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

FEBRUARY 2 - FEBRUARY 8, 2024

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 24PC-44 **Division Probate** IN RE: ESTATE OF SUZANNE J. PFLEGER

Deceased.

The administration of the estate of Suzanne J. Pfleger, deceased, whose date of death was July 23, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Drawer 9000. Bartow, Florida 33830. The names and $addresses\ of\ the\ personal\ representative$ and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: /s/ Janet L. Poelker Janet L. Poelker 2144 Briargate Lane

Kirkwood, Missouri 63122 Attorney for Personal Representative: /s/ Charlotte C. Stone Charlotte C. Stone, Esq. Florida Bar Number: 21297 Stone Law Group, P.L. 3200 US Hwy 27 S., Suite 201 Sebring, Florida 33870 Telephone: (863) 402-5424 Fax: (863) 402-5425

charlotte@stonelawgroupfl.comSecondary E-Mail: tami@stonelawgroupfl.com

February 2, 9, 2024

FIRST INSERTION

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 THOMAS CAPITAL, LLC: Located at PO Box 1282: Polk County in the City of Winter Haven: Florida, 33882-1282 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven Florida, this January day of 24, 2024 THOMAS CAPITAL PARTNERS, LLC February 2, 2024 24-00141K

FIRST INSERTION

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 Squeaky Clean Machine located at 207 Rochester Loop, in the County of Polk, in the City of Davenport, Florida 33897 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Davenport, Florida, this 25th day of January, 2024. Vincent Alexander Sepulveda February 2, 2024

FIRST INSERTION

NOTICE OF PUBLIC SALE following personal property of SCOTT JOEL NORRIS, will, on February 14, 2024, at 10:00 a.m., at 214 May Street, Lot #214, Lakeland, Polk County, Florida 33815; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1971 FEST MOBILE HOME VIN: 32F1023S513, TITLE NO.: 0004757664, and all other personal property located therein PREPARED BY:

J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 24-00166K February 2, 9, 2024

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP0031840000XX

Division Probate IN RE: ESTATE OF STANLEY W. ZUBEK Deceased.

The administration of the estate of $STANLEY\,W.\,ZUBEK, deceased, whose$ date of death was November 20, 2021, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is DRAWER: CC-4, PO Box 9000, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative: /s/ Anne M. Zubek ANNE M. ZUBEK

373 W. 400 S. Valparaiso, Indiana 46385 Attorney for Personal Representative: /s/ Teresa S. Fitzpatrick TERESA S. FITŹPATRICK Attorney Florida Bar Number: 33065

6560 9th Avenue North ST PETERSBURG, FL 33710 Telephone: (727) 727-381-8003Fax: (727) 674-2549 $\hbox{E-Mail: } teresa@fitzpatricklawyers.com$ Secondary E-Mail:

chris@fitzpatricklawvers.com February 2, 9, 2024

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2023CA006249000000 BELL BANK, A NORTH DAKOTA BANKING CORPORATION, Plaintiff, vs. GERALD B. MINNIEFIELD. JR. A/K/A GERALD BERNARD MINNIEFIELD, JR.; MICROF; THE

VERANDAH'S AT LAKE REEVES HOMEOWNERS ASSOCIATION, INC.; TRADITIONS AT WINTER HAVEN HOMEOWNERS ASSOCIATION, INC.; SHATARRA V. CARTER A/K/A SHATARRA VONSHAY CARTER; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), STACY M. BUT-TERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 21 day of February, 2024, the following described property as set

forth in said Final Judgment, to wit: LOT 255, TRADITIONS PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 131, PAGE 47, OF THE PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA.

PROPERTY ADDRESS: 2642 RUTLEDGE CT, WINTER HA-VEN, FL 33884

FIRST INSERTION

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 BI CONSULTING: Located at 747 Via Como St: Polk County in the City of Kissimmee : Florida,

34759-3939 intends the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

January day of 24, 2024 CETINKAYA TEKIN

FIRST INSERTION FIRST INSERTION

The administration of the estate of

MICHAEL GARY DONNELLAN, de-

ceased, whose date of death was No-

vember 14, 2023, File Number 2023 CP

4763, is pending in the Circuit Court

for Polk County, Florida. Probate Divi-

sion, the address of which is P.O. Box

9000, Drawer CC-4, Bartow, Florida

33830-9000. The names and addresses

of the personal representative and the

personal representative's attorney are

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 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 SER-

VICE OF A COPY OF THIS NOTICE

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

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative:

/s/ Christina Faulkner

Christina Faulkner

5800 Lake Hatchineha Rd

Haines City, FL, 33844

Attorney for Personal Representatives

DATE OF DEATH IS BARRED.

