis Mckell Shields, dec'd 07/05/2022) Attn: Probate P.O. Box 219

Holly Springs, MS 38635 Evelyn Jones Shields 1895 Roberts Chapel Rd. Slayden, MS 38642 Evelyn Jones Shields 1895 Roberts Chapel Rd. Lamar, MS 38642 Brian Shields 51 Pheasant Creek Byhalia, MS 38611

YOU ARE NOTIFIED that an action to First Amended Complaint for Declaratory Judgment in and to the following property presently located in Charlotte County, Florida:

1999 SIST enclosed Black Livestock Trailer having Ve-Identification Number: 1T9GH3222XS432809

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jeffrey R. Kuhns, Esq., the plaintiff's attorney, whose address is Kuhns Law Firm, PLLC, 425 Cross St., Ste. #312, Punta Gorda, Florida 33950, on or before Thursday, February 29, 2024 and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue. Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

Dated on: January 30, 2024.

Roger D. Eaton, Clerk of Court Charlotte County, Florida By: D. Gerace (SEAL) (Deputy Clerk)

Jeffrey R. Kuhns, Esq., the plaintiff's attorney, Kuhns Law Firm, PLLC. 425 Cross St., Ste. #312. Punta Gorda, Florida 33950 Feb. 2, 9, 16, 23, 2024 24-00094T

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 40, BLOCK 589, PUNTA GORDA ISLES, SECTION 20,

ing foreclosed herein.

ACCORDING TO THE PLAT THEREOF AS RECORDED IN

FIRST INSERTION PLAT BOOK OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 3-6-24 (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or

petition filed herein. 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of day of January, 2024

ROBERTSON, ANSCHUTZ,

6409 Congress Ave., Suite 100

NOTICE IS HEREBY GIVEN that I. the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on Monday, March 4, February 2, 9, 2024 24-00098T 2024, at 11:00 am, at www.charlotte.

accordance with Chapter 45 Florida Statutes, the following described property:

Charlotte County, Florida.

And any person claiming an inter-

ROGER D. EATON,

Rafael J. Oropesa, Esq.,

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO.: 2023-CA-4601

SIGMA INFINITY LLC, Plaintiff, v. BORIKEN INVESTMENTS, LLC; FIRST HORIZON HOME LOAN CORPORATION.

Defendants.

To BORIKEN INVESTMENTS, LLC: YOU ARE HEREBY NOTIFIED that

an action to Quiet Title to real property

described as:
PGI 016 0338 0001 PUNTA GORDA ISLES SEC16 BLK 338 LT 1 More commonly known as: 16224 Minorca Drive, Punta Gorda, FL 33955

has been filed by Plaintiff, SIGMA IN-FINITY LLC, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jackson-ville, FL 32224, (904)620-9545 on or before 3-5-2024 and file the original $\,$ with the Clerk of Court and Plaintiff's

attorney, otherwise a default and judgment will be entered against you for the relief demanded.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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,

Witness my hand and the seal of this court on this 29th day of January, 2024 Clerk of the Circuit Court By: (SEAL) B. Lackev Deputy Clerk

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 24-00089T Feb. 2, 9, 16, 23, 2024

SUBSEQUENT INSERTIONS

FOURTH INSERTION

THIRD INSERTION

or petition.

NOTICE OF ACTION (formal notice by publication in the Business Observer)
IN THE CIRCUIT COURT OF THE JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No.: 2022-CA-000173

GORR CONSTRUCTION, LLC. Plaintiff, vs. MARTHA JANE STEWART

MARY EDITH HENSON CHARLES DAVID BUNT MARK WAYNE BUNT **Defendants**

1. TAMARA JANE STEWART, 9223 South Saginaw Avenue, Chicago, IL 2. SUSAN FAYE STEWART SMITH,

34 South Williams Street, South Charleston, OH, 45368 YOU ARE NOTIFIED that AMENDED COMPLAINT TO QUI-ET TITLE has been filed in Charlotte County Court Case No. 2022-CA-000173. You are required to serve a copy of your written defenses, if any, on Plaintiff's attorney, whose name and address are: Mariel Lanza, Esq. 1453 West Busch Blvd Tampa, Florida 33612 on or before February 12, 2024, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as

NOTICE OF ACTION IN THE COUNTY COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL DIVISION

CASE NO: 23-CC-001122

CONSERVATION ASSOCIATION,

INC., a Florida not-for profit

HANDS, LLC, a Missouri Limited

YOU ARE NOTIFIED that an action

to foreclose a Claim of Lien on the fol-

lowing described property in Charlotte

Lot 108, Block 21, ROTONDA

SANDS NORTH, REPLAT- Unit

1, a subdivision according to

the map or plat thereof, as re-corded in Plat Book 11, Page(s)

4A through 4-Z-2, of the Public

Records of Charlotte County,

Which has the address of 31

has been filed against you, and you are

required to serve a copy of your written

defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney,

Mooring Pl Placida, FL 33946.

