Public Notices

FEBRUARY 2 - FEBRUARY 8, 2024

PAGE 21 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com**

HILLSBOROUGH COUNTY LEGAL NOTICES

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of 813 CHINESE FOOD : Located at 2204 James L Redman Pkwy : Hillsborough County in the City of Plant City : Florida, 33563-7107 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida, Dated at Plant City Florida, this January day of 24, 2024 LUCKY CHEUNG INC

24-00252H February 2, 2024

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of TAMPA REALTY SERVICES : Located at 919 N Riverhills Dr : Hillsborough County in the City of Temple Terrace : Florida, 33617-4239 intends to register the said name with the Division of Corporations of the Florida Department of . State, Tallahassee, Florida. Dated at Temple Terrace Florida, this January day of 24, 2024 GARRET FRANK LLC

February 2, 2024 24-00253H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Kitch located at 446 Calico Scallop St, in the County of Hillsborough, in the City of Ruskin, Florida 33570 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida Dated at Ruskin, Florida, this 24th day of January, 2024.

BLOCK N GOLD LLC	
February 2, 2024	24-00254H

ary 2, 2024

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 Acute Home Inspection located at 4039 Gunn HWY in the City of Tampa, Hillsborough County, FL 33618 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 28th day of January, 2024.

3rd Gear LLC	
Marlow Miller	
February 2, 2024	24-00281H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Elite Funeral Escorts located at 1912 W. St. Louis St., in the County of HillNOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of liner collectables located at 2501 Rustic Oaks Dr, in the County of Hillsborough, in the City of Lutz, Florida 33559 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Lutz, Florida, this 25 day of January, 2024. Mary Judith Liner

February 2, 2024 24-00257H

FICTITIOUS NAME NOTICE Notice Is Hereby Given that Citrus

Specialty Group, Inc., 205 S. Moon Ave, Ste 102A, Brandon, FL 33511, desiring to engage in business under the fictitious name of HCA Florida Brandon Women's Health, with its principal place of business in the State of Florida in the County of Hillsborough, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. 24-00258H February 2, 2024

NOTICE UNDER FICTITIOUS NAME LAW ACCORDING TO FLORIDA STATUTE NUMBER 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in busi-ness under the Fictitious Name of J&L Neighborhood Handyman Services located at 11531 Belmack Blvd S in the City of Odessa, Hillsborough County, FL 33556 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. Jim Varno Lori Martin February 2, 2024 24-00274H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA

STATUTES NOTICE IS HEREBY GIVEN that Anwar Khoja / TAMPA OIL LLC will engage in business under the fictitious name CHANNEL SIDE BAR & GRILL, with a physical address 1239 E. KEN-NEDY BLVD. TAMPA, FL 33602, with a mailing address 1239 E. KENNEDY BLVD. TAMPA, FL 33602, and already registered the name mentioned above with the Florida Department of State, Division of Corporations 24-00275H February 2, 2024

NOTICE OF SALE BY HILLSBOROUGH COUNTY SHERIFF'S OFFICE, HILLSBOROUGH COUNTY BOCC, & HILLSBOROUGH COUNTY

AVIATION AUTHORITY To be sold at public auction, Saturday, February 10, 2024 at 9:00 a.m. on the premises of Tampa Machinery Auction, Inc. (Licensed AB135/AUG871), located on U.S. Highway 301 five miles north of I-4. Vehicles and equipment are available for inspection at the above location on Friday before the sale. Interested parties may obtain information and bid

MAGNOLIA PARK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Magnolia Park Community Development District (the "District") will be held on Tuesday, February 13, 2024, at 5:30 p.m. at HCC at the Regent – 6437 Watson Rd, Rm 103, Riverview, FL 33578. The purpose of the meeting is to conduct any and all business coming before the Board of Supervisors.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 742.

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

ing special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contact-ing the District Manager at (321) 263-0132, Ext. 742. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

February 2, 2024

24-00260H

ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 21st day of February, 2024 at 10:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 1819 James L Redman Pkwy, Plant City, FL, 33563. Johnson, Trea D. Nightstand, Flat Screen Tv, Clothes, Purses, Wire Baskets, Bar Stools, Totes; Gonzalez, Cecelia R. Totes, Microwave, Outdoor Chairs, Clothes,, Bed-ding, Sound Bar, Toaster, Shoes, Bluetooth Speakers, Speakers, Childs items; Presley, James (Jordan) Couch, Ottoman, Chair, Bean Bags, Coach Bags, Fan, Clothes, Lamp, Shoes, Household Items; Gould, Angela Painting Lights, Pressure Washer, Beds, Boxes, End Table, Clothes, Musical Instrument Case, Totes; Young, Me'Kesha Tvs, Bed, Boxes, Microwave, Bed Frame, Table, Lamp, Foot Spa; Lamar, Maurice W. Bedroom Set, Pressure Washer, Futon, Canopy Shade, Bags; Akers, Amber N. Electric Fireplace, RC Cars, Halloween Decor, Christmas Decor, Christmas Tree, Totes, Kiddy Pool, Punching Gear; Wright, Brandi N. Stroller, Kids Basketball Hoop, Lamp, Dresser, Clothes, Totes, Living Room Set, Toys, Kids Bed, Table, Bed Frame; Singletary, Kimberly D. TV, Furniture, Electronics, Sleigh Bed, Storage Boxes, Boxes, Lawnmower, Generator, Xmas Decorations, Cowboy Boots, Vacuum; Allen, Sherry L. Totes, Boxes, Picnic Cooler, Toys, Blankets, Suit Case, Tupperware Sale is subject to cancellation in the event of settlement between owner and obligated party. February 2, 9, 2024 24-00261H

NOTICE OF PUBLIC MEETING WYNNMERE EAST COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Wynnmere East Community Development District ("Board") will hold its regular Board Meeting on Thursday, February 15, 2024, at 7:00 p.m. at the Southshore Regional Library, 15816 Beth Shields Way, Ruskin, Flor-ida 33573. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC, located at 3501 Quadrangle Blvd., Suite 270, Orlando 32817, (407) 723-5900, during normal business hours, or from the District's website http://wynnmereeastcdd.com/.

Pursuant to provisions of the Americans with Disabilities Act, any person requir-ing special accommodations at the meetings should contact the District Office at (407) 723-5900 at least forty-eight hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Any person who decides to appeal any action taken at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. District Manager

February 2, 2024

HARBOR BAY COMMUITY DEVELOPMENT DISTRICT NOTICE OF REGULAR MEETING OF THE BOARD OF SUPERVISORS

Notice is hereby given that the Board of Supervisors ("Board") of the Harbor Bay Community Development District ("District") will hold a regular meeting of its Board on February 15, 2024, at 6:00 p.m. at the MiraBay Clubhouse Lagoon Room, located at 107 Manns Harbor Drive, Apollo Beach, Florida 33572. At such time the Board is so authorized and may consider any business that may properly come before it. A copy of the agenda for the meeting may be obtained from the District Manager, Governmental Management Services, 4530 Eagle Falls Place, Tampa, Florida 33619, Phone: (813) 344-4844.

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 Soflo Strength located at 6421 N. Florida Ave D-1872 in the City of Tampa, Hillsborough County, FL 33604 tends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida Dated this 27th day of January, 2024. Soflo Styles

Shane Jack February 2, 2024 24-00279H

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 Paradise Oblivion located at 2018 Elmwood Avenue in the City of Tampa, Hillsborough County, FL 33605 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida Dated this 28th day of January, 2024. Christopher Cline February 2, 2024 24-00280H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Creating Shade with Style, located at 11335 Village Brook Dr, in the City of Riverview, County of Hillsborough, State of FL, 33579, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 25 of January, 2024 CREATING SHADE TREATMENTS LLC WINDOW 11335 Village Brook Dr Riverview, FL 33579 February 2, 2024 24-00255H

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

NOTICE IS HEREBY GIVEN that Michael T Ryan will engage in business under the fictitious name RAIN BRIDGE RETREAT, with a physical address 10218 Rainbridge dr Riverview, Fl 33569, with a mailing address 10218 Rainbridge dr Riverview, Fl 33569, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

February 2, 2024 24-00284H

FIRST INSERTION

24-00259H

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on February 21st, 2024 at 12:00pm online at: www. storageauctions.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 1115 E. Hillsborough Tampa, FL 33604 Tel: 813-708-7438 Unit# A1219 MICHAEL EDWRD WHITAKER Household Goods, Furniture, Boxes Unit# A1303 DANIELLE SHEREE HUGEE-KELLOGG Household Goods, Furniture, Boxes A2105 BARBARA Unit# STREETER DICKENS Household Goods, Furniture, Boxes A2307 ESSIE Unit# LORRAINE KING Household Goods, Furniture, Boxes ARTHUR Unit# A3524 WIGGINS Household Goods, Furniture, Boxes

FIRST INSERTION

Business Ibserver

PAGES 21-40

NOTICE OF PUBLIC AUCTION: Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on February 21st 2024 at 11:00am online at: www storageauctions.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 1601 S. Kingsway Rd. Seffner, FL 33584 Tel: 813-736-1720

Unit 1102 HOWARD ERIC GREEN Boxes, Furniture, Totes Unit 1707 DORRIE LYNN CONEY Boxes, Household goods Furniture, Unit 2111 TASHA MAE WINBIGLER Furniture, Boxes,

Household goods, Appliances Unit 2206 HOWARD ERIC GREEN Furniture, Boxes, Household goods Unit 2418 SABIAN PHILLIP

GRAY Household goods, Furniture, Boxes

Unit 2419 KERI LYNN COLSTON Bags, Boxes, Clothing

Unit 3401 JILIAN THERESE NEJA Furniture, Boxes, Totes Unit 3506 MARY B MIELE Household goods, Boxes, Tools

ALAN Unit 3617 FRED FUERST Household goods, Boxes. Furniture Unit 3724 HERMAN TYROD

JOHNSON Household goods, Boxes, Sporting goods Unit 3808 KAITLYN MARIE

SMITH Household goods, Boxes, Furniture, Appliances Purchases must be paid at the facil-

ity with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. February 2, 9, 2024 24-00263H

FICTITIOUS NAME NOTICE

Notice is hereby given that JAYSON VELASQUEZ, OWNER, desiring to engage in business under the fictitious name of MASTERY SOLUTIONS located at 12112 BUFFINGTON LANE, RIVERVIEW, FLORIDA 33579 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. February 2, 2024 24-00300H

NOTICE OF PUBLIC SALE:

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order. "No Title Guaranteed, A Buyer Fee May Apply" February 29, 2024 Florida Diesel Repair, LLC, 1602 S. 50th St., Tampa, Fl. 2016 FRHT 3AKJGLDR0GSGP6029 \$11.694.50 March 4, 2024 Caliber Bodyworks of Florida LLC., 4811 W. Sligh Ave., Tampa, Fl 2013 VOLK WVWBN7AN4DE539274 \$1395.26 Caliber Bodyworks of Florida LLC., 7304 N Nebraska Ave., Tampa, Fl 2016 JEEP 1C4NJRBB2GD597614 \$3296.38 2015 FORD 3FADP4EJ6FM208093 \$647.65 Caliber Bodyworks of Florida LLC., 8021 Anderson, Rd, Tampa, Fl 2015 TOYT JTEZU5JRXF5093686 \$7856.45 Infinity Automotive Solutions LLC., 1507 W Brandon Blvd., Brandon, Fl 2014 JEEP 1C4NJRBB8ED892746 \$2570.31 24-00305H February 2, 2024

33607 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Tampa, Florida, this 25th day of January, 2024. THE MOOR GROUP CORPORATION

February 2, 2024 24-00256H

FICTITIOUS NAME NOTICE

Notice is hereby given that PROFES-SIONAL BEAUTY BRANDS INC., OWNER, desiring to engage in business under the fictitious name of SMART STYLE located at 11910 QUACK GRASS CT. RIVERVIEW. FLORIDA 33579 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. February 2, 2024 24-00276H

conditions by contacting Tampa Machinery Auction, Inc. at (813) 986-2485 or visiting (www.tmauction.com) The sale is open to the public, however you must be sixteen or older with proper I.D. to attend. All items are sold AS IS, with no warranty of any kind. The Sheriff's Office, Hillsborough County BOCC & Hillsborough County Aviation Authority reserves the right to reject any and all bids and to accept only bids that in its best judgment are in the best interest of the Hillsborough County Sheriff's Office, Hillsborough County BOCC, & Hillsborough County Aviation Authority.

Chad Chronister, Sheriff Hillsborough County Sheriff's Office Joseph W. Lopano, Executive Director Hillsborough County Aviation Authority Mike Merrill County Administrator 24-00277H February 2, 2024

FICTITIOUS NAME NOTICE

Notice is hereby given that NEXT PROPERTY LLC, OWNER, desiring to engage in business under the fictitious name of JILLY'S WORLD TRAVEL CO located at 6708 N BRANCH AVE, UNIT B, TAMPA, FLORIDA 33604 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. February 2, 2024 24-00283H

FICTITIOUS NAME NOTICE

Notice is hereby given that EVERY ROSE LLC, OWNER, desiring to engage in business under the fictitious name of EVERY ROSE PSYCHIATRY located at 16510 N FLORIDA AVE, SUITE 100, LUTZ, FLORIDA 33549 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. February 2, 2024 24-00282H

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

In accordance with Sections 119.071(3)(a) and 286.0113. Florida Statutes. a portion of the Regular Meeting may be closed to the public, as it relates to the District's security system. The closed session is scheduled to begin at 6:00 p.m. but may begin at any time during the Regular Meeting and is expected to last approximately thirty (30) minutes but may end earlier than expected or may extend longer. When the security system plan agenda item is discussed, the public will be asked to leave. The public will be notified that they may return upon completion of the discussion regarding the security system plan.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing by contacting the District Manager at (813) 344-4844. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is based. Harbor Bay CDD Jordan Lansford, District Manager 24-00278H February 2, 2024



or email legal@businessobserverfl.com

Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. February 2, 9, 2024 24-00262H





BUSINESS OBSERVER

HILLSBOROUGH COUNTY

FEBRUARY 2 - FEBRUARY 8, 2024

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 16900 State Rd 54, Lutz FL 33558 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 02/22/2024 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

Unit 1526 Alysha Luckey: Appliances, boxes, furniture Unit 2048 Andrea Wolfe: file cabinet, totes, collectibles, furniture Unit 3019 Angelica Venidis: Totes, dishes, kitchenware, 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 (813)553-3703. February 2, 9, 2024 24-00290H

STATE OF FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION NOTICE OF ISSUANCE OF CONDITIONAL SITE REHABILITATION COMPLETION ORDER (CSRCO)

The Florida Department of Environmental Protection (FDEP) gives notice of the issuance of Conditional Site Rehabilitation Completion Order (CSRCO) (Order) for the facility known as Scrap King at 5002 South Dover Street, Tampa, Hills-borough County, FL; Parcel no. U-03-30-19-1Q3-000112-00005.0; FDEP Site # ERIC_14033 (Site). The Order confirms that the FDEP has approved the rehabilitation of the Site and that the Site meets the requirements of Chapter 62-780, FAC, for closure.

The files associated with this Order are available for public inspection during normal business hours 8:00 a.m. to 5:00 p.m., Monday through Friday, except le-gal holidays at FDEP, 13051 North Telecom Parkway #101, Temple Terrace, Florida 33637-0926, attention: John Sego or online at http://depedms.dep.state.fl.us/ Oculus/servlet/login, Facility identification: ERIC_14033.

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) in accordance with Sections 120.569 and 120.57, FS. The petition must be received by the Agency Clerk, Depart-ment of Environmental Protection, 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, within 21 days of the publication of this notice.

The failure of any person to file a petition for an administrative hearing within the appropriate time period shall constitute a waiver of that person's right to request an administrative determination (hearing) under Sections 120.569 and 120.57, FS. February 2, 2024 24-00322H

NOTICE OF PUBLIC SALE: ASCENSION AUTO SERVICE gives notice that on 02/26/2024 at 10:00 AM the following vehicles(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

3C4NJDCB5LT185502 2020 JEEP 5YFBU4EE7DP201690 2013 TOYT

February 2, 2024 24-00307H

FIRST INSERTION

Notice of Copyright This notice is to inform all concerned that the diverse text DANIEL GLENN GARBER ™©, DANIEL GARBER ©, DANIEL G. GARBER ™©, Daniel Glenn Garber ™©, Daniel G. Garber ™©, Daniel Garber ™©, any and all de-rivatives, with or without punctuations, upper and lowercase and All CAPS thereof including auditory sounds of the trademarked text related to the name DANIEL GLENN GARBER ™© is copyright protected under the Berne Convention.

Copyright number 0085817-1 Please be advised that the use of this name without prior permission from the, author, owner, and beneficiary Daniel-Glenn:Garber, who having attained the age of majority and is no longer a minor on this 18th year after the date of birth - June 4th, 1992 (his 18th Birthday), is strictly prohibited. February 2, 2024 24-00321H

NOTICE UNDER FICTITIOUS NAME LAW

NOTICE IS HEREBY GIVEN that the below named owner, desiring to engage in business under the fictitious name of: Yeomans Group located at 6246 English Hollow Road in the City of Tampa, Florida, doing business in Hillsborough County, Florida intends to register the said fictitious name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida, pursuant to Chapter 865.09, Florida Statutes, Fictitious name registration. Dated this 2nd day of February, 2024. Owner's Name: CHRISTOPHER DANIEL YEOMANS LLC February 2, 2024 24-00326H

NOTICE OF PUBLIC SALE: ASCENSION AUTO SERVICE gives notice that on 02/29/2024 at 10:00 AM the following vehicles(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

2S3TC52C2X6104808 1999 SUZI

24-00308H February 2, 2024

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 Olivia located at 3601 W Swann Ave in the City of Tampa, Hillsborough County, FL 33609 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. Christopher Ponte February 2, 2024 24-00316H

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 DANIEL GLENN GARBER LLC located at 8931 Avenue Club Drive Apt 102 in the City of Temple Terrace, Hillsborough County, FL 33637 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. Daniel Garber February 2, 2024 24-00317H

NOTICE OF PUBLIC SALE Public Notice is hereby given that National Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges unpaid pursuant to Florida Statutes, Sec. 713.78 to the highest bidder at 2309 N 55th St. Tampa, FL 33619 on 02/16/2024 at 9:00 A.M.

FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of SCOTT MICHAEL AMAN, if deceased any unknown heirs or assigns, will, on February 14, 2024, at 10:00 a.m., at 6237 Coach House Circle, Lot #A097, Ruskin, Hillsborough County, Florida 33570; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1993 KOUN TRAVEL TRAILER. VIN: 110BA02R9PA033614, TITLE NO.: 0069253409, and all other personal property located therein; and 2018 PRWL TRAVEL TRAILER, VIN: 5SFPB2923JE369140, VIN: 0134979507, and all other personal property located therein;

and CLUB CAR GOLF CART

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 February 2, 9, 2024 24-00285H

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 Express Oil Change & Tire Engineers located at 15208 FISHHAWK PRE-SERVE DRIVE in the City of Lithia, Hillsborough County, FL 33547 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 29th day of January, 2024. 4XTires & Total Car Care, LLC Jeremy Persinger, Manager 24-00296H February 2, 2024

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 Express Oil Change & Tire Engineers located at 15208 FISHHAWK PRE-SERVE DRIVE in the City of Lithia, Hillsborough County, FL 33547 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 29th day of January, 2024. Moccasin & Total Car Care, LLC Jeremy Persinger, Manager February 2, 2024 24-00297H

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA

STATUTES NOTICE IS HEREBY GIVEN that Andrea Strickland will engage in business under the fictitious name DRE ANDERS, with a physical address 1920 FLORESTA VIEW DR TAMPA, FL 33618, with a mailing address 1920 FLORESTA VIEW DR TAMPA, FL 33618, and already registered the name mentioned above with the Florida Department of State, Division of Corporations

February 2, 2024 24-00304H

FICTITIOUS NAME NOTICE Notice is hereby given that NEXA MORTGAGE, LLC, OWNER, desiring to engage in business under the fictitious name of BIG FISH MORTGAGE TEAM located at 3100 W RAY RD, SUITE 201, OFFICE #209, CHAN-DLER, ARIZONA 85226 intends to register the said name in HILLSBOR-OUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the

NOTICE

AT&T Mobility, LLC is proposing to construct a 28-foot overall height small cell telecommunications structure near 317 S Jefferson Street, Tampa, Hillsborough County, Florida (N27° 56' 43.0"; W82° 27' 7.7"). AT&T Mobility, LLC invites comments from any interested party on the impact the proposed undertaking may have on any districts, sites, buildings, structures, or objects significant in American history, archaeology, engineering, or culture that are listed or determined eligible for listing in the National Register of Historic Places. Comments may be sent to Environmental Corporation of America, ATTN: Annamarie Howell, 1375 Union Hill Industrial Court, Suite A, Alpharetta, GA 30004 or via email to publicnotice@eca-usa.com. Ms. Howell can be reached at (770) 667-2040 x 108 during normal business hours. Comments must be received within 30 days of the date of this notice. 24-000041 MMT 24-00286H

February 2, 2024

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 9811 Progress Blvd. Riverview FL, 33578, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www. selfstorageauction.com on 2/22/24 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.

A008 - Rashawn Vereen A010 - Poiola Caraballo A022 - Darius Williams A046 - Alfred Brown A164 - Roberta Flynn A257 - April Tucker A283A - Theresa Reid B070 - Donell Missick B090 - Jim Johnson B119 - Alisha Laforest D137 - Nancy Melendez D193 - Kelvin Patterson D203 – Cavoni Herald D211 – Ryan Bishop D253 – Sabrina Flores

D174 - Brandon Brown

Clothing, Furniture, Tires Furniture, Electronics, Boxes Appliances, Furniture, Electronics Totes, Clothing, Tools Clothing, Boxes Appliances, Electronics, Furniture Clothing, Boxes Appliances, Clothing, Furniture Bags, Clothing, Furniture Boxes, Bags, Totes Appliances, Furniture. Electronics Boxes, Electronics, Furniture Clothing, Furniture, Appliances Electronics, Furniture, Tools Boxes, Clothing, Sports Equipment Clothing, Furniture, Instruments

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 (813)344-7390. February 2, 9, 2024 24-00287H

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd Plant City FL 33566, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www. selfstorageauction.com on 2/22/24 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.

John Oliver-Casillo Sr.	C-562	tools, furniture
Kuyal Nicholas	C-556	furniture, boxes, appliances
Werner, Matthew	C-550	tools, furniture, appliances
Damien Harrison	A-288	tools, furniture, appliances, electronics
Mitchell Murdock	A-348	furniture, electronics
Shelia James	A-313	furniture
Elluz Renteria	17-6	clothing, outdoors, electronics
John Ross	D-745	collectibles, furniture, boxes
Lorin Cruse	2-16	clothing
Davandlyn Doster	B-522	furniture, appliances, electronics
Tia Forte	C-549	clothing
Nancy Dunkerly	C-590	boxes, furniture, kitchenware
Thomas Eugene Howard 4-48		boxes, clothing, bags

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 (813)599-1430. February 2, 9, 2024 24-00288H

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9823 W. Hillsborough Ave, Tampa, FL 33615, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 02/22/2024 at 2:30 pm. Contents include personal property described below belonging to those individuals listed below.

Unit 012 Andrew Kush Furniture, TV, Tools Unit 212 Shawna Velez Unit 432 Chad Atkinson

Furniture, boxes Furniture, tools, auto parts

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 (813) 333-5348. February 2, 9, 2024 24-00289H

HERITAGE HARBOR COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS MEETING AND NOTICE OF AUDIT COMMITTEE MEETING

The Audit Review Committee for the Heritage Harbor Community Development District ("District") will hold an audit review committee meeting on Tuesday, February 13, 2024, at 5:30 p.m., and located at Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. At the meeting, the Audit Review Committee will review, discuss, and establish the minimum qualifications and evaluation criteria that the District will use to solicit audit services. The audit committee meeting will be held in conjunction with the regular meeting of the District's Board of Supervisors, which regular meeting will be held at the same date, time, and location as the audit review committee meeting. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agendas for the meetings may be obtained from the District Manager, at the office of Vesta District Services, located at 250 International Parkway Suite 208, Lake Mary, FL 32746. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors will participate by telephone. At the above location will be present a speaker telephone so that any Board Supervisor or Staff Member can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication. Any person requiring special accommodation to participate in these meetings is asked to advise the District Office at (321) 263-0132 X-738, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office. A person who decides to appeal any action taken at the meetings is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA PROBATE DIVISION FILE NUMBER: 24-CP-000071 DIVISION B IN RE: ESTATE OF LOUIS J. FILIPPETTI DECEASED

The administration of the estate of Louis J. Filippetti, deceased, whose date of death was December 20, 2023, and whose Social Security Number is XXX-XX-9375, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 1110, Tampa, Florida 33601. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE 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. The date of the first publication of

this Notice is February 2, 2024. Personal Representative

Brian Filippetti

6465 Sagebrush Court Westerville, OH 43081 Attorney for Personal Representative Donald B. Linsky, Esquire Donald B. Linsky & Associates, P.A. 1509 B Sun City Center Plaza Sun City Center, FL 33573 (813) 634-5566 Florida Bar Number 265853 donald@linskylaw.com February 2, 9, 2024 24-00264H

FIRST INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 23-CA-015588 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. KATHERINE BURSTON, et al, **Defendant(s).** To: KATHERINE BURSTON Last Known Address: 2027 S SERPENTINE CIR SAINT PETERSBURG, FL 33712 6050 Current Address: Unknown YOU ARE NOTIFIED that an action

to foreclose a mortgage on the follow-ing property in Hillsborough County, LOT 20, BLOCK 1, FRANCIS, A SUBDIVISION ACCORDING TO

THE PLAT THEREOF RECORD-ED IN PLAT BOOK 4, PAGE 45. OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY FLORIDA.

A/K/A 3506 N 9TH ST TAMPA FL 33605

has been filed against you and you are required to file written defenses by 02/28/2024, 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. This notice shall be published once a week for two consecutive weeks in the Business Observer.

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Plant City Feed located at 3012 James L Redman Pkwy, in the County of Hillsborough, in the City of Plant City, Florida 33566 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Plant City, Florida, this 31st day of January, 2024. DW-JD-CR LLC

February 2, 2024

3N1AB6AP7BL649252 2011 NISSAN SENTRA

Terms of the sale are CASH. NO RE-FUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any and/or all bids.

Terms of the sale are CASH. NO RE-FUNDS! Vehicle(s) are sold "AS IS". National Auto Service Centers, Inc. reserves the right to accept or reject any and/or all bids.

NATIONAL AUTO	SERVICE CEN-
TER	
February 2, 2024	24-00318H

Email your Legal Notice av at noon • Fridav Publication al@busin lline We

24-00329H

Florida Statutes.	
February 2, 2024	24-00301H

FICTITIOUS NAME NOTICE

Notice is hereby given that CAOS-TAL FOUNDATION SOLUTIONS. LLC, OWNER, desiring to engage in business under the fictitious name of COASTAL FOUNDATION SOLUTIONS OF TAMPA located at 601 SOUTH HARBOUR ISLAND BLVD., MAILBOX #103, TAMPA, FLORIDA 33922 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 24-00302H February 2, 2024

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

NOTICE IS HEREBY GIVEN that Adria Rebbecchi / YALDI GOLF LLC will engage in business under the fictitious name GRIPONCHO, with a physical address 1511 E KNOLLWOOD ST TAMPA, FL 33610, with a mailing address P.O. BOX 8745 TAMPA, FL 33674, and already registered the name mentioned above with the Florida Department of State, Division of Corporations

February 2, 2024 24-00303H

Tish Dobson

District Manager February 2, 2024

24-00291H

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 PERIMETER SOLUTIONS GROUP (PSG) located at 6500 E. BROADWAY AVE in the City of Tampa, Hillsborough County, FL 33619 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. DIVERSICON WFF, LLC 24-00306H February 2, 2024

**See the Americans with Disabilities Act

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 the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

WITNESS my hand and the seal of this court on this day of JAN 23 2024.

Clerk of the Circuit Court (SEAL) By: /s/ Marquita Jones Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623 tna - 23-010585 24-00299HFebruary 2, 9, 2024

HILLSBOROUGH COUNTY



FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000186 IN RE: ESTATE OF MICHAEL NICHOLAS PSOINOS,

Deceased. The administration of the estate of MICHAEL NICHOLAS PSOINOS, deceased, whose date of death was November 11, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 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: February 2, 2024.

JANET PSOINOS Personal Representative

4705 N. Dawnmeadow Court

Plant City, FL 33566 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com February 2, 9, 2024 24-00292H

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA, PROBATE DIVISION CASE NO.: 23-CP-003574 DIVISION: B IN RE: THE ESTATE OF: ANGELINA SALGADO FRANK A/K/A ANGELINA S. FRANK

Deceased. The administration of the Estate of AN-GELINA SALGADO FRANK A/K/A ANGELINA S. FRANK, deceased, whose date of death was August 5, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is the Edgecombe Courthouse, Attn: Probate Department, P.O. Box 989, Tampa, Florida 33601. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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 TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBORUGH COUNTY, FLORIDA PROBATE DIVISION FILE NO: 23-CP-003942 IN RE: ESTATE OF CHARLS HOWARD EVANS.

FIRST INSERTION

Deceased. The administration of the estate of CHARLES HOWARD EVANS, deceased, whose date of death was 10/5/2023 is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which

Clerk of Court

Probate Division 800 E. Twiggs Street

Tampa, FL 33602

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

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, ON OR BEFORE THE LAT-ER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE 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 THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS, NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREV-ER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS (2) OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of the first publication of this notice is February 2, 2024.

Signed on this 10 day of November, 2023.

/s/ MELISSA TIFFANY NORDHOLM Personal Representative Date 11/10/23 33360 Azalea Ridge Drive Wesley Chapel, FL 33545 /s/ ANGELA M. TORMEY, ESQUIRE Date 11/14/23 ACEMaven Legal, P.A. Florida Bar No.: 1010466 1070 Bloomingdale Avenue Valrico, Florida 33596 Telephone (813) 445-8178 E-Mail: angela@acemavenlegal.com Secondary E-Mail: assistant@acemavenlegal.com February 2, 9, 2024 24-00265H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000236 IN RE: ESTATE OF

ALEJANDRO LUIS AZAN Deceased. The administration of the Estate of Alejandro Luis Azan, deceased, whose date of death was December 17, 2023 is pending in the Circuit Court for Hillsborough County, Florida Probate Divi-

pending in the Circuit Court for Hillsborough County, Florida Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000039 Division B IN RE: ESTATE OF LEONARD A. BURNS Deceased. The administration of the estate of

Leonard A. Burns, deceased, whose date of death was July 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 3249, Tampa, FL 33601-3249. The names and addresses of the personal representatives and the personal representatives' 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 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 Representatives:

/s/ Georgia Harlow 9021 Greylock St. Alexandria, Virginia 22308

/s/ Warren Harlow 9021 Greylock St.

Alexandria, Virginia 22308 Attorney for Personal Representatives: /s/ Robert W. Bible, Jr., Attorney Independent of Counsel Florida Bar Number: 561398 Pippen Law Group, PLLC 1920 East Bay Dr. Largo, FL 33771 Telephone: (727) 586-3306 Fax: (727) 585-4209 E-Mail: Robert@attypip.com Secondary E-Mail: Suzie@attypip.com February 2, 9, 2024 24-00268H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000101 Division U IN RE: ESTATE OF DENISE IVETTE BURT a/k/a DENISE I. BURT a/k/a DENISE BURT, Deceased.

The administration of the estate of DE-NISE IVETTE BURT a/k/a DENISE I. BURT a/k/a DENISE BURT, deceased, whose date of death was September 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33610-1110. The name and address of the personal representative and the personal representatives attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA PROBATE DIVISION FILE NUMBER: 23-CP-002329 DIVISION A IN RE: ESTATE OF NORMAN C. FRANCIS DECEASED

The administration of the estate of Norman C. Francis, deceased, whose date of death was July 13, 2022, and whose Social Security Number is XXX-XX-3844, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 1110, Tampa, Florida 33601. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

The date of the first publication of this Notice is February 2, 2024. Personal Representative Marcia Lou Francis 2436 E. Del Webb Boulevard Sun City Center, FL 33573 Attorney for Personal Representative

Donald B. Linsky, Esquire Donald B. Linsky & Associates, P.A. 1509 B Sun City Center Plaza Sun City Center, FL 33573 (813) 634-5566 Florida Bar Number 265853 donald@linskylaw.com February 2, 9, 2024 24-00319H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY FLORIDA PROBATE DIVISION FILE NUMBER: 23-CP-004235 DIVISION A IN RE: ESTATE OF RONALD COOPRIDER DECEASED

The administration of the estate of Ronal Cooprider, deceased, whose date of death was November 22, 2023, and whose Social Security Number is XXX-XX-5389, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Post Office Box 1110, Tampa, Florida 33601. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000257 IN RE: ESTATE OF SAMUEL BARAK BULMASH, A/K/A SAMUEL B. BULMASH, Deceased.

The administration of the estate of SAMUEL BARAK BULMASH a/k/a SAMUEL B. BULMASH, deceased, whose date of death was December 8, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Room 204, Tampa, FL 33602. The names and addresses of the personal representatives attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE LATER 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: TAMAR BULMASH COHEN 1519 Spring Overlook Lane

Hillsborough, North Carolina 27278 Attorney for Personal Representative: SANDRA F. DIAMOND, Attorney Florida Bar Number: 275093 THE DIAMOND LAW FIRM, P.A. 150 2ND AVE N STE 570

ST. PETERSBURG, FL 33701 Telephone: (727) 823-1400 Fax: (727) 999-5111 E-Mail: sandra@diamondlawflorida.com

Secondary E-Mail: kelley@diamondlawflorida.com February 2, 9, 2024 24-00327H

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA. CASE No. 22-CA-008088 BANK OF AMERICA, N.A., PLAINTIFF, VS. MICHELLE MOORE, ET AL.

DEFENDANT(S). NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated July 5, 2023 in the above action, the Hillsborough County Clerk of Court will sell to the highest bidder for cash at Hillsborough, Florida, on March 5, 2024, at 10:00 AM, at www.hillsborough.realforeclose.com for the following described property:

LOTS 29 AND 300, BLOCK 45, TERRACE PARK SUBDIVI-SION UNIT NO. 2, ACCORD-ING TO THE PLAT THERE-OF, AS RECORDED IN PLAT BOOK 14, PAGE 4, OF THE PUBLIC RECORDS OF HILL-SBOROUGH COUNTY, FLOR-

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Maids of Tampa located at 27 Crowley Ct, in the County of Hillsborough, in the City of Beverly Hills, Florida 34465 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Beverly Hills, Florida, this 31st day of January, 2024. CBEG ENTERPRISE LLC

February 2, 2024 24-00330H

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 29-2024-CP-000042-A001-HC Division A IN RE: ESTATE OF LAWRENCE WILLIAM BROWN Deceased.