Notice is February 2, 2024.

/s/ Carol L. Hill

Carol L. Hill, Esquire

ALL CLAIMS NOT FILED WITHIN

set forth below.

ON THEM.

NOTICE.

BARRED.

NOTICE TO CREDITORS NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION PROBATE DIVISION

File No. 2023CP0038320000XX Division 14 File #2023 CP 4763 IN RE: ESTATE OF IN RE: THE ESTATE OF ANTOINETTE L NABRINZY, MICHAEL GARY DONNELLAN, Deceased. Deceased

The administration of the estate of Antoinette L Nabrinzy, deceased, whose date of death was January 6, 2023, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830-3912. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

Personal Representatives: Rae Anne Nabrizny 807 San Remo Court Kissimmee, Florida 34758 CONSTANCE EVELYN LAGUE

537 Anise Ct. Kissimmee, Florida 34759 Attorney for Personal Representatives: MAUREEN A. ARAGO, Attorney Florida Bar Number: 835821 Arago Law Firm, PLLC 230 E. Monument Ave., Suite A Kissimmee, FL 34741 Telephone: (407) 344-1185 E-Mail: maureenarago@aragolaw.com

colleen@aragolaw.com

February 2, 9, 2024

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 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

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

contact the Office of the Court Admin-

istrator, 255 N. Broadway Avenue, Bar-

tow, Florida 33830, (863) 534-4686,

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

Dated this 24 day of January 2024.

DESIGNATED PRIMARY E-MAIL

FOR SERVICE PURSUANT TO FLA.

By: /s/ Lindsay Maisonet

Lindsay Maisonet, Esq.

Bar Number: 93156

24-00135K

impaired, call 711.

Submitted by:

PO Box 5026

23-02936

De Cubas & Lewis, P.A.

Fort Lauderdale, FL 33310

Telephone: (954) 453-0365

Facsimile: (954) 771-6052

Toll Free: 1-800-441-2438

eservice@decubaslewis.com

R. JUD. ADMIN 2.516

February 2, 9, 2024

MAY CLAIM THE SURPLUS.

24-00156K

Florida Bar No. 52227 chill@carol-hill.com 101 E Wall Street Frostproof, FL 33843 (863) 635-4400 Secondary E-Mail: Fax (863) 978-1761 February 2, 9, 2024

24-00157K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

PROBATE DIVISION File No. 2023CP0046900000XX IN RE: ESTATE OF LINDA ANNE SANTOS,

Deceased. The administration of the estate of LINDA ANNE SANTOS, Deceased, whose date of death was November 4, 2023, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway Ave. Bartow, Fl. 33830-3912. The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

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

EDWARD SANTOS. Personal Representative

Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290~NW~165TH~StreetMiami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawvers.com Secondary Email:

angelica@srblawyers.com 24-00158K

February 2, 9, 2024

FIRST INSERTION Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 885239 from OK CARZ LLC at 1200 W Memorial Blvd., Lakeland, FL 33815 in Polk County Parcel IDs 232814000000011020, 232814079000000311, and 232814000000011010. Application received: January 24, 2024. Proposed activity: Development of additional vehicle storage space and improved stormwater system. The property lies within flood-zone "X". There is one wetland on site. The wetland is not to be impacted. Project name: OK Carz. Project size: 2.02 acres. Location: Section 14, Township 28 S, Range 23 E, in Polk County. Outstanding Florida Water: no. Aquatic preserve: no. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www. watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103. 24-00149K February 2, 2024

NICOLETTE KATUSHA MOSKOS, Deceased.

The administration of the estate of Nicolette Katusha Moskos, deceased, whose date of death was June 4, 2023. is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, FL 33860. The names and addresses of the personal representative and the personal representative's

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

POLK COUNTY, FLORIDA

PROBATE DIVISION

PROBATE FILE NO.