ROTONDA SANDS

Liability Company,

Placida, FL 33946

Placida, FL 33946

County, Florida:

31 Mooring Pl

TO: ARKADIY VAYNER

10307 Coral Landings Ln #12

Corporation,

Defendants.

required may result in a judgment or order for the relief demanded, without further notice.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

As Clerk of the Court (SEAL) By: D. Gerace As Deputy Clerk First publication on January 12, 2024. Mariel Lanza LANZA LEGAL, P.A. Attorney at Law Florida Bar No: 97992 1453 W. Busch Boulevard Tampa, FL 33612 Office: 813-252-7417 Fax: 813-933-8014 Mobile: 813-808-7180 E-mail: mariel@lanzalegalpa.com

at 12600 World Plaza Lane. Build.#63,

Fort Myers, FL 33907 (239-887-4276),

leland@associationlegalservices.com,

within thirty (30) days from the first date of publication, and file the original

with the Clerk of this Court either

before service on Plaintiff's attorney or

immediately thereafter; otherwise, a

default will be entered against you for

the relief demanded in the Complaint

If you are a person with a disabil-

ity who needs any accommodation in

order to participate in this proceed-

ing, you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Administrative Ser-

vices Manager, whose office is located

at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone

number is (941) 637-2110 or jembury@

ca.cjis20.org, at least 7 days before your

scheduled court appearance, or immediately upon receiving this notification

if the time before the scheduled appear-

ance is less than 7 days; if you are hear-

As Clerk of the Court

By: D. Gerace (SEAL)

As Deputy Clerk

24-00049T

ing or voice impaired, call 711.

DATED on January 12, 2024

Association Legal Services, LLC Plaintiff's attorney

Fort Myers, FL 33907

(239-887-4276)

12600 World Plaza Lane. Build.#63

 $lel and @\, association legal services. com$

Jan. 19, 26; Feb. 2, 9, 2024

Jan. 12, 19, 26; Feb. 2, 2024

SECOND INSERTION

CHARLOTTE COUNTY

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000056

IN RE: ESTATE OF LINDA K. BONDLOW, Deceased.

The administration of the estate of LINDA K. BONDLOW, deceased, whose date of death was November 17, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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

The date of first publication of this notice is: January 26, 2024. Signed on this 22ND day of JANU-

ARY, 2024. WILLIAM R. RADAMACHER Personal Representative

76 Cardinal Lane Hillsboro, Illinois 62049 Jamie B. Schwinghamer Attorney for Personal Representative Florida Bar No. 026984 Roetzel & Andress LPA 999 Vanderbilt Beach Road. Suite 401 Naples, Florida 34108 Telephone: (239) 649-6200 Email: jschwinghamer@ralaw.com Secondary Email:

serve.jschwinghamer@ralaw.com Jan. 26; Feb. 2, 2024

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY FLORIDA

PROBATE DIVISION File No. 24-0044CP IN RE: ESTATE OF Radames Martinez a/k/a Radames Martinez Perez, Deceased.

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

You are hereby notified that an order of Summary Administration has been entered in the estate of RADAMES MARTINEZ a/k/a RADAMES MARTINEZ PEREZ, deceased, File No. 24-0044CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was December 25, 2023; that the total value of the estate is \$500.00, and the names and addresses of those whom it has been assigned by such order are:

Name Address Sara E. Martinez 10138 Palms Boulevard, Los Angeles, CA 90034 Yamil J. Martinez Urb. Juan B. Huyke, St. Juan B. Huyke # 150, San Jan, PR 00918 Claudia C. Martinez 51/53 APT 11 Sumerset Street, Richmond Victoria 3121

Ahmed E. Martinez 705 Beall Avenue, Rockville, MD 20850 ALL INTERESTED PERSONS ARE

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

Lynn D. Brewster 24072 Canal Street Port Charlotte, FL 33980 Attorney for Person Giving Notice: Sarah M. Howell, Esq. Attorney for Petitioner Florida Bar No.: 084738

sarahmhowellesq@gmail.com

SECOND INSERTION

NOTIFIED THAT: All creditors of the decedent and

other persons having claims or demands against decedent's estate on whom provisions for full payment was made in the Order of Summary Administration must file their claim with this court WITHIN THE TIME PERIOD SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR

The date of first publication of this notice is January 26, 2024.