The administration of the estate of Lawrence William Brown, deceased, whose date of death was September 19, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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: Sheryl K. Brown 3303 Black Gum Court Tampa, Florida 33618 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com February 2, 9, 2024 24-00266H



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

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

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

PIER FRANK **Personal Representative** 4133 Brentwood Park Circle Tampa, Florida 33624 KNOWLTON LAW FIRM, P.L. Horace A. Knowlton IV, Esq. HORACE A. KNOWLTON IV, Esquire Attorney for Personal Rep. Florida Bar No.: 817945 14502 North Dale Mabry Highway Suite 200 Tampa, Florida 33618 813-253-3013 Knowltonlawfirmpl@gmail.com February 2, 9, 2024 24-00267H 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: Teresa C. Azan

8300 Sawyer Brown Road Nashville, TN 37321 Attorney for Personal Representative: John M. Sakellarides Florida Bar No. 935107 Herdman & Sakellarides, P.A. 29605 U.S. Hwy 19 North, Suite 110 Clearwater, FL 33761 Telephone: (727) 785-1228 E-mail: john@herdsaklaw.com February 2, 9, 2024 24-00312H ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

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

SYLVESTER BURT Personal Representative 405 West Ball Street, Apt. 9 Plant City, FL 33563

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 February 2, 9, 2024 24-00309H NOTICE OF 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

Personal Representative Terry Cooprider 911 Moonlight Lane Brooksville, FL 34601 Attorney for Personal Representative Donald B. Linsky, Esquire Donald B. Linsky & Associates, P.A. 1509 B Sun City Center Plaza Sun City Center, FL 33573 (813) 634-5566 Florida Bar Number 265853 donald@linskylaw.com February 2, 9, 2024 24-00320H IDA

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 ADA Coordinator Hillsborough County, ADA Coordinator at 813-272-7040 or at ADA@fljud13.org, 800 E. Twiggs Street, Tampa, FL 33602at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Tromberg, Morris & Poulin, PLLC Attorney for Plaintiff 1515 South Federal Highway, Suite 100 Boca Raton, FL 33486 Telephone #: 561-338-4101 Fax #: 561-338-4077 Email: eservice@tmppllc.comBy: Kyle Melanson, Esq. FBN 1017909 Our Case #: 22-001325/22-CA-008088/BOAFebruary 2, 9, 2024 24-00323H

- Service includes us e-filing your affidavit to the Clerk's office on your behalf
- Simply email your notice to legal@ businessobserverfl.com





BUSINESS OBSERVER

HILLSBOROUGH COUNTY

FIRST INSERTION

FLORIDA

FIRST INSERTION

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 23-CA-017044 DIVISION: I WELLS FARGO BANK, N.A. Plaintiff, v. CARLOS LUIS MACEIRA SANCHEZ A/K/A CARLOS

SANCHEZ, ET AL. **Defendants.** TO: MIRLENE BRILHANTE ALVES

MAYORQUIN A/K/A MIRLENE BRILHANTE ALVES Current residence is unknown but whose last known address was: 503 W 128TH AVE, TAMPA, FL 33612-4133

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida, to-wit:

A PARCEL OF LAND LYING IN THE SW1/4 OF THE NW1/4 OF SECTION 12, TOWNSHIP 28 SOUTH, RANGE 18 EAST, HILLSBOROUGH COUNTY, FLORIDA.

COMMENCE AT THE SW CORNER OF TRACT 4 OF A SUBDIVISION OF THE SW 1/4 OF THE NW 1/4 OF SAID SECTION 12, AS RECORD-ED IN DEED BOOK 1503, PAGE 149 OF THE PUBLIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA; THENCE N 00°02`15" W, ALONG THE EASTERLY RIGHT OF WAY BOUNDARY OF MARJORY STREET A DIS-TANCE OF 159.40 FEET TO A POINT ON THE NORTHERLY BOUNDARY OF SAID TRACT 4; THENCE S 89°57`57" E ALONG SAID NORTHERLY BOUNDARY A DISTANCE OF 396.44 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE S 89°57`57" E, A DISTANCE OF 107.46 FEET; THENCE S 00°00`15" E A DIS-TANCE OF 134.85 FEET TO A POINT ON THE NORTHERLY

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 23-CA-015601 DIVISION: E MIDFIRST BANK

Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS **OF VICTOR RICHARD FRUCCI:** LILA MAE FRUCCI; FAITH MARY

PERRY A/K/A FAITH MARY FRUCCI, DECEASED, ET AL. Defendants.

TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF LILA MAE FRUCCI, DECEASED Current Residence Unknown, but whose last known address was: 11029 AIRVIEW DR, TAMPA, FL 33625-4964 AND

THE UNKNOWN HEIRS, GRANT-EES, DEVISEES, LIENORS, TRUST-EES. AND CREDITORS OF VICTOR RICHARD FRUCCI, DECEASED Current Residence Unknown, but whose last known address was: 10105 LAKE DISTRICT LN, ORLAN-DO, FL 32832

AND THE UNKNOWN HEIRS, GRANT-EES. DEVISEES, LIENORS, TRUST-EES, AND CREDITORS OF FAITH MARY PERRY A/K/A FAITH MARY FRUCCI, DECEASED

Current Residence Unknown, but whose last known address was: 11029 AIRVIEW DR. TAMPA.

RIGHT OF WAY BOUNDARY OF 128TH AVENUE, THENCE N 89°54`55" W ALONG SAID RIGHT OF WAY BOUNDARY A DISTANCE OF 107.45 FEET; THENCE N 00°00 31" W, A DISTANCE OF 134.75 FEET TO THE POINT OF BEGINNING.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on EXL LEGAL, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before 02/28/2024 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at Hillsborough County George Edgecomb Courthouse, 800 Twiggs Street, Tampa, FL 33602, either before service on Plaintiff's attorney or immediately thereafter: otherwise, a default will be entered against you for the relief demanded in the complaint petition.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street , Tampa, FL 33602 Phone: 813-272-7040 , Hear-ing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770 ; or e-mail: ADA@fljud13.org

WITNESS my hand and seal of the Court on this day of JAN 23 2024. Cindy Stuart

Clerk of the Circuit Court (SEAL) By: /s/ Marquita Jones Deputy Clerk

EXL LEGAL, PLLC	
Plaintiff's attorney	
12425 28th Street North	, Suite 200
St. Petersburg, FL 33716	5
1000009587	
February 2, 9, 2024	24-00273H

February 2, 9, 2024

FIRST INSERTION

AIRVIEW DRIVE AND RUN SOUTH 43 DEGREES 13 MIN-UTES 40 SECONDS WEST, 7.0 FEET; THENCE NORTH 46 DEGREES 46 MINUTES 20 SECONDS WEST, 107.39 FEET; THENCE NORTH 89 DEGREES 47 MINUTES 42 SECONDS EAST, 10.18 FEET; THENCE SOUTH 46 DE-GREES 46 MINUTES 20 SEC-ONDS EAST, 100.0 FEET TO THE POINT OF BEGINNING.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before 02/28/2024 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at Hillsborough County George Edgecomb Courthouse, 800 Twiggs Street, Tampa, FL 33602, either before service on Plaintiff's attorney or immediately thereafter: otherwise, a default will be entered against you for the relief demanded in

the complaint petition. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by ntacting: Administrative Office o the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street , Tampa, FL 33602 Phone: 813-272-7040 . Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770 ; or e-mail: ADA@fljud13.org WITNESS my hand and seal of the Court on this day of JAN 23 2024. Cindy Stuart Clerk of the Circuit Court (SEAL) By: /s/ Marquita Jones Deputy Clerk eXL Legal, PLLC Plaintiff's attorney 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 111170101 February 2, 9, 2024 24-00272H

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

CIVIL DIVISION Case No. 29-2023-CA-015944 Division D

GTE FEDERAL CREDIT UNION Plaintiff, vs. PAUL E. BEDAT, SUZANNE BEDAT, KATHRYN COLLEEN BEDAT, et al. Defendants. TO: PAUL E. BEDAT LAST KNOWN ADDRESS 407 CRANBERRY LANE BRANDON, FL 33510 407 BEVERLY BLVD BRANDON, FL 33511 5507 SUZANNE BEDAT LAST KNOWN ADDRESS 407 CRANBERRY LN BRANDON, FL 33510 407 BEVERLY BLVD BRANDON, FL 33511 5507

You are notified that an action to foreclose a mortgage on the follow-ing property in Hillsborough County,

LOT 1, BLOCK 7, EVERINA HOMES FIFTH ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 38, PAGE 7, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH

COUNTY, FLORIDA. commonly known as 407 CRANBERRY LANE, BRANDON, FL 33510 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before January 23, 2024, (or 30 days from the first date of publication, whichever is later) and file the original with the

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 22-CA-007940 DIVISION: A Bank of America, N.A

Plaintiff, -vs.-Matthew J. Zielinski a/k/a Matthew

Zielinski; Lindsay J. Zielinski a/k/a Lindsav Zielinski; Unknown Spouse of Matthew J. Zielinski a/k/a Matthew Zielinski; Unknown Spouse of Lindsay J. Zielinski a/k/a Lindsay Zielinski; Hillsborough County, Florida; Brentwood Hills Homeowners' Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 22-CA-007940 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Bank of America, N.A, Plaintiff and Matthew J. Zielinski a/k/a Matthew Zielinski are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at http:// www.hillsborough.realforeclose.com beginning at 10:00 a.m. on February 26, 2024, the following described property as set forth in said Final Judgment, to-wit:

LOT 14, BLOCK 4, BRENT-WOOD HILLS, TRACT D E , ACCORDING TO 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. AMERICANS WITH DISABILITY 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, vou are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court ap-pearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org.

Dated: December 19, 2023. CLERK OF THE COURT Honorable Cindy Stuart 800 Twiggs Street, Room 530 Tampa, Florida 33602 (COURT SEAL) By: /s/ Mustafa Divan Deputy Clerk

Jennifer M. Scott Kass Shuler, P.A. plaintiff's attorney P.O. Box 800 Tampa, Florida 33601 (813) 229-0900 F181350/2323152/and

February 2, 9, 2024 24-00328H MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 81, PAGE 68, OF THE PUBLIC RECORDS OF HILLSBOR-

OUGH COUNTY, FLORIDA. ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS

UNCLAIMED. *Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: $FLeService@logs.com^*$

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

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770." LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 22-327320 FC01 CGG

24-00331H

24-00271H

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

CIVIL DIVISION CASE NO .: 292023CA013582A001HC

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MERRILL LYNCH FIRST FRANKLIN MORTGAGE LOAN TRUST, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, **SERIES 2007-3** PLAINTIFF, VS. CHARLOTTE A. PALMER A/K/A CHARLOTTE A S PALMER A/K/A CHARLOTTE PALMER, CHASE E. PALMER A/K/A CHASE PALMER, UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL REVENUE SERVICE AND

UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, DEFENDANTS.

TO: CHARLOTTE A. PALMER A/K/A CHARLOTTE A S PALMER A/K/A CHARLOTTE PALMER Last Known Address: 3911 W LEILA AVE, TAMPA, FL 33616 Current Residence: UNKNOWN TO: CHARLOTTE A. PALMER A/K/A CHARLOTTE A S PALMER A/K/A CHARLOTTE PALMER Last Known Address: 49 HARBOR OAKS CIR, SAFETY HARBOR, FL 34695 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 11, BLOCK 10, GANDY MANOR ADDITION, AC-CORDING TO THE MAP OR PLAT THEREOF RECORDED

IN PLAT BOOK 31, PAGE 64 OF

Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability who needs 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 Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiv-ing this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice im-paired, call 711.The Court's ADA Coordinator web page below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. https://www.fljud13.org/ BusinessOperations/CourtFacilities/ ADAAccommodations.aspx

THE PUBLIC RECORDS OF

HILLSBOROUGH COUNTY,

has been filed against you and you are

required to serve a copy of your writ-

ten defenses, if any, to it, on MILLER,

GEORGE & SUGGS, PLLC, Attor-ney for Plaintiff, whose address is 210 N. University Drive, Suite 900,

Coral Springs, FL 33071, on or before

03/04/2024, within or before a date at

least thirty (30) days after the first pub-

lication of this Notice in The Business

Observer, 1970 Main Street, 3rd Floor,

Phone: (813) 272-7040 or ada@ fljud13.org WITNESS my hand and the seal of

this Court this day of JAN 26 2024. CINDY STUART

As Clerk of Court (SEAL) By: /s/ Marquita Jones

As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC

Attorney for Plaintiff 210 N. University Drive, Suite 900 Coral Springs, FL 33071 23FL935-0270 February 2, 9, 2024 24-00324H

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 19-CA-009846 DIVISION: K

Carrington Mortgage Services, LLC Plaintiff, -vs.-

Sandy Johnson Miller, Surviving Spouse of Clifford Lamar Miller, Deceased; Unknown Spouse of Sandy Johnson Miller; Magnolia Green Homeowners' Association, Inc.; Unknown Parties in Posse #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 19-CA-009846 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Carrington Mortgage Services, LLC, Plaintiff and Sandy Johnson Miller, Surviving Spouse of Clifford Lamar Miller, Deceased are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at http:// www.hillsborough.realforeclose.com beginning at 10:00 a.m. on March 15, 2024, the following described property as set forth in said Final Judgment, toLOT NO. 1, BLOCK NO. A., MAGNOLIA GREEN - PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 109, PAGES 17 THROUGH 24, OF THE PUB-LIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com

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

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770." LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 19-320680 FC01 CGG 24-00332H February 2, 9, 2024

33625 - 4964

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida, to-wit:

LOT 25, BLOCK 9, HENDER-SON ROAD SUBDIVISION UNIT NUMBER 5, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 49, PAGE 49, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA, LESS BEGIN AT THE EASTERLY MOST CORNER OF LOT 25, BLOCK 9, AND THE NORTH-ERLY RIGHT OF WAY OF

OFFICIAL COURTHOUSE WEBSITES

manateeclerk.com	hillsclerk.com
sarasotaclerk.com	pasco clerk.com
charlotteclerk.com	pinellasclerk.org
leeclerk.org	polkcountyclerk.net
collierclerk.com	my orange clerk.com

FIRST INSERTION

Februar

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION CASE NO. 18-CA-010592 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. JEAN K. DESSOURCES A/K/A JEAN DESSOURCES, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 10, 2024 in Civil Case No. 18-CA-010592 of the Circuit Court of the THIRTEENTH JUDI-CIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein NA-TIONSTAR MORTGAGE LLC D/B/A MR. COOPER is Plaintiff and Jean K. Dessources a/k/a Jean Dessources, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of March, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: LOT 40 IN BLOCK 1 OF

HEATHER LAKES UNIT XIV

B, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 63. PAGE 1. OF HILLSBOROUGH COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. 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 14-09589FL

February 2, 9, 2024

FIRST INSERTION

NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY,

FLORIDA PROBATE DIVISION File No. 22-CP-004516

Division A IN RE: ESTATE OF EDUARDO REZONEO GODFREY,

Deceased. SABRINA M. TEEL, Guardian of M.L.G. (DOB 2016),

Petitioner, vs. ESTATE OF EDUARDO **REZONEO GODFREY, JERICA** ANDREA POPE, as natural mother of J.G. (DOB 2007); and Denisha Flynn, as natural mother of M.G. (DOB 2013),

Respondents.

TO: J.G., a minor c/o Jerica Andrea Pope, mother and natural guardian, YOU ARE HEREBY NOTIFIED

that a Petition to Convert Estate to Summary Administration and a Peti-tion for Summary Administration and an Amended Petition to Determine Beneficiaries, and a Motion to Approve

Service of Process by Publication have been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are:

Charles W. Callahan, III, 101 E. Kennedy Boulevard, Suite 3700, Tampa, FL 33602

on or before 02/26/24, and to file the original of the written defenses with the clerk of this court either before ser-vice or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

This Notice of Action shall be published once a week for four (4) consecutive weeks in the Business Observer, Hillsborough County, Florida. Signed on this 24 day of JANUARY, 2024.

As Clerk of the Court (SEAL) By: /s/ RYAN MARSH As Deputy Clerk Charles W. Callahan, III 101 E. Kennedy Boulevard, Suite 3700 Tampa, FL 33602 Feb. 2, 9, 16, 23, 2024 24-00325H FIRST INSERTION

U-20-32-19-

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION Case No. 23-CA-000027 Division H

RESIDENTIAL FORECLOSURE Section II U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS

INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST Plaintiff. vs. **RE710 LLC, JOSEPH P. MORAN,** CYNTHIA L. MORAN, THE ESTATES AT RIVER CROSSING HOMEOWNERS ASSOCIATION, INC., AND UNKNOWN

TENANTS/OWNERS. Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on December 7, 2023, in the Circuit Court of Hillsborough County, Florida, Cindy Stuart, Clerk of the Circuit Court, will sell the property situated in Hillsborough County, Florida described as:

LOT 5, BLOCK 8, RIVER CROSSING ESTATES, PHASE 4. ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 85, PAGE 44, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

and commonly known as: 4636 RIVER OVERLOOK DRIVE, VALRICO, FL 33596; including the building, appurtenances, and fixtures located

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 18-CA-003232

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC **TRUST 2006-WM4**, Plaintiff, vs. EDWIN G. MATA, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 20, 2022, and entered in 18-CA-003232 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County. Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED AS-SET BACKED RECEIVABLES LLC TRUST 2006-WM4 is the Plaintiff and EDWIN G. MATA: KATHERINE M. MATA; ODALIS L VASQUEZ; MARIA V. MATA; ARISTIDES FURONES; MORTGAGE ELECTRONIC REGIS-TRATION SYSTEMS, INC. AS NOMI-NEE FOR WMC MORTGAGE CORP. ; LOUIS F. LOPEZ are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough. realforeclose.com, at 10:00 AM, on February 19, 2024, the following described property as set forth in said Fi-

nal Judgment, to wit: LOTS 34, 35, 36 & 37, BLOCK 3, PINEHURST PARK, ACCORD-ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 11, PAGE 92. OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 7011 NORTH OREGON AVENUE, TAMPA, FLORIDA 33604

NOTICE OF ACTION -

CONSTRUCTIVE SERVICE

therein, at public sale, to the highest and best bidder, for cash, on the Hillsborough County auction website at http://www.hillsborough.realforeclose. com., on May 9, 2024 at 10:00 AM.