53-2023-CP-003458-0000-XX

IN RE: Estate of

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

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

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

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

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

Personal Representative: /s/ Alicia Moskos

Alicia Moskos 1300 Village Drive, Apt 3306 Pittsburgh, Pennsylvania 15241 Attorney for Personal Representative: /s/ Amy Phillips AMY L. PHILLIPS Attorney for Petitioner Florida Bar No. 91682 P.O. Box 4397 Winter Haven, FL 33885 (863) 268-8292 amy@amyphillipspllc.com

FIRST INSERTION

24-00143K

February 2, 9, 2024

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

March 4, 2024 Williams Collision Center Inc., 1077 Snively Ave., Winter Haven, Fl $2020~\mathrm{CHEV}~2\mathrm{GNAXUEV} \\ 2\mathrm{L} \\ 6160332$ \$7021.61

24-00161K February 2, 2024

FIRST INSERTION

NOTICE OF FORECLOSURE SALE Daniel A/K/A Sara Darlene Daniel; Joseph Daniel; Timothy Daniel; The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Gary W. Daniel a/k/a Gary Daniel a/k/a Gary Weldon Daniel, Deceased are the Defendants, that Stacy M. But-Case No. 2009CA-007440-0000-00 terfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00 AM on the 21st day of February, 2024, the following described property as set forth in said Fi-NOTICE IS HEREBY GIVEN pursu-

nal Judgment, to wit: LOT 45, RANCHLAND ACRES. ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 79, PAGE 48, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH A CERTAIN 2008 TOWN MANOR MOBILE HOME LOCATED THEREON AS A FIXTURE AND APPUR-TENANCE THERETO: VIN# FLTHLCT28011490A FLTHLCT28011490B TAX ID: 23-26-15-000395-000450

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 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 # 15-F06277 February 2, 9, 2024

24-00136K

February 2, 2024 24-00139K

Dated at Kissimmee Florida, this

Judicial Circuit, in and for Polk County, Florida, wherein Wilmington Savings Fund Society, FSB, as trustee of Stanwich Mortgage Loan Trust F. is the Plaintiff and Gary W. Daniel A/K/A Gary Daniel A/K/A Gary Weldon Daniel; Wanda D. Daniel A/K/A Wanda Diane Daniel A/K/A Wanda Daniel; Rockridge Farmettes Property Owner's Association, Inc.; Unknown Spouse of

Gary W. Daniel a/k/a Gary Daniel a/k/a

Gary Weldon Daniel; Sarah Darlene

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY,

FLORIDA

GENERAL JURISDICTION

DIVISION

Wilmington Savings Fund Society,

Gary W. Daniel A/K/A Gary Daniel

A/K/A Gary Weldon Daniel, et al.,

ant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered

in Case No. 2009CA-007440-0000-

00 of the Circuit Court of the TENTH

FSB, as trustee of Stanwich

Mortgage Loan Trust F., Plaintiff, vs.

Defendants.

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

Case No.: 2023CA-4614 Section: 11 STARLING MORTGAGE GROUP,

Plaintiff, vs. SHANDIZ PARK INC., JOE G. TEDDER, TAX COLLECTOR, for Polk County, Florida

Defendants.NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on January 18, 2024, in this case in the Circuit Court of Polk County, Florida, the real property de-