Person Giving Notice:

22226 Westchester Blvd Port Charlotte, FL 33952 Tel: 941-445-6017

Jan. 26; Feb. 2, 2024 24-00057T

Email:

PUBLISH YOUR LEGAL NOTICE

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

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

Call **941-906-9386**

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com





Email your Legal Notice

legal@businessobserverfl.com Deadline Wednesday at noon • Friday Publication

SARASOTA • MANATEE HILLSBOROUGH • PASCO PINELLAS • POLK • LEE COLLIER • CHARLOTTE



SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage – Punta Gorda located at 6221 Marlympia Way, Punta Gorda, FL 33950 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 2/14/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. Rebecca Martindell unit #A033; Paul Ryniec units #C168 & #C170; Thomas McLaughlin unit #D213. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Jan. 26; Feb. 2, 2024 24-00055T

SECOND INSERTION

AMENDED NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

Case No. 23003597CA Nations Direct Mortgage, LLC Plaintiff, vs.

The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Courtney Parry, Deceased; Et al Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Courtney Parry, Deceased Last Known Address: Unknown

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Charlotte County,

LOT 21, BLOCK 73, PORT CHARLOTTE SUBDIVISION SECTION FIVE, ACCORDING TO THE MAP OR PLAT THERE-OF, AS RECORDED IN PLAT BOOK 4, PAGE 1, OF THE PUB-LIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before February 29, 2024, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711

DATED on 1-23-2024.

Roger Eaton As Clerk of the Court By B. Lackey (SEAL) As Deputy Clerk

Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, 2001 NW 64th St. Suite 130. Ft. Lauderdale, FL 33309 File # 23-F01539 Jan. 26; Feb. 2, 2024 24-00067T

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION

CASE NO.: 08-2023-CA-003830 FINANCE OF AMERICA REVERSE LLC, Plaintiff. vs

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST BARBARA GURNEY, DECEASED, et al, Defendant(s).

To: THE UNKNOWN HEIRS, DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIM-ING BY, THROUGH, UNDER, OR AGAINST BARBARA GURNEY, DE-CEASED

Last Known Address: Unknown Current Address: Unknown

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Charlotte County, Florida: LOT 597, OAKLAND HILLS SECTION OF ROTONDA WEST, AS PER PLAT THERE-OF AS RECORDED IN PLAT BOOK 8, PAGES 15A THRU 15K, OF THE PUBLIC RE-CORDS OF CHARLOTTE

COUNTY, FLORIDA.

A/K/A 180 CADDY ROAD RO-TONDA WEST FL 33947

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

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, the provision of certain assistance. Please contact the Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this court on this 19th day of January, 2024.

Clerk of the Circuit Court By: B. Lackey (SEAL) Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623

24-00058T Jan. 26; Feb. 2, 2024

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL

CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 230003445CA

U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs.

MARK A. CAPPUCCIO AND LYNDA CAPPUCCIO, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 17, 2024, and entered in 230003445CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is the Plaintiff and MARK A. CAPPUCCIO; LYNDA CAPPUCCIO are the Defendant(s). ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, at 11:00 AM, on February 21, 2024, the following described property as set

forth in said Final Judgment, to wit: LOT 24, BLOCK 519, PORT CHARLOTTE SUBDIVISION, SECTION 7, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGES 11A THRU 11G, OF THE PUBLIC RECORDS CHARLOTTE COUNTY, FLORIDA.

Property Address: 3255 JAMES-TOWN ST 1, PORT CHAR-LOTTE, FL 33952

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.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired,

call 711. Dated this 24 day of January, 2024. ROGER D. EATON As Clerk of the Court By: (SEAL) B. Lackey As Deputy Clerk

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 21-147622 - MaM Jan. 26; Feb. 2, 2024 24-00070T SECOND INSERTION

CHARLOTTE COUNTY

NOTICE TO CREDITORS THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY STATE OF FLORIDA

PROBATE DIVISION File No.: 24-000026-CP IN RE ESTATE OF BETTY T. DeSHAZO Deceased.