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

Dated: December 13, 2023 By: /s/ David R. Byars David R. Bvars Attorney for Plaintiff Jennifer M. Scott (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 318000/1912404/wll February 2, 9, 2024 24-00293H

FIRST INSERTION

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 DISABILITY 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail:

ADA@fljud13.org Dated this 29 day of January, 2024. By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 17-073629 - EuE February 2, 9, 2024 24-00313H

FIRST INSERTION

the Clerk of this Court either before service on the Plaintiff's attorney or imme-

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA Case No.: 21-CA-009597 5950 SBA LOAN I, LLC,

Plaintiff, vs. JOHN T. GUY, CHRISTOPHER WILDS: JAMES STUART BRADBURY, AS TRUSTEE OF THE BRADBURY-ESTRADA REVOCABLE FAMILY TRUST DATED 2/22/2019; LIGIA ESTRADA, AS TRUSTEE OF THE BRADBURY-ESTRADA REVOCABLE FAMILY TRUST DATED 2/22/2019; ET AL., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 11th, 2024, entered in Case No.: 21-CA-009597 of the Circuit Court of the Fifth Judicial Circuit in and for Lake County, Florida, wherein 5950 SBA Loan 1, LLC, is Plaintiff, JOHN T. GUY et al, are defendants, the Clerk will set to the highest and best bidder for cash, beginning at 10:00 a.m., via online auction website at http://www. hillsborough.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on the 11th day of March 2024, the following described property as set forth in said Final Judgment, to wit:

Unit No. 107, TAMPA RACQUET CLUB CONDOMINIUM, according to the Declaration of Condominium recorded in Official Records Book 3450, Pge 1175, of the Public Records of Hillsborough County, Florida, according to the Condominium Play recorded in Plat Book 2, Page 27, of the Public Records of Hillsborough County, Florida and all amendments there-

FIRST INSERTION

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

DIVISION Case No. 21-CA-009332

Freedom Mortgage Corporation, Plaintiff. vs. Paul L. Rutter a/k/a Paul Rutter

a/k/a Paul Lee Rutter, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 21-CA-009332 of the Circuit Court of the THIRTEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Paul L. Rutter a/k/a Paul Rutter a/k/a Paul Lee Rutter; Alexia M. Rutter a/k/a Alexia Rutter a/k/a Alexia Michelle Rutter f/k/a Alexia D. Michelle Peters: Capital One Bank (USA), N.A.; Hawks Point West Homeowners' Association, Inc. a/k/a Hawks Point West Homeowners Association, Inc. are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, http://www. hillsborough.realforeclose.com, beginning at 10:00 AM on the 4th day of March, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 3, IN BLOCK 36, OF HAWKS POINT PHASE N TOWNHOMES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, PAGE 241, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION

to, together with an undivided interest in the common elements appurtenant thereto. Property Address: 5820 North

Church Avenue, #107, Tampa, Florida 33814 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 with the clerk within sixty (60) days after the sale. If you fail to file a claim, you will not be entitled to any remaining funds. After sixty (60) days, only the owner of record as of the date of the Lis Pendens may claim the surplus.

If you are a person with a disability who needs any accommodation in order to access court facilities or to participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. If you are hearing or voice impaired, call 711. The Court's ADA Coordinator web page link below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. Dated this 26th day of January, 2024.

Law Offices of Shaun M. Zaciewski, P.A. Attorney for Plaintiff 175 SW 7th Street, Suite 2003 Miami, FL 33130 Tel: (786) 353-0195 By:/s/ Shaun Zaciewski SHAUN M. ZACIEWSKI, ESQ. Florida Bar No. 28698 Shaunz@Zaciewskilaw.com 24-00294H February 2, 9, 2024

> NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

13TH JUDICIAL CIRCUIT, IN AND U-04-32-19-FOR HILLSBOROUGH COUNTY,

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court at least (7) days before your scheduled court appearance or other court activity of the date the service is needed. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602.

Office of the Courts ADA Coordinator

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.comBy /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 20-F01875 February 2, 9, 2024 24-00295H

ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 77, PAGE 39 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

DIVISION Case No. 21-CA-000834 Freedom Mortgage Corp, Plaintiff. vs.

WALTER W. FLOUNORY, Jr. A/K/A WALTER FLOUNORY, Jr., et al..

Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 21-CA-000834 of the Circuit Court of the THIR-TEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein Freedom Mortgage Corp is the Plain-tiff and WALTER W. FLOUNORY, Jr. A/K/A WALTER FLOUNORY, Jr.; DARIELLE L. SINGLETON A/K/A DARIELLE SINGLETON; River Bend of Hillsborough County Homeowners Association, Inc.; The Independent Savings Plan Company d/b/a ISPC are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, http://www.hillsborough. realforeclose.com, beginning at 10:00 AM on the 27th day of March, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 1, BLOCK 6, RIVER BEND PHASE 1A, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 104, PAGE(S) 127 THROUGH 142, INCLUSIVE, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-

FLORIDA

CASE No. 22-CA-005556

Plaintiff, vs. UNKNOWN SPOUSE, HEIRS,

CREDITORS, TRUSTEES AND

AN INTEREST BY, THROUGH,

ESTATE OF CAL GILLINS AKA

UNDER OR AGAINST THE

ALL OTHER PARTIES CLAIMING

entered in Case No. 22-CA-005556 of

County, Florida, wherein, MORT-

GAGE 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 CAL GILLINS AKA

CAL GILLINS, JR., DECEASED, et

al., are Defendants, Clerk of the Court

Cindy Stuart, will sell to the highest

bidder for cash at, www.hillsborough.

realforeclose.com, at the hour of 10:00

AM, on the 22nd of February, 2024, the

LOT 14, BLOCK TWO, HILL-

CREST ACRES, ACCORD-ING TO THE MAP OR PLAT

THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 89,

PUBLIC RECORDS OF HILL-

SBOROUGH COUNTY, FLOR-

following described property:

IDA.

MORTGAGE ASSETS

MANAGEMENT, LLC,

DEVISEES, GRANTEES,

ASSIGNEES, LIENORS,

TY. FLORIDA. TAX ID:

FIRST INSERTION

83N-000006-00001.0 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the

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

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

Dated this 24th day of 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-F01215 February 2, 9, 2024 24-00270H

FIRST INSERTION

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. 45.032.

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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court ap-pearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org DATED this 24th day of January,

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 36615.0340 /JSchwartz February 2, 9, 2024 24-00269H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

will be entered against you for the relief demanded.

CAL GILLINS, JR., DECEASED, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment the Circuit Court of the 13TH Judicial You may contact the Administrative Circuit in and for HILLSBOROUGH

by letter, telephone or e-mail. Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040. Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770. E-mail: ADA@fljud13.org Dated this 26th day of January, 2024. BROCK & SCOTT, PLLC

COUNTY, FLORIDA. TAX ID: A2D-000036-00003.0

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 23-CA-012050 Mortgage Lenders Investment Trading Corporation, formerly known as R P Funding, Inc. Plaintiff, vs. Linda Ramroop; Unknown Spouse of Linda Ramroop Defendants. TO: Linda Ramroop and Unknown Spouse of Linda Ramroop

Last Known Address: 5211 NW 110 Ave. Coral Springs, Fl. 33076 YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the following property in Hillsborough County, Florida:

LOT 3, RAMROOP SUBDIVI-SION ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 112, PAGE(S) 237 AND 238, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on 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 03/04/2024, and file the original with

diately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

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

DATED on JAN 26 2024. Cindy Stuart

	Cindy Stuart			
As Cler	k of the Court			
(SEAL) By /s/ M	arquita Jones			
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-F00469				
February 2, 9, 2024	24-00315H			

CASE NO.: 2023-CA-014484 HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR WELLS FARGO HOME EQUITY ASSET-BACKED SECURITIES 2004-2 TRUST, HOME EQUITY ASSET-BACKED CERTIFICATES, SERIES 2004-2,

Plaintiff, vs. **RENESCIA LATAURA HAYES, et al,**

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated January 25, 2024, and entered in Case No. 2023-CA-014484 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which HSBC Bank USA, National Association as Trustee for Wells Fargo Home Equity Asset-Backed Securities 2004-2 Trust, Home Equity Asset-Backed Certificates, Series 2004-2, is the Plaintiff and Renescia Lataura Haves, Reginald Marquis Hayes, Reginald Hayes, Cristina Phase II Homeowners Association, Inc, Hill-sborough County, FL, are defendants, the Hillsborough 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. hillsborough.realforeclose.com, Hills-borough County, Florida at 10:00 AM on the February 27, 2024 the following described property as set forth in said Final Judgment of Foreclosure: LOT 22, BLOCK 4, CRISTINA PHASE II, UNIT 3, ACCORD-

A/K/A 11238 ANDY DRIVE RIVERVIEW FL 33569

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.

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 the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

Dated this 30 day of January, 2024. ALBERTELLI LAŴ

P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Swosinski Florida Bar #96533 Justin Swosinski, Esq. CT - 23-008055 February 2, 9, 2024 24-00314H IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA CASE NO.: 2024-CA-000163 NINETTE GEORGI, Plaintiff, v RICARDO SAN PEDRO; PRINCIPAL RESIDENTIAL MORTGAGE, INC, Defendants.

PRINCIPAL RESIDENTIAL MORTGAGE, INC:

YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as

YBOR CITY PLAN OF AN ADDI-TION N 30 FT OF LOTS 1 AND 1 1/2 BLOCK 122 More commonly known as: 2616 North 19th Street, Tampa, FL 33605

has been filed by Plaintiff, NINETTE GEORGI, 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, Jacksonville, FL 32224, (904)620-9545 on or before 03/06/2024 and file the original with the Clerk of Court and Plaintiff's attorney, otherwise a default and judgment

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

Witness my hand and the seal of this court on this day of JAN 30 2024. Clerk of the Circuit Court

(SEAL) By: /s/ Marquita Jones Deputy Clerk

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 Feb. 2, 9, 16, 23, 2024 24-00311H



HILLSBOROUGH COUNTY

FIRST INSERTION DOMINIUM ASSOCIATION, INC.:

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-012690 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS,

TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF HAROLD CURRIER A/K/A HAROLD C. CURRIER, DECEASED, et al. **Defendant(s).** NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure dated October 02, 2023, and entered in 23-CA-012690 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein MORTGAGE ASSETS MAN-AGEMENT, LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDI-TORS, TRUSTEES AND ALL OTH-ERS WHO MAY CLAIM AN INTER-EST IN THE ESTATE OF HAROLD CURRIER A/K/A HAROLD C. CUR-RIER, DECEASED; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUS-ING AND URBAN DEVELOPMENT; BAL HARBOUR CHATEAUX CON-

NOTICE OF SALE

PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE

THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA.

CIVIL DIVISION

CASE NO. 22-CA-006469 DIVISION:

RF-Section I

FORETHOUGHT LIFE INSURANCE COMPANY,

MICHELLE D. UNSWORTH

CITY OF TAMPA, FLORIDA;

UNKNOWN TENANT NO. 1;

UNKNOWN TENANT NO. 2;

CLAIMING INTERESTS BY,

A NAMED DEFENDANT TO

LLC: BANK OF AMERICA, NA:

and ALL UNKNOWN PARTIES

THROUGH, UNDER OR AGAINST

CLAIMING TO HAVE ANY RIGHT,

PROPERTY HEREIN DESCRIBED,

NOTICE IS HEREBY GIVEN pursu-

ant to an Order or Summary Final

Judgment of foreclosure dated Janu-

ary 18, 2024, and entered in Case No. 22-CA-006469 of the Circuit Court in

and for Hillsborough County, Florida,

wherein FORETHOUGHT LIFE IN-

SURANCE COMPANY is Plaintiff and

MICHELLE D. UNSWORTH A/K/A

MICHELLE UNSWORTH; CITY OF TAMPA, FLORIDA; VELOC-

ITY INVESTMENTS, LLC; BANK OF

AMERICA, NA; UNKNOWN TEN-ANT NO. 1; UNKNOWN TENANT

THIS ACTION, OR HAVING OR

TITLE OR INTEREST IN THE

VELOCITY INVESTMENTS

A/K/A MICHELLE UNSWORTH:

Plaintiff, vs.

Defendant(s).

LYNN PIERCE are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough. realforeclose.com, at 10:00 AM, on February 20, 2024, the following described property as set forth in said Fi-nal Judgment, to wit: CONDOMINIUM APARTMENT 210, LOCATED AT 1008 APOL-LO BEACH BOULEVARD OF BAL HARBOUR CHATEAUX CONDOMINIUM SECTION II AS SET OUT IN DECLARA-

TION OF CONDOMINIUM RE-CORDED IN O.R. BOOK 2351, PAGE 941 AND IN CONDO-MINIUM PLAT BOOK 1, PAGE 3, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, TOGETHER WITH ITS UNDIVIDED INTEREST OR SHARE IN THE COMMON EL-EMENTS, AND ANY AMEND-MENTS THERETO.

Property Address: 1008 APOLLO BEACH BOULEVARD UNIT 210,

APOLLO BEACH, FL 33572 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 DISABILITY 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail:

ADA@fljud13.org Dated this 25 day of January, 2024. By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 23-092782 - EuE February 2, 9, 2024 24-00298H

twice, once a week for two consecutive

weeks, with the last publication being at

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY

ACCOMMODATION IN ORDER

TO PARTICIPATE IN THIS PRO-

CEEDING, YOU ARE ENTITLED,

AT NO COST TO YOU, TO THE

PROVISION OF CERTAIN AS-

SISTANCE. TO REQUEST SUCH

AN ACCOMMODATION, PLEASE

CONTACT THE ADMINISTRA-TIVE OFFICE OF THE COURTS

WITHIN TWO WORKING DAYS

OF THE DATE THE SERVICE IS

NEEDED: COMPLETE THE RE-

QUEST FOR ACCOMMODATIONS

FORM AND SUBMIT TO 800 E.

TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE

HEARING IMPAIRED, CALL 1-800-

955-8771, VOICE IMPAIRED, CALL

1-800-955-8770 OR EMAIL ADA@

DATED January 29, 2024.

FLJUD13.ORG.

By: /s/ Ian Dolan

Florida Bar No.: 757071

Florida Bar No. 767700

Attorneys for Plaintiff

Roy Diaz, Attorney of Record

Diaz Anselmo & Associates, P.A.

499 NW 70th Ave., Suite 309

Fort Lauderdale, FL 33317

Telephone: (954) 564-0071

Facsimile: (954) 564-9252

1491-185111 / SR4

February 2, 9, 2024

voice impaired, call 711.

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

Dated 1/2/2024

Service E-mail: answers@dallegal.com

24-00310H

Cindy Stuart

24-00094H

Clerk of the Circuit Court

Hillsborough County Florida

BY Darrell Morning, Deputy Clerk

Ian C. Dolan

least 5 days prior to the sale.

FIRST INSERTION

NO. 2; and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY. THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIM-ING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defen-dants, CINDY STUART, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at http://www.hillsborough.realforeclose. com, 10:00 a.m., on February 16, 2024 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 14, BLOCK 11, ANITA SUBDIVISION, ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR HILLS-BOROUGH COUNTY, FLOR-IDA RECORDED IN PLAT BOOK 30, PAGE 21; SAID LANDS SITUATE LYING AND BEING IN HILLSBOROUGH COUNTY, FLORIDA.

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

Pursuant to Florida Statute 45.031(2), this notice shall be published

SUBSEQUENT INSERTIONS

FOURTH INSERTION 479 FT SEC - TWP - RGE : 31 -

NOTICE OF APPLICATION FOR TAX DEED The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in

30 - 22 Name(s) in which assessed: ANTHONY PASSALACQUA JR ANTHONY PASSALACQUA SR All of said property being in the County of Hillsborough, State of Florida.

vou are entitled, at no cost to vou, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or

SUBSEQUENT INSERTIONS

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0844840000 File No.: 2024-94 Certificate No.: 2021 / 8096 Year of Issuance: 2021

Description of Property: DOVERCREST LOTS 6 7 AND 8 BLOCK 11

PLAT BK / PG : 20 / 41 SEC - TWP - RGE : 04 - 29 - 21 Name(s) in which assessed: ESTATE OF DONALD RICKS MELVIN

CAROLYN RICKS All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate

will be sold to the highest bidder on (2/22/2024) on line via the internet at www.hillsborough.realtaxdeed.com. 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 the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711.

Dated 1/2/2024 Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Darrell Morning, Deputy Clerk Jan. 12, 19, 26; Feb. 2, 2024 24-00096H

SECOND INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 02/09/2024, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1998 CLAS mobile home bearing vehicle identification numbers JACFL18692A and JACFL18692B and all personal items located inside the mobile home. Last Tenant: Chantal Natalie Kirk, Walter Carl Kirk, and SYD SWE Trucking LLC. Sale to be held at: Terrace Crossings, 9901 East Fowler Avenue, Thonotosassa, Florida 33592, (813) 980-6007. Jan. 26; Feb. 2, 2024 24-00238H

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 23-CA-015559 ALLY BANK, Plaintiff, VS. FIRST CLASS TRANSPORTATION, LLC.; et al., Defendant(s). TO: Paulin J. Atis Last Known Residence: 3046 Woolridge Drive Orlando, FL 32837 YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the

following personal property in Hillsbor-ough County, Florida: 2021 Dodge Ram 3500, VIN

3C6RRJL3MG700989 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before February 19 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately

FOURTH INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 23-CP-003888 **DIVISION: B**

IN RE: ESTATE OF HORACE R. ANDERSON, DECEASED. To: Kendria E. Anderson

6114 Kestrelpark Rd. Lithia, Florida 33547 YOU ARE NOTIFIED that an action to probate the ESTATE OF HOR-ACE R. ANDERSON, has been filed by DENISE K. ANDERSON. You are required to serve a copy of your written objections if any, to Fehintola Oguntebi, whose address is 1904 West Cass Street, Tampa, Florida 33606, on or before 01/30/23, 2024, and file an original with the Clerk of this Court either before service on Petitioners attorney or immediately thereafter. Otherwise a default will be entered against you for the relief demanded in the Petition.