COMMENCE AT THE SOUTH-EAST CORNER OF SECTION 23, TOWNSHIP 29 SOUTH, RANGE 23 EAST; THENCE N89°57'35"W 220.79 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD 37; THENCE S 00°29'27"E ALONG SAID EASTERLY RIGHT-OF-WAY LINE 0.26 FEET; THENCE N89°30'33"E 146.00 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTH-WESTERLY HAVING A RA-DIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 23°47'39"; THENCE NORTH-EASTERLY ALONG SAID CURVE 83.06 FEET TO THE POINT OF REVERSE CUR-VATURE OF A CURVE CON-CAVE TO THE SOUTHEAST-ERLY HAVING A RADIUS OF 200.00 FEET AND A CEN-TRAL ANGLE OF 07°49'12"; THENCE NORTHEASTERLY ALONG SAID CURVE 27.30 FEET; THENCE S00°29'27"E 10.42 FEET TO THE POINT OF BEGINNING; SAID POINT ALSO BEING A POINT ON A CURVE CONCAVE TO THE SOUTHEASTERLY HAVING A RADIUS OF 190.00 FEET AND A CENTRAL ANGLE OF 16°50'22"; THENCE NORTH-EASTERLY ALONG SAID CURVE 55.84 FEET; THENCE N89°30'33"E 70.60 FEET; THENCE S00°29'27"E 185.37 FEET; THENCE S89°30'33"W 125.64 FEET; THENCE N00°29'27"W 177.22 FEET TO THE POINT OF BEGINNING. SUBJECT TO A DRAINAGE AND UTILITY EASEMENT OVER THE NORTH 20.00 FEET AND THE SOUTH 5.00

TOGETHER WITH SUBJECT TO AN INGRESS EGRESS UTILITY AND DRAINAGE EASEMENT RE-SERVED BY THE GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS DESCRIBED AS: COMMENCE AT THE SOUTHWEST CORNER OF TRACT D OF TWIN LAKES AT CHRISTINA PHASE ONE AS RECORDED IN PLAT BOOK 111 PAGES 40 AND 41 PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND RUN THENCE $N89^{\circ}30'33E$ ALONG THE BOUNDARY OF TRACT D, 146.00 FEET TO THE BEGIN-NING OF A CURVE TO THE LEFT HAVING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 19°22'19", RUN THENCE ALONG SAID CURVE AN ARC DISTANCE OF 67.62 FEET: RUN THENCE S00°29'27E 10.57 FEET TO THE POINT OF BEGINNING; CONTINUE S00°29'27"E 175.75 FEET; RUN THENCE N89°30'33"E 10.00 FEET; RUN THENCE S00°29'27"E 141.51 FEET; RUN THENCE N89°30'33"E 40.00 FEET; RUN THENCE N00°29'27"W 335.08 FEET TO A POINT ON THE BOUNDARY OF SAID TRACT D. SAID POINT LYING

FIRST INSERTION

ON A CURVE TO THE LEFT HAVING A RADIUS OF 190.00 FEET. A CENTRAL ANGLE OF 10°04'52" AND WHOSE CHORD BEARS S70°45'20"W, RUN THENCE ALONG SAID CURVE AND ARC DISTANCE OF 33.43 FEET TO THE BE-GINNING OF A CURVE TO THE RIGHT HAVING A RA-DIUS OF 210.00 FEET AND A CENTRAL ANGLE OF 5°22'44". RUN THENCE ALONG SAID CURVE AND ARC DISTANCE OF 19.71 FEET TO THE POINT OF BEGINNING. AND

Lot 4

COMMENCE AT SOUTHEAST CORNER OF SECTION 23, TOWNSHIP 29 SOUTH RANGE 23 EAST; THENCE N89°57'35"W 220.79 FEET TO THE EASTERLY RIGHT-OFWAY LINE OF STATE ROAD 37; THENCE S00°29'27"E ALONG SAID EASTERLY RIGHT-OF-WAY LINE 0.26 FEET; THENCE N 89°30'33"E 146.00 FEET TO THE POINT OF CURVA-TURE OF A CURVE CONCAVE TO THE NORTHWEST-ERLY HAVING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 23°47'39"; THENCE NORTHEASTERLY ALONG SAID CURVE 83.06 FEET TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE TO THE SOUTHEASTERLY HAV-ING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 23°47'39"; THENCE NORTHEASTERLY ALONG

FEET; THENCE S89°30'33"W FEET; THENCE N00°29'27"W 185.37 FEET TO THE POINT OF BEGINNING. SUBJECT TO A DRAIN-AGE EASEMENT OVER THE NORTH 20.00 FEET AND THE SOUTH 5.00 FEET THEREOF RESERVED BY THE GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS. AND Lot 6