The administration of the Estate of BETTY T. DeSHAZO, deceased, whose date of death was June 7, 2023, is pending in the Circuit Court for Charlotte County Florida, Probate Division, the address of which is 350 E Marion Ave, Punta Gorda, FL 33950, under File Number 24-000026-CP. The name and address of the personal representative and the personal representative's attorney are set forth below. The first publication of this Notice is on January 26, 2024.

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

All other creditors of the decedent and other persons having claims or demands against the decedent's estate, must file their claims with this Court WITHIN THREE (3) MONTHS AF-TER THE DATE OF THE FIRST PUB-LICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED. Dated: January 23, 2024. /s/ Summer L. Kobata

Raymond James Trust, **Estate Representative** by Summer L. Kobata, Trust Officer C/O/ Paul J. Bupivi, Attorney at Law 330 S. Pineapple Avenue, Suite 110 Sarasota, Florida 34236 Tel.: (941) 404-6360 Paul J. Bupivi /s/

Paul J. Bupivi (FL Bar #94635) Attorney for the Estate 330 S. Pineapple Avenue, Suite 110 Sarasota, Florida 34236 Tel.: (941) 404-6360 Email: paul@bupivilaw.com 24-00065T Jan. 26: Feb. 2, 2024

SECOND INSERTION

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

File No.: 23001146CP **Division: Probate** IN RE: ESTATE OF MARIAN N. NICHOLSON Deceased.

The administration of the estate of Marian N. Nicholson, deceased, whose date of death was July 25, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 Friday, January 26, 2024.

Personal Representative: Todd C. Nicholson 89 Long Meadow Lane North

Rotonda West, Florida 33947 Attorney for Personal Representative: Lori A. Wellbaum Attorney for Personal Representative Florida Bar Number: 071110 WELLBAUM LAW, PA 686 N. Indiana Avenue Englewood, FL 34223 Telephone: (941) 474-3241 Fax: (941) 475-2927 E-Mail: lori@wellbaumlaw.com Secondary E-Mail: karen@wellbaumlaw.com Jan. 26: Feb. 2, 2024 24-00066T SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-1411-CP **Division: Probate** IN RE: ESTATE OF

Deceased. The administration of the Estate of Charlotte G. Ventola, deceased, whose date of death was May 18, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion

Ave., Punta Gorda, Florida 33950. The

names and addresses of the personal

representative and the personal repre-

CHARLOTTE G. VENTOLA

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 26, 2024.

Personal Representative Nicholas J.J. Savarino 3634 Park Rd. Charlotte, NC 28209

Attorney for Personal Representative John B. Mizell Florida Bar No. 0562424 Mizell & Mays Law Firm, P.A. 331 Sullivan St. Punta Gorda, FL 33950 Telephone: (941) 575-9291 E-mail Addresses: jmizell@mizell-law.com, cdoolity@mizell-law.com 24-00059T Jan. 26; Feb. 2, 2024

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-62CP IN RE: ESTATE OF

SCOTT J. SCHMITZ

Deceased. The administration of the estate of SCOTT J. SCHMITZ, deceased, whose date of death was February 19, 2023, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, FL. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 26, 2024.

Personal Representative: IRYNA KYRYCHENKO c/o Leslie Lohn Esq 1460 S. McCall Rd, Unit 2E

Englewood, FL 34223 Attorney for Personal Representative: Leslie Lohn, Esq Attorney for Personal Representative Florida Bar Number: 0181579 1460 S. McCall Rd. Unit 2E Englewood, FL 34223 Telephone: (941) 475-9669 E-Mail: llohn@leslielohnlaw.com Secondary E-Mail: office@leslielohnlaw.com Jan. 26; Feb. 2, 2024 24-00061T

SECOND INSERTION

Notice of Master's Sale of Real Estate United States District Court Middle District of Florida

Fort Myers Division Case 2:23-cv-149-JES-NPM FTF Lending LLC,

Plaintiff vs. Blue International Group LLC, et al., Defendants

Notice is hereby given that, pursuant to that certain Judgment entered on September 12, 2023, and other orders entered in the above-styled cause, the undersigned Master, pursuant to 28 U.S.C. Section 2001, et seq., shall sell the following described real property

located in Charlotte County, Florida: LOT 14, BLOCK 2106, PORT CHARLOTTE SUBDIVISION, SECTION 25, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGES 18A THROUGH 18C, OF THE PUBLIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA. 839 Conreid Dr NE, Port Char-

lotte, FL 33952 Parcel ID 402227284001 at public sale, to the highest and best bidder, at 12:00 p.m. on February 21, 2024 on the steps of the United States Courthouse and Federal Building, 2110

First St, Fort Myers, FL 33901. For a complete copy of the legal description to the real property, please see that certain Warranty Deed dated October 15, 2021 and recorded on November 15, 2021 in the Office of the Clerk of Circuit Court, Charlotte County, Florida as Instrument 3022369 (Official Records Book 4876 at Page 832)

Total Judgment: \$433,658.85, plus per diem interest of \$192.50 from August 1, 2023 and thereafter, and all other amounts recoverable under the Note and the Mortgage.