DATED on 12/28, 2023. (SEAL) BY: RYAN MARSH As Deputy Clerk

Fehintola Oguntebi 1904 West Cass Street Tampa, Florida 33606 (813) 254-8717 Jan. 12, 19, 26; Feb. 2, 2024

24-00082H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA File No. 2023-CP-004208 **Division Probate** IN RE: ESTATE OF PATRICIA E. HARLOFF. Deceased. The administration of the estate of Patricia E. Harloff, deceased, whose date of death was November 10, 2023, is pending in the Circuit Court for Hills-

borough County, Florida, Probate Division, the address of which is P.O. Box 3360 Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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. Personal Representative: Laura K. Jernigan

FOURTH INSERTION NOTICE OF APPLICATION

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

Folio No.: 0723040517

File No.: 2024-83 Certificate No.: 2021 / 6360 Year of Issuance: 2021

Description of Property: COMM AT NE COR OF SEC 32 RUN S 89 DEG 55 MIN 30 SEC W 1837.43 FT THN S 00 DEG 04 MIN 30 SEC E 1128.45 FT TO POB THN S 66 DEG 57 MIN 05 SEC E 50 FT THN S 23 DEG 02 MIN 55 SEC W 50 FT THN N 66 DEG 57 MIN 05 SEC W 50 FT THN N 23 DEG 02 MIN 55 SEC E 13 FT THN N 66 DEG 57 MIN 05 SEC W 3.83 FT THN N 23 DEG 02 MIN 55 SEC E 24 FT THN S $66\ \mathrm{DEG}\ 57\ \mathrm{MIN}\ 05\ \mathrm{SEC}\ \mathrm{E}\ 3.83\ \mathrm{FT}$ THN N 23 DEG 02 MIN 55 SEC E 13 FT TO POB PLAT BK / PG : 6 / 3 SEC - TWP - RGE : 32 - 29 - 20 Name(s) in which assessed: TVL HOLDINGS LLC

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (2/22/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 1/2/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Darrell Morning, Deputy Clerk

Jan. 12, 19, 26; Feb. 2, 2024 24-00095H

THIRD INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case No. 24-CA-000203

In re: LEAD & PROSPER, LLC, Assignor, to

LARRY S. HYMAN,

Assignee. TO: ALL CREDITORS AND OTH-ER INTERESTED PARTIES:

1. PLEASE TAKE NOTICE that on or about January 10, 2024, a Petition was filed commencing an Assignment for the Benefit of Creditors, pursuant to Chapter 727, Fla. Stat., made by LEAD & PROSPER, LLC, Assignor, with its principal place of business at 3505 E. Frontage Rd., Ste 100, Tampa, FL 33607, to Larry S. Hyman, Assignee, whose address is PO Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Hillsborough County.

2. YOU ARE HEREBY FURTHER NOTICED that pursuant to Fla. Stat. §727.105, no proceeding may be commenced against the Assignee except as provided in Chapter 727, and excepting the case of the secured creditor enforcing its rights in collateral under Chapter 679, there shall be no levy, execution, attachment or the like, in connection with any judgment or claim against assets of the Estate. other than real property, in the possession, custody or control of the Assignee.

which it was assessed are: Folio No.: 0940020055 File No.: 2024-82 Certificate No.: 2021 / 9286 Year of Issuance: 2021 Description of Property: S 1/2 OF NE 1/4 OF SW 1/4 LY-ING W OF W R/W LINE OF SR 39 LESS N 469 FT AND LESS W

Unless such certificate shall be redeemed according to law, the propdescribed in such certificate will be sold to the highest bidder on (2/22/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 23-CP-004089 Division: B IN RE: ESTATE OF ETHEL B. ANDREWS, Deceased.

The administration of the Estate of Ethel B. Andrews, deceased, whose date of death was April 19, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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

Suite 100

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: Keyon M. Williams

9707 N. 19th Street Tampa, Florida 33612 Attorney for Personal Representative: Elaine N. McGinnis Florida Bar Number: 725250 324 N. Dale Mabry Highway Tampa, Florida 33609 Telephone: (813) 851-3380 E-Mail: elaine@estatelawtampa.com Jan. 26; Feb. 2, 2024 24-00177H thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. Dated on JAN 12 2024.

As Clerk of the Court (SEAL) By: /s/ Marquita Jones ALDRIDGE PITE, LLP

Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-064B Ref# 6460 Jan. 19, 26; Feb. 2, 9, 2024

24-00144H

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0148525128 File No.: 2024-99 Certificate No.: 2021 / 1219 Year of Issuance: 2021 Description of Property: VAN DYKE ESTATES LOT 14 PLAT BK / PG : 85 / 58

13650 Gettis Lee Road Parrish, FL 34219 Attorney for Personal Representative: James E. Johnson II E-Mail Address: jjohnson@manateelegal.com E-Mail Address: thost et ler @manateelegal.comFlorida Bar No. 0061621 Greene Hamrick Schermer & Johnson, P.A. 410 43rd Street West, Suite N Bradenton, FL 34209 Telephone: (941) 747-1871 24-00176H Jan. 26; Feb. 2, 2024

3. YOU ARE HEREBY FURTHER NOTIFIED that in order to receive any dividend in this proceeding, you must file a Proof of Claim with the Assignee on or before May 9, 2024. Jan. 19, 26; Feb. 2, 9, 2024

24-00131H

FOURTH INSERTION

SEC - TWP - RGE : 20 - 27 - 18 Name(s) in which assessed: DANILO S CAPOBIANCO All of said property being in the County of Hillsborough, State of Florida.

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (2/22/2024) on line via the internet at www.hillsborough.realtaxdeed.com.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the

provision of certain assistance. Please contact the Clerk's ADA Coordinator, 601 E Kennedy Blvd., Tampa Florida, (813) 276-8100 extension 4205, two working days prior to the date the service is needed; if you are hearing or voice impaired, call 711. Dated 1/2/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Darrell Morning, Deputy Clerk Jan. 12, 19, 26; Feb. 2, 2024 24-00097H



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



FLORIDA

THOMAS F. GRANAHAN, aka

THOMAS FRANCIS GRANAHAN

Deceased.

The administration of the estate of

THOMAS F. GRANAHAN, also known

as THOMAS FRANCIS GRANAHAN,

deceased, whose date of death was Au-

gust 22, 2023, is pending in the Circuit

Court for Hillsborough County, Florida,

Probate Division, the address of which

is P.O. Box 1110, Tampa, FL 33601. The

names and addresses of the personal

representative and the personal repre-

sentative'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

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 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

The date of first publication of this

JENNIE TARR

Personal Representative

421 S Royal Poinciana Dr.

Tampa, FL 33609

EILEEN COATES

Personal Representative

4 Sunningdale Cir.

West Palm Beach, FL 33401

Attorney for Personal Representative

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

HILLSBOROUGH COUNTY,

FLORIDA

PROBATE DIVISION

Case No.: 21-CP-002135

IN RE: ESTATE OF

MARY V. HALL

Deceased.

The administration of the estate of

Mary V. Hall, deceased, whose date

of death was July 3, 2020, is pending

in the Circuit Court for Hillsborough

County, Florida, Probate Division, the

address of which is 800 E. Twiggs St.,

Tampa, FL 33602. The name and ad-

dress of the personal representative and

the personal representative's attorney

All creditors of the decedent and

other persons having claims or de-

are set forth below.

24-00248H

DATE OF DEATH IS BARRED.

notice is: January 26, 2024.

JAMES P. HINES, JR.

Florida Bar No. 061492

MORGAN A. ROBINSON

Florida Bar No. 1038923

Hines Norman Hines, P.L.

Telephone: (813) 251-8659

mrobinson@hnh-law.com

Jan. 26; Feb. 2, 2024

Email: jhinesjr@hnh-law.com

315 S. Hyde Park Avenue

Tampa, FL 33606

Secondary Email:

OF THIS NOTICE ON THEM.

NOTICE.

BARRED.

HILLSBOROUGH COUNTY

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT.

THIRTEENTH JUDICIAL CIRCUIT,

STATE OF FLORIDA, IN AND FOR

PROBATE DIVISION

DIVISION: B

Deceased.

SECOND INSERTION SECOND INSERTION NOTICE TO CREDITORS NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION PROBATE DIVISION File No. 24-CP-000081 File No. 24-CP-000145 Division B IN RE: ESTATE OF

IN RE: ESTATE OF THOMAS LINCOLN CONOVER a/k/a THOMAS L. CONOVER a/k/a THOMAS CONOVER, Deceased.

The administration of the estate of THOMAS LINCOLN CONOVER a/k/a THOMAS L. CONOVER a/k/a THOM-AS CONOVER, deceased, whose date of death was November 27, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's 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 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 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. JEFFREY T. CONOVER a/k/a JEFF CONOVER Personal Representative 1026 Carlton Place Santa Ana, CA 92707 James P. Hines, Jr. Attorney for Personal Representative Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Secondary Email: mgreco@hnh-law.com 24-00209H Jan. 26; Feb. 2, 2024

> SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000103 Division: A IN RE: ESTATE OF MARGARET WEEKS, Deceased.

The administration of the estate of WEEKS, deceased, MARGARET whose date of death was November 8, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The 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 BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, STATE OF FLORIDA PROBATE DIVISION File Number: 24-CP-000102 IN RE: The Estate of: CHARLES F. GIBSON, Deceased.

The administration of the estate of CHARLES F. GIBSON, deceased, whose date of death was December 11. 2023, and whose social security number is xxx-xx-7350, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs St., Tampa, Florida 33602. The names and addresses of the personal representatives' attorney are set forth below.

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

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

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

CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS FOREVER BARRED.

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

Personal Representative: CAROLYN GIBSON 7 Clermont Ave., Apt. 11I Brooklyn, NY 11205 Attorney for Personal Representative: By: /s/Thomas J. Gallo Thomas J. Gallo THOMAS J. GALLO ATTORNEY, P.A. Florida Bar No. 0723983 2240 Lithia Center Ln.

Valrico, Florida 33596 Telephone: (813) 815-4529 Jan. 26; Feb. 2, 2024 24-00178H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-004316 Division: A IN RE: ESTATE OF ESTHER VICKERS Deceased. The administration of the estate of Es-

ther Vickers, deceased, whose date of death was August 4, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St. Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-2847 IN RE: ESTATE OF DEBORAH LYNN LEYVA, Deceased.

The administration of the estate of DEBORAH LYNN LEYVA, deceased, whose date of death was February 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Po Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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

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.

CARLOS ALFREDO LEYVA Personal Representative 7744 Northcross, Apt N162 Austin, TX 78257

ROBERT D. HINES Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, PL 1312 W. Fletcher Avenue, Suite B. Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com Jan. 26; Feb. 2, 2024 24-00180H

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000064 Division B IN RE: ESTATE OF PATRICIA CAROL GIRTMAN, A/K/A PATRICIA C. GIRTMAN, Deceased.

The administration of the estate of Patricia Carol Girtman, deceased, whose date of death was November 11, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT THIRTEENTH JUDICIAL CIRCUIT, STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY PROBATE DIVISION FILE NO.: 2023-CP-003724 DIVISION: A IN RE: ROBERT H. HARMON Deceased.

ROBERT H. HARMON, deceased, whose date of death was October 12, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2023-CP-003724; the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602.

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, including unmatured, contingent or liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE 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. THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS January 26, 2024.

Petitioner JULIE M. GODDARD

1743 W. Fletcher Ave. Tampa, FL 33612 Attorneys for Petitioner D. Michael Lins, Esquire Florida Bar No. 435899 J. Michael Lins, Esquire Florida Bar No.: 1011033 LINS LAW GROUP, P.A. 14497 N. Dale Mabry Hwy., Suite 160-N Tampa, FL 33618 Ph. (813) 386-5768 Primary E-mail: mike@linslawgroup.com Secondary E-Mail: kris@linslawgroup.com Jan. 26; Feb. 2, 2024 24-00212H

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA

CIVIL DIVISION

Case No. 23-CA-015074

Division H

OCEAN CAPITAL VENTURES,

RMACK, LLC, a Florida limited

HOMEOWNERS ASSOCIATION,

NOTICE IS HEREBY GIVEN that

pursuant to the "Final Judgment of

Foreclosure," entered in Case No. 2023-

CA-015074 on January 20, 2024, in the

INC., a Florida corporation,

liability company, TODD ANDERSON, individually,

and GRAND HAMPTON

INC., a Florida corporation,

Plaintiff. vs.

Defendants.

Jan. 26; Feb. 2, 2024 24-00211H plat thereof as recorded in Plat

Book 111, Page 114, Public Records of Hillsborough County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.813

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. /s/ Frank A. Lafalce FRANK A. LAFALCE, ESQUIRE Florida Bar Number: 0980609 Anthony & Partners, LLC 100 S. Ashlev Drive, Ste 1600 Tampa, Florida 33602 Telephone: 813/273-5616 Telecopier: 813/221-4113 Attorney for the Plaintiff Jan. 26; Feb. 2, 2024 24-00227H

HILLSBOROUGH COUNTY FILE NO.: 2023-CP-003722 IN RE: NOUSHAFARIN TAVAKOLI The administration of the estate of The administration of the estate of NOUSHAFARIN TAVAKOLI, deceased, whose date of death was August 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2023-CP-003722; the address of which is 800

E. Twiggs Street, Room 206, Tampa, Florida 33602. 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, including unmatured, contingent or liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

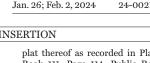
NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS January 26, 2024. Petitioner

JULIE M. GODDARD 1743 W. Fletcher Ave. Tampa, FL 33612 Attorneys for Petitioner D. Michael Lins, Esquire Florida Bar No. 435899 J. Michael Lins, Esquire Florida Bar No.: 1011033 LINS LAW GROUP, P.A. 14497 N. Dale Mabry Hwy., Suite 160-N Tampa, FL 33618 Ph. (813) 386-5768 Primary E-mail: mike@linslawgroup.com Secondary E-Mail: kris@linslawgroup.com

SECOND INSERTION



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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 733.702 OF THE FLORI-DA STATUTES 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.

Mark W. Vavra

3752 Forest Park Pl

Land O Lakes, FL 34639 Julan Mustafa Attorney for Personal Representative Florida Bar Number 13147 PO Box 1487, Elfers, FL 34680 727-725-7600

Jan. 26; Feb. 2, 2024 24-00222H

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 FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: January 26, 2024. PATRICIA WEEKS MILGRAM Personal Representative 3901 Big Sky Drive NE Albuquerque, NM 87111 PAUL W. WEEKS Personal Representative 150 Morning Walk Drive Warrington, PA 18976 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. 26; Feb. 2, 2024 24-00240H

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: Ernesto Silva 905 Ralkell Road Tampa, Florida 33612

Attorney for Personal Representative: Kimberly K. Muenter, Attorney Florida Bar Number: [0078340 Mortellaro Law 4102 W. Linebaugh Avenue, Suite 100 Tampa, FL 33624 Telephone: (813) 367-1500 Fax: (813) 367-1501 E-Mail: kmuenter@mortellarolaw.com Secondary E-Mail: kkmuenter@gmail.com Jan. 26; Feb. 2, 2024 24-00179H

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: /s/ Kimberly Fernandez 14318 Ravenwood Lane Tampa, Florida 33618 Attorney for Personal Representative: /s/ Brooke S. Shroyer, Attorney Florida Bar Number: 1032372 Hill Ward Henderson 101 E. Kennedy Boulevard, Suite 3700 Tampa, FL 33602 Telephone: (813) 221-3900 Fax: (813) 221-2900 E-Mail: brooke.shroyer@hwhlaw.com Secondary E-Mail: probate.efile@hwhlaw.com Jan. 26; Feb. 2, 2024 24-00194H Thirteenth Judicial Circuit Court in and for Hillsborough County, Florida, wherein Ocean Capital Ventures, Inc., Plaintiff, and RMACK, LLC. Todd Anderson and Grand Hampton Homeowner's Association, Inc., collectively, the Defendants, will sell to the highest and best bidder for cash, the real property situated in Hillsborough County, Florida, described below to the highest bidder, for cash, www. hillsborough.realforeclose.com at 10:00 A.M. on the 22nd day of February 2024, the following described property as set forth in said Final Judgment, to wit: Lot 7, Block 11, Grand Hampton Phase 5, according to the map or





BUSINESS OBSERVER

HILLSBOROUGH COUNTY

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-00150 Division: B IN RE: ESTATE OF ROLAND MILTON WILLMON Deceased.

The administration of the Estate of ROLAND MILTON WILLMON, deceased, whose date of death was August 8, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 22-CA-004506 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS.

DALTON LÉE DEAN A/K/A DEAN D. LEE ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Reset Foreclosure Sale Date dated the 18th day of January, 2024, and entered in Case No. 22-CA-004506, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and DALTON LEE DEAN A/K/A DEAN D. LEE; UNKNOWN SPOUSE OF DALTON LEE DEAN A/K/A DEAN D. LEE and AQUA FINANCE, INC. are defendants. Cindy Stuart as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www. hillsborough.realforeclose.com at 10:00 A.M. on the 19th day of March, 2024, the following described property as set forth in said Final Judgment, to wit:

THE SOUTH 210 FEET OF THE WEST 210 FEET OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 21, TOWNSHIP 30 SOUTH, RANGE 22 EAST; LESS THE SOUTH 40 FEET FOR ROAD RIGHT-OFWAY, HILLSBOR-OUGH COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIM-ING A RIGHT TO FUNDS REMAIN-ING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE

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 det of forte sublication of this

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

Neoma Willmon

7537 Terrace River Drive Tampa, Florida 33637 Attorney for Personal Representative: Elaine N. McGinnis Florida Bar Number: 725250 324 N. Dale Mabry Highway, Suite 100 Tampa, Florida 33609 Telephone: (813) 851-3380 E-Mail: elaine@estatelawtampa.com Jan. 26; Feb. 2, 2024 24-00247H

SECOND INSERTION

ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. The Court's ADA Coordinator web page below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. https://www.fljud13. org/BusinessOperations/CourtFacilities/ADAAccommodations.aspx Phone: (813) 272-7040 or ada@fljud13.org

Dated this 19th day of January, 2024. By: /s/ Liana R. Hall Liana R. Hall Bar No. 73813 Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 210 N. University Drive, Suite 900 Coral Springs, FL 33071 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM 22FL373-0804 Jan. 26; Feb. 2, 2024 24-00210H



SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-004367

Division A IN RE: ESTATE OF ROBERT E. LEE, JR.

a/k/a ROBERT EDWARD LEE, JR. a/k/a ROBERT E. LEE, Deceased.

The administration of the estate of ROBERT E. LEE, JR. a/k/a ROBERT EDWARD LEE, JR. a/k/a ROBERT E. LEE, deceased, whose date of death was October 31, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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.