COMMENCE AT THE SOUTH-EAST CORNER OF SECTION 23, TOWNSHIP 29 SOUTH, RANGE 23 EAST; THENCE N89°57'35"W 220.79 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF STATE ROAD 37; THENCE S00°29'27"E ALONG EASTERLY RIGHT-OF-WAY LINE 0.26 FEET; THENCE N89°30'33"E 146.00 FEET TO A POINT OF CUR-VATURE OF A CURVE CONCAVE TO THE NORTHWEST-ERLY HAVING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 19°22'19"; THENCE NORTHEASTERLY ALONG SAID CURVE 67.62 FEET: THENCE S00°29'27"E 10.57 FEET TO A POINT OF BEGINNING; SAID POINT ALSO A POINT OF CURVA-TURE OF A CURVE CON-CAVE TO THE NORTHWEST-ERLY HAVING A RADIUS OF 210.00 FEET AND A CEN-TRAL ANGLE OF 05°22'44"; THENCE NORTHEASTERLY ALONG SAID CURVE 19.71 FEET TO A POINT OF RE-VERSE CURVATURE OF A CURVE CONCAVE TO THE SOUTHEASTERLY HAVING A RADIUS OF 190.00 FEET AND A CENTRAL ANGLE OF 06°57'17"; THENCE NORTH-EASTERLY ALONG SAID CURVE 23.06 FEET; THENCE S00°29'27"E 177.22 FEET; THENCE N89°30'33"E 376.91

FEET; THENCE S00°29'27"E 296.65 FEET; THENCE S89°30'33"W 366.91 FEET; THENCE N00°29'27"W 141.51 FEET; THENCE S89°30'33"W 40.00 FEET; THENCE N00°29'27"W 141.51 FEET; THENCE S89°30'33"W 10.00 FEET; THENCE N00°29'27"W 175.75 FEET TO THE POINT OF BEGINNING. SUBJECT TO A DRAINAGE EASEMENT OVER THE NORTH 5.00 FEET, A WETLAND BUFFER EASEMENT 25.00' NORTH OF THE WETLAND TOGETHER WITH AND SUBJECT TO AN INGRESS EGRESS UTILITY AND DRAINAGE EASEMENT RESERVED BY GRANTOR AND/OR ITS SUCCESSORS AND ASSIGNS DESCRIBED AS: COMMENCE AT THE SOUTHWEST CORNER OF TRACT D OF TWIN LAKES AT CHRISTINA PHASE ONE AS RECORDED IN PLAT BOOK 111 PAGES 40 AND 41 PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND RUN THENCE N89°30'33"E ALONG THE BOUNDARY OF TRACT D, 146.00 FEET TO THE BE-GINNING OF A CURVE TO THE LEFT AND HAVING A RADIUS OF 200.00 FEET AND A CENTRAL ANGLE OF 19°22'19", RUN THENCE ALONG SAID CURVE AN ARC DISTANCE OF 67.62 FEET; RUN THENCE S00°29'27"E 10.57 FEET TO THE POINT OF BEGINNING; CONTINUE S00°29'27"E 175.75 FEET; RUN THENCE N89°30'33"E 10.00 FEET; RUN THENCE S00°29'27"E 141.51 FEET; RUN THENCE N89°30'33"E 40.00 FEET; RUN THENCE N00°29'27"W 335.08 FEET TO A POINT ON THE BOUND-ARY OF SAID TRACT D, SAID POINT LYING ON A CURVE

DIUS OF 190.00 FEET, A CEN-TRAL ANGLE OF 10°04'52" AND WHOSE CHORD BEARS S70°45'20"W, RUN THENCE ALONG SAID CURVE AND ARC DISTANCE OF 33.43 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 210.00 FEET AND CENTRAL ANGLE OF 5°22'44", RUN THENCE ALONG SAID CURVE AND ARC DISTANCE OF 19.71 FEET TO THE POINT OF BEGIN-NING.