If the Plaintiff is the successful bid-

der at sale, the Master shall credit the Plaintiff's bid amount, minus the costs of sale, against the Plaintiff's judgment amount. If the successful bidder at the sale is someone other than the Plaintiff, said bidder must immediately deposit with the Master, a deposit equal to 10.000% of the final bid in cashier's check or other certified funds. The successful bidder shall tender

the balance of the purchase price within 10 days after the date of sale without demand. If successful bidder fails this requirement, then, upon demand by the Plaintiff, the funds shall be forfeited to the Plaintiff, or, in the alternative, the Plaintiff may have the Property sold to the next highest bidder. IF THIS PROPERTY IS SOLD AT

PUBLIC AUCTION, THERE MAY BE

ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDG-MENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS.

IF YOU ARE THE PROPERTY OWNER, YOU MAY CLAIM THESE FUNDS YOURSELF. YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTA-TION AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANY-ONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH ARE ENTITLED. PLEASE CHECK WITH THE MASTER WITH-IN TEN (10) DAYS AFTER THE SALE TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLO-SURE SALE THAT THE MASTER HAS IN HIS POSSESSION, CUSTO-DY, OR CONTROL

This Notice shall be published in accordance with Chapter 45, Florida Statutes, with the cost of such publication billed to Plaintiff's attorney.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Master at least 7 days prior to the foreclosure sale to ensure that reasonable accommodations are available.

Plaintiff's attorney shall file a motion for confirmation of sale within 30 days after the date of sale.

Any person desiring to bid should contact the Master at (904) 210-7023 or mhealy@moecker.com prior to the foreclosure sale to arrange for their deposit of 10.000% of their anticipated maximum bid to be made.

For more information, contact Brittany J. Mills, Esquire, Lippes Mathias LLP, 10151 Deerwood Park Blvd, Bld 300. Ste 300. Jacksonville, FL 32256. (904) 660-0020, bmills@lippes.com, or Michael J. Palumbo, Esquire Gingo Palumbo Law Group LLC, 4700 Rockside Rd, Ste 440, Independence, OH 44131, (216) 503-9512, michael@ gplawllc.com.

By: Mark C. Healy, Master, (904) 210-7023, mhealy@moecker.com Jan. 26; Feb. 2, 9, 2024 24-00068T

Dated this 23rd day of January, 2024.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-1396-CP Division Probate IN RE: ESTATE OF MICHAEL R. BAER

Deceased. The administration of the estate of Michael R. Baer, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue. Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 26, 2024.

Personal Representative: Christopher Baer 9832 E. Dodge Street Mesa, Arizona 85207 Attorney for Personal Representative:

Nicole S. Peet Attorney Florida Bar Number: 1025612 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 237 Nokomis Avenue South Venice, FL 34285 Telephone: (941) 488-7751 Fax: (941) 497-7636 E-Mail: npeet@farr.com Secondary E-Mail: tweiss@farr.com and probate@farr.com Jan. 26; Feb. 2, 2024 24-00056T

SECOND INSERTION

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

File No. 24-CP-000040 IN RE: ESTATE OF EUGENE D. ARCAND A/K/A EUGENE ARCAND Deceased.

The administration of the estate of Eugene D. Arcand A/K/A Eugene Arcand, deceased, whose date of death was August 18, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attor-

ney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF 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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 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 26, 2024.

Personal Representative: Andrew Reinhardt

251 Williams Street New London, Connecticut 06320-5721 Attorney for Personal Representative: Jenny C. Hazel Florida Bar Number: 0163562 MCCRORY LAW FIRM 309 Tamiami Trail PUNTA GORDA, FL 33950 Telephone: (941) 205-1122 Fax: (941) 205-1133 E-Mail: jenny@mccrorylaw.com Secondary E-Mail: debbie@mccrorylaw.com

24-00069T

Jan. 26; Feb. 2, 2024