PATRICIA A. LEE Personal Representative 2512 New Haven Circle

Sun City Center, FL 33573 James P. Hines, Jr. Attorney for Personal Representative Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Secondary Email: Imartinez@hnh-law.com Jan. 26; Feb. 2, 2024 24-00221H

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA-FAMILY LAW DIVISION CASE NO.: 2023-DR-9207 DIVISION: C ERIC ANTHONY LOGAN, Petitioner, vs. KRISTIN ELIZABETH JAMES, Respondent. TO: KRISTIN ELIZABETH JAMES with last known address of 725 SE 10th Place Ocala, FL 34471

YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Monica Santana, ESQ whose address is 20030 Bluff Oak, Blvd., Tampa FL 33647, on or before FEBURARY 22, 2024, and file the original with the clerk of this Court at 800 E. Twiggs St., Tampa FL 33602 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No: 24-CP-000155 IN RE: ESTATE OF RANDALL WYNN CORNELIUS,

Deceased.

The administration of the estate of RANDALL WYNN CORNELIUS, deceased, whose date of death was December 11, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twiggs Street, Room 206, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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: RUSSELL E. GATES

6801 Stone's Throw Circle No., #15101 St. Petersburg, FL 33710 Attorney for Personal Representative: /s/ ROBERT E. SHARBAUGH, P.A. Attorney for Personal Representative Florida Bar No.: 715158 Law Office of Robert E. Sharbaugh, P.A. 700 Central Avenue, Suite 402 St. Petersburg, FL 33701 Telephone: (727) 898-3000 serverobert@sharbaughlaw.com Jan. 26; Feb. 2, 2024 24-00201H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No.: 2023-CP-004077 Division: A IN RE: ESTATE OF HECTOR LUIS COLON, JR. Deceased.

The administration of the estate of Hector Luis Colon, Jr., deceased, whose date of death was March 18, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-004091 IN RE: ESTATE OF BARBARA PRICE, Deceased.

The administration of the estate of BARBARA PRICE, Deceased, whose date of death was October 24, 2023, is pending in the Circuit Court for HILL-SBOROUGH County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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. The date of first publication of this notice is January 26, 2024. ANGELA NEAL,

ANGELA NEAL, Personal Representative Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 165TH Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com Jan. 26; Feb. 2, 2024 24-00203H

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 23-CP-004313 Division A IN RE: ESTATE OF PATRICIA JANE ANDREWS a/k/a PATRICIA J. ANDREWS a/k/a PATRICIA ANDREWS, Deceased.

The administration of the estate of PATRICIA JANE ANDREWS a/k/a PATRICIA J. ANDREWS a/k/a PATRI-CIA ANDREWS, deceased, whose date of death was July 5, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

FEBRUARY 2 - FEBRUARY 8, 2024

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000078 Division A IN RE: ESTATE OF LYNN KATHLEEN MOONEY a/k/a LYNN MOONEY, Deceased.

The administration of the estate of LYNN KATHLEEN MOONEY a/k/a LYNN MOONEY, deceased, whose date of death was December 8, 2023, is pending in the Circuit Court for Hilksborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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.

STANLEY L. BEAL Personal Representative

11317 Knoxville lane Frisco, TX 75035 James P. Hines, Jr. Attorney for Personal Representative Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Secondary Email: mgreco@hnh-law.com

Jan. 26; Feb. 2, 2024 24-00208H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 23-CC-117473

ALLY BANK; Plaintiff, VS.

TINA M. BOZMAN; et al., Defendant(s).

TO: Tina M. Bozman

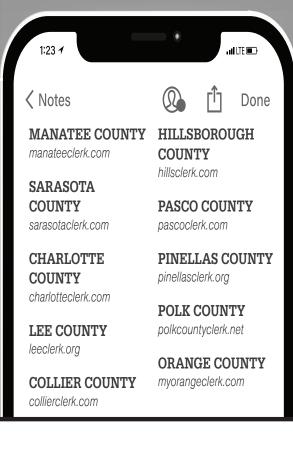
Last Known Residence: 400 N Rome Ave. Unit 1429 Tampa, FL 33606

YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida:

2019 Mazda MX-5 Miata, VIN JM1NDAB78K0300916

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before February 22, 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 or petition. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Dated on JAN 17 2024. As Clerk of the Court (SEAL) By: /s/ Marquita Jones As Deputy Clerk ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-132B Ref# 6593 Jan. 26; Feb. 2, 9, 16, 2024

24-00249H



The action is asking the court to decide how the following real or personal property should be divided: NONE

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

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. DATED: 1/17/2024

CINDY STUART CINDY STUART CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Isha Tirado-Baker Deputy Clerk Jan. 26; Feb. 2, 9, 16, 2024 24-00185H 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: /s/ Cristiliana Colon 4065 Bunker Dr. SW Austell, GA 30106 Attorney for Personal Representative: /s/ Aliana M. Payret Florida Bar No. 104377 Robinson, Pecaro & Mier, P.A. 201 N. Kentucky Avenue, ≢2 Lakeland, FL 33801 Email Address: apayret@lawdrive.com Jan. 26; Feb. 2, 2024 24-00202H

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 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.

MARY HELEN CAMPBELL FARRIS A/K/A MARY HELEN FARRIS Personal Representative 11208 Winn Road Riverview, FL 33569 James P. Hines, Jr. Attorney for Personal Representative Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Ave. Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Secondary Email: mgreco@hnh-law.com Jan. 26; Feb. 2, 2024 24-00207H

SECOND INSERTION

A-28-28-19-

SECOND AMENDMENT TO

DECLARATION IN OFFICIAL RECORD BOOK 4742, PAGE

1583 AND CONDOMINIUM

PLAT BOOK 7, PAGE 93, ALL OF THE PUBLIC RECORDS

OF HILLSBOROUGH COUN-

Name of record owner: GERAL-

Property Address: 7195 E BANK

Any person claiming an interest in the

surplus from the sale, if any, other than

the property owner as of the date of the

notice must file a claim within sixty (60)

If you are a person with a disability

who needs any accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the

provision of certain assistance. Please

contact the ADA Coordinator, Hills-

borough County Courthouse, 800 E.

Twiggs St., Room 604, Tampa, Florida

33602, (813) 272-7040, at least 7 days before your scheduled court appear-

ance, or immediately upon receiving

this notification if the time before the

scheduled appearance is less than 7

days; if you are hearing or voice im-

24-00226H

Dated: January 22, 2024

s/ Marielle Westerman, Esq.

Florida Bar No. 13244

Westerman Law, PLLC

Jan. 26; Feb. 2, 2024

360 Central Ave., Ste. 800

St. Petersburg, FL 33701

mwesterman@westerman.law

DINE DINKINS FOSTER

46D-000032-00206.0

Folio: 148821-0220

days after the sale.

paired, call 711.

DR, TAMPA, FL 33617-7312

TY. FLORIDA.

PIN:

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 29-2019-CA-003884 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER,

Plaintiff, vs. BRIAN RUBRIGHT, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated January 12, 2024, and entered in Case No. 29-2019-CA-003884 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Nationstar Mortgage LLC d/b/a Mr. Cooper, is the Plaintiff and Brian Rubright, Hillsborough County, Florida, Bay Pointe Colony Condominium Association, Inc., Brian Rubright, are defendants, the Hillsborough 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. hillsborough.realforeclose.com, Hillsborough County, Florida at 10:00 AM on the February 13, 2024 the following described property as set forth in said

Final Judgment of Foreclosure: BUILDING 15 UNIT 2, OF BAY POINTE COLONY, A CON-DOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 17517, PAGES 698 - 835, OF THE PUBLIC RECORDS OF HILLSBOR-OUGH COUNTY, FLORIDA,

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 29-2023-CA-011507 DIVISION: C U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, UNDER, THROUGH, OR AGAINST GLORIA BRODIE AKA GLORIA CAROL BRODIE, DECEASED, et al, Defendant(s). To: THE UNKNOWN HEIRS, DE-

VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIM-ING BY, UNDER, THROUGH, OR AGAINST GLORIA BRODIE AKA GLORIA CAROL BRODIE, DE-CEASED Last Known Address: Unknown

Current Address: Unknown

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

LOT 15, BLOCK 4, DEL RIO ESTATES - UNIT 2, A SUBDI-VISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 33, PAGE 89 IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. A/K/A 4415 BASS ST TAMPA FL

33617

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 22-CA-009358

TOGETHER WITH AN UN-DIVIDED INTEREST IN THE COMMON ELEMENTS AP-PURTENANT THERETO. A/K/A 14590 SEAFORD CIR-CLE, UNIT 101, TAMPA, FL 33613

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.

In Accordance with the Americans with Disabilities Act, if you are a per-son with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508

Dated this 22 day of January, 2024. ALBERTELLI LAŴ P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Swosinski Florida Bar #96533 Justin Swosinski, Esq. CT - 19-007671 Jan. 26; Feb. 2, 2024 24-00224H

SECOND INSERTION

has been filed against you and you are required to file written defenses by 02/28/2024, 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. This notice shall be published once a week for two consecutive weeks in the Business Observer.

**See the Americans with Disabilities Act

In Accordance with the Americans with Disabilities Act, if you are a per-son with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508

WITNESS my hand and the seal of this court on this 23 day of January,

Clerk of the	Circuit Court
(SEAL) By: /s/ Isha T	Гirado-Baker
]	Deputy Clerk
Albertelli Law	
P.O. Box 23028	
Fampa, FL 33623	
NL - 23-000114	
Jan. 26; Feb. 2, 2024	24-00242H

SECOND INSERTION

required to serve a copy of your written defenses, if any, on Anthony R. Smith,

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 2013-CA-006205

DIVISION: C Nationstar Mortgage LLC

Plaintiff, -vs.-BRAD A. GALLO; UNKNOWN SPOUSE OF BRAD A. GALLO; UNKNOWN TENANT 1; **UNKNOWN TENANT 2: and all** unknown parties claiming by, through, under or against the above named Defendant(s), who (is/are) not known to be dead or alive, whether said unknown parties claim as heirs, devisees, grantees, assignees, lienors, creditors, trustees, spouses, or other claimants; KATHY MARIE GALLO Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2013-CA-006205 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and BRAD A. GALLO are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at http://www.hillsborough.realforeclose. com beginning at 10:00 a.m. on February 20, 2024, the following described property as set forth in said Final Judgment, to-wit:

THE WEST 10 FEET OF LOT 7 AND ALL OF LOT 8, BLOCK 9, RIO VISTA, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 74, OF

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

CIRCUIT CIVIL DIVISION CASE NO.: 22-CA-000631 ALLIED FIRST BANK, SB DBA SERVBANK

Plaintiff(s), vs.

GREGORY S PASTRANA; et al.,

Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on December 21, 2023 in the above-captioned action, the Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 23rd day of February, 2024 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 217, CARLTON LAKES PHASE 1A, 1B-1 AND 1B-2, according to the Plat thereof as recorded in Plat Book 126, Page(s) 228, of the Public Records of Hillsborough County, Florida. Property address: 11407 Amapola Boom Court, Riverview, FL

33579 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. Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary email address for service, in the above styled matter, of all pleadings and documents required to be served on the par-

AMERICANS WITH DISABIL-

THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY.

SECOND INSERTION

FLORIDA. PERSON CLAIMING AN ANY 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com

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

"In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770." LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Telephone: (561) 998-6700 Ext. 55139 18-313434 FC01 CXE 24-00228H Jan. 26; Feb. 2, 2024

SECOND INSERTION

ITY ACT: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO ACCESS COURT FACILITIES OR PARTICIPATE IN A COURT PRO-CEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. TO REQUEST SUCH AN ACCOM-MODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURT AS FAR IN ADVANCE AS POSSIBLE, BUT PREFERABLY AT LEAST (7) DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE OR OTHER COURT ACTIV-ITY OF THE DATE THE SERVICE IS NEEDED: COMPLETE A REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. PLEASE REVIEW FAQ'S FOR ANSWERS TO MANY QUES-TIONS. YOU MAY CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS ADA COORDINATOR BY LETTER, TELEPHONE OR E-MAIL. ADMINISTRATIVE OFFICE OF THE COURTS, ATTENTION: ADA COOR-DINATOR, 800 E. TWIGGS STREET, TAMPA, FL 33602. PHONE: 813-272-7040; HEARING IMPAIRED: 1- 800-955-8771; VOICE IMPAIRED: 1-800-955-8770; E-MAIL: ADA@FLJUD13. ORG.

Respectfully submitted, PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff TDP File No. 21-009186-1 Jan. 26; Feb. 2, 2024 24-00241H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO. 23-CA-013565 WATERSIDE COMMUNITY ASSOCIATION, INC., PLAINTIFF, V. GERALDINE DINKINS FOSTER. A/K/A GERALDINE DINKINS FOSTER, ET. AL,

DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 19, 2024, entered in Case No. 23-CA-013565 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein WATERSIDE COMMUNITY ASSOCIATION, INC., is the Plaintiff, GERALDINE DINKINS and FOSTER, A/K/A GERALDINE DINKINS FOSTER, ET. AL are the Defendants, Cindy Stuart, Clerk of Court of Hillsborough County, will sell to the highest and best bidder for cash online via the internet at https://www. hillsborough.realforeclose.com at 10:00 AM, on the 20th day of February, 2024 the following described property as set forth in said Final Judgment: UNIT 206 IN BUILDING 32

OF WATERSIDE CONDOMIN-IUM I, A CONDOMINIUM ACCORDING TO THE DECLA-RATION OF CONDOMINIUM IN OFFICIAL RECORD BOOK 4608, PAGE 1414 AND FIRST AMENDMENT TO DECLARA-TION IN OFFICIAL RECORD BOOK 4680, PAGE 32 AND

IN AND FOR HILLSBOROUGH

COUNTY, FLORIDA

CIVIL ACTION

Case #: 2018-CA-009910

DIVISION: C

U.S. Bank National Association, as

Trustee for SASCO Mortgage Loan

Robert J. Hales II a/k/a Robert J.

Hales; Sherry Hales; Southgreen

Unknown Parties in Possession #1. if

Homeowners Association, Inc.;

living, and all Unknown Parties

Defendant(s) who are not known

to be dead or alive, whether said

Grantees, or Other Claimants;

Unknown Parties in Possession

#2, if living, and all Unknown

and against the above named

be dead or alive, whether said

Grantees, or Other Claimants

Defendant(s).

Unknown Parties may claim an

Unknown Parties may claim an interest as Spouse, Heirs, Devisees,

Parties claiming by, through, under

Defendant(s) who are not known to

interest as Spouse, Heirs, Devisees,

NOTICE IS HEREBY GIVEN pursu-

ant to order rescheduling foreclosure

sale or Final Judgment, entered in Civil

Case No. 2018-CA-009910 of the Cir-

cuit Court of the 13th Judicial Circuit in

and for Hillsborough County, Florida,

wherein U.S. Bank National Associa-

tion, as Trustee for SASCO Mortgage

Loan Trust 2007-WF2, Plaintiff and

Robert J. Hales II a/k/a Robert J. Hales

are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and

best bidder for cash by electronic sale at

http://www.hillsborough.realforeclose.

com beginning at 10:00 a.m. on Febru-

ary 13, 2024, the following described

property as set forth in said Final Judg-

and judgment will be entered against

If you are a person with a disability

who needs an accommodation in order

to access court facilities or participate

in a court proceeding, you are entitled,

at no cost to you, to the provision of cer-

tain assistance. To request such an ac-

commodation, please contact Court Ad-

ministration at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving a notification of

a scheduled court proceeding if the time

before the scheduled appearance is less

than 7 days. Complete the Request for

Accommodations Form and submit

claiming by, through, under

and against the above named

Trust 2007-WF2

Plaintiff. -vs.-

SECOND INSERTION NOTICE OF SALE ment. to-wit: IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

LOT 26, OF SOUTHGREEN SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 103, PAGE 18, OF THE PUBLIC RECORDS OF HILLSBOR-OUGH 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com

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

with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770." LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Michael L. Tebbi Michael L. Tebbi, Esq. FL Bar # 70856 18-315936 FC01 WNI Jan. 26; Feb. 2, 2024 24-00229H

SECOND INSERTION

YOU ARE HEREBY NOTIFIED Plaintiff's attorney otherwise a default to 800 E. Twiggs Street, Room 604.

you for the relief demanded.

NOTICE OF ACTION

Boca Raton, Florida 33487 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Michael L. Tebbi Michael L. Tebbi, Esq. FL Bar # 70856

DIVSION: G FIRST-CITIZENS BANK & TRUST COMPANY, SUCCESSOR BY MERGER TO CIT BANK, N.A. Plaintiff, v. UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF GAITHER W. CROSS, et al..

Defendants.

TO: Unknown Personal Representative of the Estate of Gaither W. Cross 4407 Cobia Dr Tampa FL 33617 Unknown Party in Possession 1 4407 Cobia Dr Tampa FL 33617 Unknown Party in Possession 2 4407 Cobia Dr Tampa FL 33617 Hashim Wimbley 8674 Hunters Key Circle Tampa FL 33647 Unknown Heirs, Beneficiaries and Devisees of the Estate of Gaither W. Cross 4407 Cobia Dr Tampa FL 33617

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

Lot 25, Block 5, Del Rio Estates, Unit No. 5, according to the map or plat thereof as recorded in Plat Book 40, Page 3, of the Public Records of Hillsborough County, Florida.

has been filed against you and you are

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.

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

If you are a person with a disability who needs any accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such assistance, please contact the 13th Judicial Circuit Court's ADA Coordinator at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less that seven 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 Hillsborough County, Florida, this 23 day of January, 2024.

Cindv Stuart as Clerk of the Circuit Court of Hillsborough County, Florida (SEAL) By: /s/ Isha Tirado-Baker DEPUTY CLERK Anthony R. Smith, Esquire Plaintiff's attorney Tiffany & Bosco, P.A.

1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Jan. 26; Feb. 2, 2024 24-00243H

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

CASE NO.: 2023-CA-015382 TABORELLI PROPERTIES LLC. Plaintiff, v.

DONALD W GILLIAM; JOHN DOE, AS THE PERSONAL REPRESENTATIVE OF THE ESTATE OF DONALD FRED BROCK; and SANDRA JOYCE BROCK; TED A BROCK; and PAUL E. BROCK, Defendants. To DONALD W GILLIAM:

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 23-CA-015862 ALLY BANK; Plaintiff, VS. JORGE CUELLAR; et al., Defendant(s). TO: Jorge Cuellar

that an action to Quiet Title to real property described as:

FOREST PARK PLAT 7 PG 13 W 169.3 FT MOL OF BLOCK 10 LESS N 118 FT & LESS S 330 FT More commonly known as: 2205 W Lowry Ave., Plant City, FL 33563

has been filed by Plaintiff, TABORELLI PROPERTIES 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, Jacksonville, FL 32224, (904)620-9545 on or before 02/27/2024 and file the original with the Clerk of Court and

THIRD INSERTION

Last Known Residence: 4401 W Lambright Street Tampa, FL 33614 YOU ARE NOTIFIED that an ac-

tion for Replevin of personal property and breach of contract damages on the following personal property in Hillsborough County, Florida:

2022 Jeep Gladiator VIN 1C6JTEGNL169641 has been filed against you and you are required to serve a copy of your written

defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before February 19 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 or petition. Dated on JAN 12 2024.

Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Witness my hand and the seal of this court on this day of JAN 22 2024.

Clerk of the Circuit Court (SEAL) By: /s/ Marquita Jones Deputy Clerk

Alisa Wilkes, Esq. Wilkes & Mee, PLLC 13400 Sutton Park Dr., S, Suite 1204 Jacksonville, FL 32224 Jan. 26; Feb. 2, 9, 16, 2024

24-00250H

As Clerk of the Court (SEAL) By: /s/ Marquita Jones As Deputy Clerk ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-073B Ref# 6450 Jan. 19, 26; Feb. 2, 9, 2024 24-00145H



Email your Legal Notice legal@businessobserverfl.com

Deadline Wednesday at noon Friday Publication



SECOND INSERTION

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION K CASE NO.: 23-CA-011816 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. CAROL L. GOODRICH A/K/A CAROL GOODRICH A/K/A CAROL L. GOODRICH L. A/K/A CAROL LYNN GOODRICH, ET AL., DEFENDANTS. TO: Gretchen Goodrich A/K/A Gretch-

130

en Suzanne Goodrich A/K/A Gretchen G. Goodrich A/K/A Gretchen Goodrich A/K/A Gretchen Oder Goodrich A/K/A Gretchen S. Goodrich Last Known Address: 3623 Coopers

Pond Dr 201, Tampa, FL 33614 Current Residence: UNKNOWN TO: Carol L. Goodrich A/K/A Carol Goodrich A/K/A Carol L. Goodrich L. A/K/A Carol Lynn Goodrich Last Known Address: 9419 N 12th Street, Tampa, FL 33612 Current Residence: UNKNOWN TO: Unknown Spouse Of Carol L. Goodrich A/K/A Carol Goodrich A/K/A

Carol L. Goodrich L. A/K/A Carol Lynn Goodrich Last Known Address: 9419 N 12th St, Tampa, FL 33612

Current Residence: UNKNOWN

TO: Jonathan C. Nida

Last Known Address: 9419 N 12th St, Tampa, FL 33612

Current Residence: UNKNOWN

TO: Unknown Tenant in Possession of the Subject Property

Last Known Address: 9419 N 12th St, Tampa, FL 33612 Current Residence: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property: LOT 3, BLOCK 1, FAIRVIEW TERRACE, ACCORDING TO THE PLAT THEREOF, RE-CORDED IN PLAT BOOK 11, PAGE 55, OF THE PUBLIC RE-CORDS OF HILLSBOROUGH

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 20-CA-000913 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE

COMPANY, Plaintiff, vs. PHILLIP J. BOYLE, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 11, 2021, and entered in 20-CA-000913 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORT-GAGE COMPANY is the Plaintiff and PHILLIP J. BOYLE; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at

www.hillsborough.realforeclose.com, at 10:00 AM, on February 15, 2024, the following described property as set forth in said Final Judgment, to wit: THE SOUTHEASTERLY 74.00 FEET OF LOTS 11 AND 12, BLOCK 33, GOLFLAND RE-SUBDIVISION, AS PER MAP OR PLAT THEREOF, AS RECORD-

ED IN PLAT BOOK 29, PAGE 47 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, BEING MORE PAR-TICULARLY DESCRIBED AS

COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER. GEORGE & SUGGS. PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 02/21/2024, within or before a date at least thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota. FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability who needs 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 Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. The Court's ADA Coordinator web page below details the nature of the accommodations that can be provided by the Florida Courts under the ADA. https://www.fljud13.org/ BusinessOperations/CourtFacilities/ ADAAccommodations.aspx Phone: (813) 272-7040 or ada@fljud13.org

WITNESS my hand and the seal of this Court this 16 day of JANUARY, 2024.

CINDY STUART As Clerk of Court (SEAL) By: /s/ Regina Carvalho As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC Attorney for Plaintiff 210 N. University Drive, Suite 900 Coral Springs, FL 33071 Jan. 26; Feb. 2, 2024 24-00184H

SECOND INSERTION

THE POINT OF BEGINNING. Property Address: 10716 EDGE-WATER LANE, TAMPA, FL 33612

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 DISABILITY 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 18 day of January, 2024. ROBERTSON,

ANSCHUTZ, SCHNEID,

SECOND INSERTION

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

CASE NO.: 23-CA-011605 **KIAVI FUNDING, INC.,** Plaintiff. v.

ONE HOUR HOUSE SOLUTIONS, LLC, a Florida Limited Liability Company; ASHLEY RADER, an Individual; UNKNOWN TENANT **#1: UNKNOWN TENANT #2.** Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order dated January 10, 2024 entered in Civil Case No. 23-CA-011605 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein KIAVI FUND-ING, INC., Plaintiff and ONE HOUR HOUSE SOLUTIONS, LLC, a Florida Limited Liability Company; ASHLEY RADER, an Individual are defendants, Cindy Stuart, Clerk of Court, will sell the property at public sale at www.hillsborough.realforeclose.com beginning at 10:00 AM on March 11, 2024 the following described property as set forth in said Final Judgment, towit:

NORTH 5 FEET OF LOT 14, AND LOT 15 IN BLOCK 12, RE-VISED PLAT OF PARKLAND ESTATES. AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 1, ON PAGE 156 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-TY, FLORIDA. Property Address: 823 South MacDill Avenue, Tampa, FL

33609 ANY PERSON CLAIMING AN IN-

SECOND INSERTION NOTICE OF FORECLOSURE SALE

PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY FLORIDA CASE NO.: 19-CA-013029 FIFTH THIRD BANK, Plaintiff, VS. BETTY L HARTMAN; KIMBERLY ANN NAUMAN; UNKNOWN SPOUSE OF KIMBERLY ANN NAUMAN N/K/A MICHAEL NAUMAN; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL **REVENU; HILLSBOROUGH** COUNTY, POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; FLORIDA DEPARTMENT OF REVENUE; CARROLLWOOD VILLAGE TWINLAKES TOWNHOUSES CONDOMINIUM ASSOCIATION. INC.; CARROLLWOOD VILLAGE HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on July 14, 2023 in Civil Case No. 19-CA-013029, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, FIFTH THIRD BANK is the Plaintiff, and BETTY L HART-MAN; KIMBERLY ANN NAUMAN; UNKNOWN SPOUSE OF KIMBERLY ANN NAUMAN N/K/A MICHAEL NAUMAN; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL REVENU; HILLSBOROUGH COUNTY PO-

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

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com /s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: 02301895-JMV Jan. 26; Feb. 2, 2024 24-00182H

INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough. realforeclose.com on March 19, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

APARTMENT UNIT NO. 13619, BUILDING NO. 15, CARROLLWOOD VILLAGE TWINLAKES TOWNHOUSES CONDOMINIUM, A CON-DOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORD-ED IN OFFICIAL RECORD BOOK 2966 PAGE 1771, ANY FURTHER AMENDMENTS THERETO AND ACCORDING TO THE CONDOMINIUM PLAT BOOK 1, PAGE 64, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTER-EST IN ALL COMMON ELE-MENTS, IF ANY.

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

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 18 day of January, 2024.

ALDRIDGE PITE, LLP

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

CASE NO.: 23-CA-016314 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE OF THE SECURITY NATIONAL MORTGAGE LOAN TRUST 2006-1, Plaintiff, v. DONNIE D. FLOWERS; et al,

Defendants. To the following Defendant(s): DONNIE D. FLOWERS

(Last Known Address: 1316 East 15th

Avenue, Tampa, FL 33605) UNKNOWN SPOUSE OF DONNIE D. FLOWERS

(Last Known Address: 1316 East 15th Avenue, Tampa, FL 33605)

UNKNOWN TENANT #1 (Last Known Address: 1316 East 15th Avenue, Tampa, FL 33605) UNKNOWN TENANT #2

(Last Known Address: 1316 East 15th

Avenue, Tampa, FL 33605) YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: LOT 2, LESS THE NORTH 22

FEET OF THE EAST 25 FEET AND LESS THE EAST 10.20 FEET OF THE SOUTH 55.00 FEET OF LOT 2 THEREOF; LOT 3.LESS THE WEST 15 FEET THEREOF; AND THE WEST 10 FEET OF LOT 6, ALL IN BLOCK "A". OF URBANO PEREZ SUB-DIVISION, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 12, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, AND THAT PART OF THE 10 FEET ALLEY IN BLOCK "A", NOW CLOSED, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 6, RUN SOUTH ALONG THE WEST BOUNDARY OF SAID LOT 6, 35 FEET, THENCE EAST 10 FEET, THENCE SOUTH 10 FEET, THENCE WEST 20 FEET, THENCE NORTH 45 FEET, THENCE EAST 10 FEET TO THE POINT OF BEGIN-NING, ALL LYING AND BEING IN HILLSBOROUGH COUNTY,

FLORIDA. PROPERTY ADDRESS: 1316 EAST 15TH AVENUE, TAMPA. FL 33605 has been filed against you and you are

required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 on or before 02/23/2024, a date which is within thirty (30) days after the first publication of this Notice 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. 2010-08.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org.

WITNESS my hand and the seal of this Court this day of JAN 18, 2024.

CINDY STUART As Clerk of the Court (SEAL) By /s/ Marquita Jones As Deputy Clerk

Ghidotti| Berger LLP Attorney for Plaintiff 1031 North Miami Beach Boulevard North Miami Beach, FL 33162 Jan. 26; Feb. 2, 2024 24-00230H

SECOND INSERTION

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

CASE NO .: 15-CA-011691 (G) U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs.

JACINTA C. BROUWN; MANUEL GLENN MIRANDA; JENNIFER J. MIRANDA: UNKNOWN SPOUSE OF JACINTA C. BROUWN; LIVE OAK PRESERVE ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al.,

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated April 23, 2019 and an Order Rescheduling Foreclosure Sale dated January 19, 2024, entered in Civil Case No.: 15-CA-011691 (G) of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MAS-TER PARTICIPATION TRUST, Plaintiff, and JACINTA C. BROUWN; MAN-UEL GLENN MIRANDA; JENNIFER J. MIRANDA; LIVE OAK PRESERVE ASSOCIATION, INC., are Defendants.

CINDY STUART, The Clerk of the

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.

If you are an individual with a disability who needs an accommodation in order to participate in a court proceeding or other court service, program, or activity, you are entitled, at no cost to you, to the provision of certain assistance. Requests for accommodations may be presented on this form, in another written format, or orally. Please complete the attached form and mail it to the Thirteenth Judicial Circuit. Attention: ADA Coordinator, 800 E. Twiggs Street, Room 604, Tampa, FL 33602 or email it to ADA@fljud13.org as far in advance as possible, but preferably at least seven (7) days before your scheduled court appearance or other court activity.

Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance in completing this form due to your disability, or to request this document in an alternate format, please contact the ADA Coordinator at (813) 272-7040 or 711 (Hearing or Voice Impaired Line) or ADA@

Theorem Debendber Ho		IIILLODOROCUII COUNTI, IO-	inditional in the second	·	0 1 0
FOLLOWS:	CRANE & PARTNERS, PLLC	LITICAL SUBDIVISION OF THE	Attorney for Plaintiff	Circuit Court, will sell to the highest	fljud13.org.
FROM THE SOUTHWEST COR-	Attorney for Plaintiff	STATE OF FLORIDA; FLORIDA	5300 West Atlantic Avenue	bidder for cash, at www.hillsborough.	Dated: January 22, 2024
NER OF SAID LOT 12, RUN	6409 Congress Ave., Suite 100	DEPARTMENT OF REVENUE; CAR-	Suite 303	realforeclose.com, at 10:00 AM, on the	/s/ Brian L. Rosaler
THENCE NORTH 59°23'E 130	Boca Raton, FL 33487	ROLLWOOD VILLAGE TWINLAKES	Delray Beach, FL 33484	21st day of February, 2024, the follow-	By: Brian L. Rosaler
FEET ON THE SOUTHEASTER-	Telephone: 561-241-6901	TOWNHOUSES CONDOMINIUM	Telephone: 561-392-6391	ing described real property as set forth	Florida Bar No.: 0174882.
LY BOUNDARY OF SAID LOT 12	Facsimile: 561-997-6909	ASSOCIATION, INC.: CARROLL-	Facsimile: 561-392-6965	in said Judgment, to wit:	Attorney for Plaintiff:
AND 11 TO THE SOUTHEAST	00, 000	WOOD VILLAGE HOMEOWNERS	By: Digitally signed by	LOT 1, BLOCK 88, LIVE OAK	Brian L. Rosaler, Esquire
CORNER OF LOT 11; THENCE	Service Email: flmail@raslg.com	ASSOCIATION, INC.; ANY AND	Zachary Ullman	PRESERVE PHASE 2A-VIL-	Popkin & Rosaler, P.A.
NORTH 30°37' WEST 74 FEET	By: \S\Danielle Salem	ALL UNKNOWN PARTIES CLAIM-	Date: 2024.01.18 13:17:53-05'00'	LAGES 9,10,11 AND 14, AC-	1701 West Hillsboro Boulevard
TO THE EAST BOUNDARY OF	Danielle Salem, Esquire	ING BY, THROUGH, UNDER AND	/s/ Zachary Ullman	CORDING TO THE PLAT RE-	Suite 400
SAID LOT 11; THENCE SOUTH	Florida Bar No. 0058248	AGAINST THE HEREIN NAMED	FBN: 106751	CORDED IN PLAT BOOK 105,	Deerfield Beach, FL 33442
59°23' WEST 130 FEET TO THE	Communication Email:	INDIVIDUAL DEFENDANT(S) WHO	Primary E-Mail:	PAGE 46, AS RECORDED IN	Telephone: (954) 360-9030
SOUTHWESTERLY BOUND-	dsalem@raslg.com	ARE NOT KNOWN TO BE DEAD OR	ServiceMail@aldridgepite.com	THE PUBLIC RECORDS OF	Facsimile: (954) 420-5187
ARY OF LOT 12; THENCE RUN	19-407569 - MaM	ALIVE, WHETHER SAID UN-	1599-119B	HILLSBOROUGH COUNTY,	15-41511
SOUTHEASTERLY 74 FEET TO	Jan. 26; Feb. 2, 2024 24-00204H	KNOWN PARTIES MAY CLAIM AN	Jan. 26; Feb. 2, 2024 24-00196H	FLORIDA.	Jan. 26; Feb. 2, 2024 24-00220H
	i				

SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-016774 FINANCE OF AMERICA REVERSE LLC, Plaintiff, vs THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BELINDA MCGAHEE A/K/A BELINDA E. MCGAHEE, DECEASED, et. al.

Defendant(s), TO: THE UNKNOWN HEIRS, BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BELINDA MC-GAHEE A/K/A BELINDA E. MCGA-HEE, DECEASED, THE UNKNOWN HEIRS BENEFICIARIES DEVISEES GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF JAMES PATRICK MCGAHEE, DECEASED, whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by,

through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED

that an action to foreclose a mortgage on the following property:

LOT 91 AND THE WEST 26.33 FEET OF LOT 92 LAKE CHAP-MAN SUBDIVISION, ACCORD-ING TO MAP OR PLAT THERE-OF RECORDED IN PLAT BOOK 30, PAGE 38 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. BEING THE SAME PROPERTY CONVEYED TO BELINDA MC-GAHEE, UNMARRIED FROM BELINDA E. MCGAHEE, ALSO

KNOWN AS BELINDA MCGA-HEE, SURVIVING SPOUSE OF JAMES G. MCGAHEE WHO DEPARTED THIS LIFE ON 12/09/2015 BY WARRANTY DEED DATED APRIL 9, 2019 AND RECORDED APRIL 23, 2019 AMONG THE LAND RE-CORDS OF HILLSBOROUGH COUNTY, STATE OF FLORIDA IN BOOK 26556, PAGE 78 IN-STRUMENT NO. 2019165233. 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 February 19.

2024/(30 days from Date of First Publi-

cation of this Notice) and file the origi-

nal 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.

THIS NOTICE SHALL PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

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

7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Heln Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

WITNESS my hand and the seal of this Court at County, Florida, this day of JAN 12 2024.

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Marquita Jones DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-154297 Jan. 26; Feb. 2, 2024 24-00245H

SECOND INSERTION

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 23-CA-000536 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. MARY ANN STRICKLAND, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure dated June 22, 2023, and entered in 23-CA-000536 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein MORTGAGE ASSETS MAN-AGEMENT, LLC is the Plaintiff and MARY ANN STRICKLAND; UN-KNOWN SPOUSE OF MARY ANN STRICKLAND; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on February 13, 2024, the following described property as set

forth in said Final Judgment, to wit: LOT 15, BLOCK 7, ROCKY POINT VILLAGE UNIT NO 2, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 35, PAGE 63, OF THE PUBLIC RECORDS OF COUNTY HILLSBOROUGH FLORIDA.

Property Address: 4507 DEVON-SHIRE BOAD, TAMPA, FL 33634 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

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 23-CA-015207 CARRINGTON MORTGAGE SERVICES LLC, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, ESTHER S. GARCIA AKA ESTHER GARCIA. 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, ESTHER S. GARCIA AKA ESTHER GARCIA, DECEASED Last Known Address: Unknown Current Address: Unknown UNKNOWN PARTY #1 Last Known Address: 3321 W Aileen Street Tampa, FL 33607 Current Address: 3321 W Aileen Street Tampa, FL 33607 UNKNOWN PARTY #2 Last Known Address: 3321 W Aileen Street Tampa, FL 33607 Current Address: 3321 W Aileen Street Tampa, FL 33607 YOU ARE NOTIFIED that an action

to foreclose a mortgage on the follow-ing property in Hillsborough County, Florida: LOT 15, BLOCK 49, JOHN H. DREW'S FIRST

45.031

IMPORTANT AMERICANS WITH DISABILITY 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 the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org

Dated this 17 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 22-072093 - GrS Jan. 26; Feb. 2, 2024 24-00181H

SECOND INSERTION

RECORDED IN PLAT BOOK 5, PAGE 42 OF THE PUBLIC RE-CORDS OF HILLSBOROUGH COUNTY, FLORIDA. A/K/A 3321 W AILEEN ST TAM-PA FL 33607

has been filed against you and you are required to file written defenses by , 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. This notice shall be published once a

week for two consecutive weeks in the Business Observer. **See the Americans with Disabilities

Act 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 the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

WITNESS my hand and the seal of this court on this day of JAN 17, 2024. Clerk of the Circuit Court (SEAL) By: /s/ Marquita Jones

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

SECOND INSERTION NOTICE OF SALE

IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT

IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 19-CA-005390 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-9 Plaintiff. v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF MARTHA KENNEDY A/K/A

MARTHA H. KENNEDY, DECEASED; UNKNOWN TENANT 2; HEWITT ESMOND SMITH A/K/A HEWITT E. SMITH; SANDRA KATE WILLIAMS: **UNKNOWN TENANT 1; CLERK** OF CIRCUIT COURT HILLSBOROUGH COUNTY. FLORIDA; HILLSBOROUGH COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; STATE OF FLORIDA DEPARTMENT OF REVENUE Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 19, 2022, and Order Rescheduling Foreclosure Sale entered on January 17, 2024, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Cindy Stuart, Clerk of the Circuit Court, shall sell the property situated in Hillsborough County, Florida, described as:

LOT 4, BLOCK 10, PROGRESS VILLAGE UNIT 1, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 35, PAGE 32 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUN-

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH IUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

CIVIL ACTION CASE NO.: 29-2019-CA-008560 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR CASCADE FUNDING RM3 ACQUISITIONS

GRANTOR TRUST,

Plaintiff, vs. EDWARD MCDONALD, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 12, 2023, and entered in Case No. 29-2019-CA-008560 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Wilmington Savings Fund Society, FSB, not in its individual capacity but solely in its capacity as Owner Trustee for Cascade Funding RM3 Acquisitions Grantor Trust, is the Plaintiff and Edward Mc-Donald, Hillsborough County Clerk of the Circuit Court, are defendants, the Hillsborough 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. hillsborough.realforeclose.com, Hillsborough County, Florida at 10:00 AM on the February 15, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

BEGINNING AT THE NORTH-WEST CORNER OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SEC-TION 28, TOWNSHIP 28 SOUTH, RANGE 19 EAST, RUN THENCE EAST 30 FEET, SOUTH 1021 FEET FOR A POINT OF BEGINNING THENCE SOUTH 100 FEET, EAST 225.8 FEET, MORE OR

TY, FLORIDA. a/k/a 5707 S 79TH ST, TAMPA, FL 33619

at public sale, to the highest and best bidder, for cash, online at http://www. hillsborough.realforeclose.com, on February 22, 2024 beginning at 10:00 AM.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street , Tampa, FL 33602 Phone: 813-272-7040 , Hearing Impaired: 1-800-955-8771: Voice impaired: 1-800-955-8770 ; or e-mail: ADA@fljud13.org Dated at St. Petersburg, Florida this 18th. 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 1000003940 Jan. 26; Feb. 2, 2024 24-00195H

LESS TO THE BANK OF THE HILLSBOROUGH RIVER, THENCE IN A NORTHEAST-ERLY DIRECTION ALONG THE BANK OF THE HILL-SBOROUGH RIVER TO A POINT WHICH IS 243.3 FEET MORE OR LESS EAST OF THE POINT OF BEGINNING, THENCE WEST TO THE POINT OF BEGINNING

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. 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 the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. To file response please contact Hillsborough County Clerk of Court, P.O. Box 989, Tampa, FL 33601, Tel: (813) 276-8100; Fax: (813) 272-5508.

Dated this 19 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/ Charline Calhoun Florida Bar # 16141

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 23-CA-013108

DIVISION: A RF – I CARRINGTON MORTGAGE

SERVICES, LLC, Plaintiff, vs. JOANNA KIMBERLY RIMES; RIVERCREST COMMUNITY ASSOCIATION, INC.; VILLAS OF RIVERCREST ASSOCIATION, INC. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated December 20, 2023, and entered in Case No. 23-CA-013108, of the Circuit Court of the Thirteenth Judicial Circuit in and for HILLSBOROUGH County, Florida, CARRINGTON MORTGAGE SERVICES, LLC (hereafter "Plaintiff"), is Plaintiff and JOANNA KIMBERLY RIMES; RIVERCREST COMMUNITY ASSOCIATION, INC.; VILLAS OF ASSOCIATION, RIVERCREST INC., are defendants. Cindy Stuart, Clerk of the Circuit Court for HILLSBOROUGH, County Florida will sell to the highest and best bidder for cash via the Internet at http://www. hillsborough.realforeclose.com at 10:00 a.m., on the 19TH day of FEBRUARY, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 68, BLOCK 17, RIVER-CREST PHASE 2B1, ACCORD-ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 95, PAGE 1-1 THROUGH 1-9 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs 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 Admnistrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813- 2727040; Hearing Impaired 1-800-955-8771; Voice Impaired 1-800-955-8770, email: ADA@fljud13.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.

Si usted es una persona minusválida que necesita algún acomodamiento para poder participar en este procedimiento, usted tiene derecho, sin tener gastos propios, a que se le provea cierta ayuda. Tenga la amabilidad de ponerse en contacto con Admnistrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813- 272-7040; Discapacidad Auditiva 1-800-955-8771, Discapacidad de la Voz 1-800-955-8770, email: ADA@ fljud13.org por lo menos 7 días antes de la cita fijada para su comparecencia en los tribunales, o inmediatamente después de recibir esta notificación si el tiempo antes de la comparecencia que se ha programado es menos de 7 días; si usted tiene discapacitación del oído o de la voz, llame al 711.

Si ou se yon moun ki enfim ki bezwen akomodasyon pou w ka patisipe nan pwosedi sa, ou kalifye san ou pa gen okenn lajan pou w peye, gen pwovizyon pou jwen kèk èd. Tan-pri kontakte Admnistrative Office of the Court ADA Coordinator, 800 E. Twiggs Street Tampa FL 33602, 813-272-7040 ; Moun ki gen pwoblem pou tande 1-800-955-8771; Vwa ki gen pwoblem 1-800-955-8770; email: ADA@fljud13.org nan 7 jou anvan dat ou gen randevou pou parèt nan tribinal la, oubyen imedyatman apre ou fin resevwa konvokasyon an si lè ou gen pou w parèt nan tribinal la mwens ke 7 jou; si ou gen pwoblèm pou w tande oubyen pale, rele 711. VAN NESS LAW FIRM. PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Mark Elia Mark C. Elia, Esq. Bar Number: 695734 CR18364-23/sap Jan. 26; Feb. 2, 2024 24-00219H

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 23-CA-015106 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff(s), vs. JENNIFER RUIZ INDIVIDUALLY AND AS PERSONAL **REPRESENTATIVE OF THE** ESTATE OF JOHN A MCFARLANE A/K/A JOHN ALEXANDER MCFARLANE, JR.; THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OFJOHN A MCFARLANE A/K/A JOHN ALEXANDER MCFARLANE JR. AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN SPOUSE OF JOHN A MCFARLANE A/K/A JOHN ALEXANDER MCFARLANE, JR.; BAY PORT COLONY PROPERTY OWNERS ASSOCIATION, INC.; THE UNKNOWN TENANT IN POSSESSION

Defendant(s). TO: THE UNKNOWN HEIRS, DEVI-SEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OFJOHN A MC-FARLANE A/K/A JOHN ALEXAN-DER MCFARLANE, JR. AND ALL OTHER PERSONS CLAIMING BY THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS LAST KNOWN ADDRESS: UN-KNOWN

Condominiums, A Condominium, And An Undivided, Interest Or Share In The Common Elements Appurtenant Thereto, In Accordance With And Subject To The Covenants, Conditions, Restrictions, Easements, Terms And Other Provisions Of The Declaration Of Condominium As Recorded In Official Records Record Book 3595, Page 385, As Amended; And The Plat Thereof Recorded In Condominium Plat Book 2, Page 48, Both Of The Public Records Of Hillsborough County, Florida. Property address: 6326 Newtown

Circle, 26 A5, Tampa, FL 33615 You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first 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 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 Ad-ministration at least 7 days before your

A/K/A 7203 N 40TH ST TAMPA FL 33604 Any person claiming an interest in the

TO NORTHWEST TAMPA, AS PER MAP OR PLAT THEREOF

NL - 23-008742 Jan. 26; Feb. 2, 2024 24-00183H CT - 19-016414 Jan. 26; Feb. 2, 2024 24-00205H

SECOND INSERTION

Deputy Clerk

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 12-CA-016235 Wells Fargo Bank, N.A., Plaintiff, vs. PIEDAD SANTOS, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 12-CA-016235 of the Circuit Court of the THIRTEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and PIEDAD SANTOS; UNKNOWN SPOUSE OF PIEDAD SANTOS: IF LIVING, IN-CLUDING ANY UNKNOWN SPOUSE OF SAID DEFENDANT(S), IF RE-MARRIED, AND IF DECEASED, THE RESPECTIVE UNKNOWN HEIRS. DEVISEES, GRANTEES, ASSIGN-EES, CREDITORS, LIENORS, AND TRUSTEES, AND ALL OTHER PER-SONS CLAIMING BY, THROUGH, UNDER OR AGAINST THE NAMED DEFENDANT(S); UNKNOWN TEN-

ANT #1; UNKNOWN TENANT #2 are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, http://www.hillsborough. realforeclose.com, beginning at 10:00 AM on the 21st day of March, 2024, the following described property as set forth in said Final Judgment, to wit: PART OF LOT 19 IN BLOCK 1 OF OAKVIEW TERRACE PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 55, PAGE 48 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, BEING MORE PAR-TICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHWEST

CORNER OF SAID LOT 19, RUN THENCE S. 85 DEGREES 42 MINUTES 30 SECONDS E, 29.08 FEET ALONG THE SOUTH RIGHT-OF-WAY LINE OF OAK CLUSTER CIRCLE TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID SOUTH RIGHT-OF-WAY LINE S. 85 DEGREES 42 MIN-UTES 30 SECONDS E. 18.55 FEET; THENCE S. 00 DEGREES

02 MINUTES 27 SECONDS W , 145.33 FEET TO A POINT THE SOUTHWESTERLY ON BOUNDARY OF THE AFORE-SAID LOT 19; THENCE ALONG SOUTHWESTERLY SAID BOUNDARY, N. 52 DEGREES 31 MINUTES 41 SECONDS W, 17.63 FEET: THENCE N. 00 DEGREES 02 MINUTES 27 SECONDS E, 92.94 FEET; THENCE N. 89 DEGREES 57 MINUTES 33 SEC-ONDS W, 4.50 FEET; THENCE N. 00 DEGREES 02 MINUTES 27 SECONDS E, 43.05 FEET TO THE POINT OF BEGINNING. TAX ID: U-30-28-18-174-000001-00019.1

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

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

court appearance or other court activity of the date the service is needed. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602.

You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail. Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602. Phone: 813-272-7040. Hearing Impaired: 1-800-955-8771. Voice impaired: 1-800-955-8770. E-mail: ADA@fljud13.org Dated this 23rd 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.comBy /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 20-F01815 Jan. 26; Feb. 2, 2024 24-00244H

CURRENT ADDRESS: UNKNOWN TO: JENNIFER BUIZ INDIVIDUAL-LY AND AS PERSONAL REPRESEN-TATIVE OF THE ESTATE OF JOHN A MCFARLANE A/K/A JOHN ALEX-ANDER MCFARLANE, JR. LAST KNOWN ADDRESS: 6326

NEWTOWN CIRCLE, 26 A5, TAMPA, FL 33615 CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Hillsborough County, Florida, to foreclose certain real

property described as follows: Unit 26-A5, Northbay Village

scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. DATED this the day of JAN 17 2024. CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Marquita Jones Deputy Clerk Padgett Law Group

6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.comTDP File No. 23-008920-1 Jan. 26; Feb. 2, 2024 24-00231H





HILLSBOROUGH COUNTY

SECOND INSERTION

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

FLORIDA GENERAL JURISDICTION DIVISION

CASE NO.: 2022-CA-008652 WILDWOOD 3 INVESTORS, LLC., a Wyoming limited liability company, Plaintiff, v.

JUNIPER ALF INC., a Florida corporation, BOARD OF COUNTY COMMISSIONERS COLLIER COUNTY, FLORIDA, TAHER KAMELI, and UNKNOWN PARTIES OR TENANTS IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN THAT, pursuant to the Final Judgement of Foreclosure entered on January 19, 2024 in the above-captioned action, the Clerk of Court, will sell to the highest bidder for cash at http://www. hillsborough.realforeclosure.com on February 21, 2024 at 10:00am on the following described property as set

forth in said Final Judgement of Fore-

closure or order, to wit: A parcel of land lying in Section 11, Township 32 South, Range 19 East, Hillsborough County, Florida, being more particularly described as follows:

Commence at the Northeast corner of the Southeast 1/4 of said Section 11, thence S.00°01'41"E., a distance of 83.55 feet along the East boundary of the Southeast 1/4 of said Section 11, to the intersection with the Nort right of way line of State Road No. 674; thencealong said North right-of-wav line the following four (4) courses: 1.) S.89°17'02"W., a distance of 71.96 feet; 2.) S.00°42'58"E., a distance of 37.00 feet; 3.) S.89°17'02"W., a distance of 38.00 feet; 4.) N.87°53'21"W., a distance of 693.36 to a point on a non-tangent curve and the Westerly right of way line of Cortaro Drive; thencealong said Westerly right of way the following five courses: 1.) Northeasterly, 54.98 feet along the arc of a curve concave to the Northwest,

having a radius of 35.00 feet, a central angle of 90°00'00" and a chord of 49.50 feet which bear N.47°06'39"E. to a point of tangency; 2.) N.02°06'39"E., a distance of 465.00 feet to a point of curvature; 3.) Northwesterly, 286.55 feet along the arc of a curve concave to the Southwest, having a radius of 370.00 feet, a central angle of 44°22'24" and a chord of 279.44 feet which bears N.20°04'33"W., to a point of tangency; 4.) N.42°15'44"W., a distance of 487.54 feet to a point of curvature; 5.) Northwesterly, 330.18 feet along the arc of a curve concave to the Northeast, having a radius of 380.00 feet, a central angle of 49°47'03" and a chord of 319.89 feet which bears N.17°22'19"W. to the point of beginning; thence from the point of beginning. S.80°32'20"W., a distance of 298.48 feet; thence S.09°39'03"E., a distance of 62.16 feet; thence S.04°26'18"E., for a distance of 58.23 feet; thence S.08°53'53"E. for a

distance of 45.37 feet, thence S.08°55'23"E., for a distance of 43.46 feet; thence S.75°41'23"W. a distance of 124.59 feet; thence N.12°18'00"W., a distance of 146.80 feet; thence N.07°08'01"E., a distance of 245.05 feet, thence N.04°23'42"W., a distance of 262.98 feet to the intersection with the Southerly right of way line of Upper Creek drive; thence along said Southerly right of way line, Southeasterly, 454.67 feet along the arc of curve concave Southwesterly, having a radius of 1566.00 feet, a central angle of 16°38'07" and a chord of 453.07 feet which bears S.78°13'48"E., to the point of tangency; thence S.69°54'45"E., a distance of 14.53 feet to the point of curvature of a curve concave Southwesterly having a radius of 35.00 feet; thence Southeasterly along said curve an arc distance of 54.98 feet through a central angle of $90^{\circ}00'21$ " subtended by a chord of 49.50 feet which bears

S.24°54'45"E. to the point of tangency and the intersection with the Westerly right of way line of Cortaro Drive; thence along said Westerly right of way line S.20°05'15"W., a distance of 147.74 feet to the point of curvature of a curve concave to the Northeast having a radius of 380.00 feet; thence Southwesterly along said curvean arc distance of 83.35 feet through a central angle of $12^\circ34'03$ " subtended by a chord of 83.18 feet which bears S.13°48'14"W., to the point of beginning.

Any person claiming an interest in the surplus 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 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 at least 7 days before

your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. KEITH D. DIAMOND, P.A. Attorney for Plaintiff 3440 Hollywood Blvd., Suite 415 Hollywood, FL 33021 Telephone: (954) 618-1008 Primary Email: k.diamondpa@gmail.com Admin@keithdiamondlaw.com Secondary: keithdiamond2@aol.com By: /s/ Keith D. Diamond KEITH D. DIAMOND Fla. Bar No. 708615 Jan. 26; Feb. 2, 2024 24-00251H

Business

serve

PUBLISH YOUR LEGAL NOTICE

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- 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

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY manateeclerk.com

SARASOTA COUNTY

sarasotaclerk.com

CHARLOTTE COUNTY charlotteclerk.com LEE COUNTY leeclerk.org

COLLIER COUNTY collierclerk.com

HILLSBOROUGH COUNTY hillsclerk.com

PASCO COUNTY pascoclerk.com **PINELLAS COUNTY** *pinellasclerk.org*

POLK COUNTY polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com

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