Parcel Details: 23-29-25-000000-033030

will be sold at public sale, to the highest and best bidder for cash, on-line at www.polk.realforeclose.com, on February 22, 2024, at 10:00 a.m.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens, must file a claim within sixty (60) days after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

call 711. DATE: January 24, 2024 Gregory A. Sanoba, Esquire Florida Bar No. 955930 greg@sanoba.com THE SANOBA LAW FIRM 422 South Florida Avenue Lakeland, Florida 33801 Telephone: 863/683-5353 Facsimile: 863/683-2237 Attorney for Plaintiff February 2, 9, 2024

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY

CIVIL DIVISION Case No. 2021CA002506 Division 15

MEB LOAN TRUST IV, U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE Plaintiff, vs. UNKNOWN HEIRS, DEVISEES,

GRANTEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED, VERONICA GOODWIN, A KNOWN HEIR OF MARY STREETER, BRENDA BARTON, A KNOWN HEIR OF MARY STREETER, DERICK FAGINS, A KNOWN HEIR OF MARY STREETER, WENDELL FAGINS, A KNOWN HEIR OF MARY STREETER, ARIEL FAGINS, A KNOWN HEIR OF MARY STREETER, ALLYSON BOATMAN,

A KNOWN HEIR OF MARY STREETER, UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF KEITH FAGINS, DECEASED, ANTHONY CHOLLETTE. AS KNOWN HEIR OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED, KAYLA THOMPSON, AS KNOWN HEIR OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED, LATRAYON FAGINS. AS KNOWN HEIR OF MARY STREETER A/K/A MARY L. STREETER A/K/AMARY LOU STREETER. DECEASED, UNKNOWN SPOUSE OF VERONICA GOODWIN,

UNKNOWN SPOUSE OF BRENDA BARTON, UNKNOWN SPOUSE OF DERICK FAGINS, UNKNOWN SPOUSE OF WENDELL FAGINS, UNKNOWN SPOUSE OF ARIEL FAGINS, UNKNOWN SPOUSE OF ALLYSON BOATMAN, UNKNOWN SPOUSE OF ANTHONY CHOLLETTE, UNKNOWN

PUBLISH

LEGAL NOTICE

and select the appropriate County

SPOUSE OF KAYLA THOMPSON. UNKNOWN SPOUSE OF LATRAYON FAGINS, AND UNKNOWN TENANTS/OWNERS,

Defendants. Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on January 19, 2024, in the Circuit Court of Polk County, Florida, Stacy M. Butterfield, Clerk of the Circuit Court, will sell the property situated in Polk County, Florida described as:

LOT(S) 13, BLOCK 13 OF SIL-VERCREST ADDITION, UNIT 2 AS RECORDED IN PLAT BOOK 22, PAGE 18, ES SEQ., OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

and commonly known as: 1421 4TH ST NE, WINTER HAVEN, FL 33881; including the building, appurtenances, and fixtures located therein, at public sale at 10:00 A.M., on-line at www.polk. realforeclose.com on March 5, 2024 to the highest bidder for cash after giving notice as required by Section 45.031

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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 January 26, 2024 By:/s/ Ryan Sutton Ryan Sutton Attorney for Plaintiff Rvan Sutton (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 298100/2015238/CMP February 2, 9, 2024

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT

SAID CURVE 83.06 FEET TO

THE POINT OF TANGENCY:

THENCE N89°30'33"E 70.60

FEET; THENCE S00°29'27"E 10.00 FEET TO THE POINT

OF BEGINNING; THENCE

N89°30'33"E 125.64 FEET; THENCE S00°29'27"E 185.37

IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION

DIVISION

Case No. 532023CA004622000000 Navy Federal Credit Union, Plaintiff, vs.

Bryan E. Napier, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/ or Order Rescheduling Foreclosure Sale, entered in Case No. 532023CA004622000000 of Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Navy Federal Credit Union is the Plaintiff and Bryan E. Napier; Andrea L. Napier; Unknown Spouse of Angela R. Hill a/k/a Angela Hill are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00 AM on the 5th day of March, 2024, the following described property as set forth

in said Final Judgment, to wit: THE EAST 1/2 OF THE FOL-LOWING DESCRIBED PROP-ERTY: LOT 1, LESS THE NORTHERLY 260 FEET OF BLOCK 64 OF AMENDED MAP OF POLK CITY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 24 AT PAGE 1 OF THE PUBLIC RECORDS OF POLK COUNTY. FLORIDA. TAX ID: 25-26-33-296500-

064015

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, vou are entitled, at no cost to vou, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 26th day of January, 2024. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brock and scott.comBy /s/Justin J. Kellev Justin J. Kelley, Esq. Florida Bar No. 32106 File # 22-F00786 February 2, 9, 2024 24-00153K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY

TO THE LEFT HAVING A RA-

CIVIL DIVISION 2021CA003684 Division 07

DLJ MORTGAGE CAPITAL, INC. Plaintiff, vs R. MIGUEL E. TORRES-BRUNO A/K/A MIGUEL E. TORRES-BRUNO A/K/A MIGUEL TORRES-BRUNO AND MARTHA PATRICIA GARCIA A/K/A MARTA PATRICIA GARCIA UNKNOWN SPOUSE OF GUILLERMO CESAR BERTOLINA, THOMAS LAKE HOMEOWNERS ASSOCIATION, INC., UNITED STATES OF AMERICA INTERNAL REVENUE SERVICE, DTA

SOLUTIONS LLC, REAL TIME

UNKNOWN TENANTS/OWNERS,

RESOLUTIONS INC., AND

Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on January 18, 2024, in the Circuit Court of Polk County, Florida, Stacy M. Butterfield, Clerk of the Circuit Court, will sell the property situated in Polk County, Flor-

ida described as:

LOT 107, GRAND RESERVE

ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 116, PAGE 42 AND 43, PUBLIC RECORDS OF POLK COUNTY, FLORIDA and commonly known as: 134 WOOD-

PECKER CT, DAVENPORT, FL 33837; including the building, appurtenances, and fixtures located therein, at public sale at 10:00 A.M., on-line at www.polk. realforeclose.com on March 5, 2024 to the highest bidder for cash after giving notice as required by Section 45.031 F.S.

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 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 January 26, 2024 By:/s/ Ryan Sutton Rvan Sutton Attorney for Plaintiff Ryan Sutton (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 246300/2013877/CMP February 2, 9, 2024 24-00151K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA

GENERAL JURISDICTION DIVISION Case No. 2022CA003494

Carrington Mortgage Services, LLC, Plaintiff, vs. Luis Antonio Reves Vazquez, et al. Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2022CA003494 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Carrington Mortgage Services, LLC is the Plaintiff and Luis Antonio Reyes Vazquez; Walk-In-Water Lake Estates Property Owners Association, Inc.; Unknown Spouse of Luis Antonio Reyes Vazquez; Damaris Durieux Delgado are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www. polk.realforeclose.com, beginning at 10:00 AM on the 19th day of March, 2024, the following described property as set forth in said Final Judg-

LOT(S) 3 AND 4, BLOCK M, WALK-IN-WATER LAKE ES-TATES, PHASE THREE UNIT TWO, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 67,

PAGE 32. OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TAX ID: 29-30-29-992890-013030

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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; you are hearing or voice impaired, call 711.

Dated this 26th day of January, 2024. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4766 Fax: (954) 618-6954 FLCourtDocs@brock and scott.comBy /s/Justin J. Kelley Justin J. Kelley, Esq. Florida Bar No. 32106 File # 22-F01512

24-00152K

February 2, 9, 2024

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

CASE NO. 2022CA0006310000LK PHH MORTGAGE CORPORATION,

ANDREA OGLETREE A/K/A ANDREA T. OGLETREE, et al.

Defendant(s).NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 13, 2023, and entered in 2022CA0006310000LK of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein PHH MORTGAGE CORPORATION is the Plaintiff and ANDREA OGLE-TREE A/K/A ANDREA T. OGLETREE are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 23, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 5, CREWS LAKE OAKS, AC-CORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 104, PAGE 27 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 6520 CREWS LAKE RD, LAKELAND, FL 33813 Any person claiming an interest in the

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled anpearance is less than 7 days; if you are hearing or voice impaired, call

Dated this 29 day of January, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS,

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 Bv: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 21-146003 - EuE

February 2, 9, 2024

24-00164K

name from the menu.

Call **941-906-9386**

YOUR



Plaintiff, v

et al.

FIRST INSERTION

Copyright Notice

Copyright Notice: All rights reserve re common-law copyright of trade-name/trade-mark, HAROLD DARION DWIGHT II© as well as any and all derivatives and variations in the spelling of said trade-name/trade-mark —Common law copyright © 2003 by Harold Darion Dwight II©. Said common-law trade-name/trade-mark, HAROLD DARION DWIGHT II©, may neither be used, nor reproduced, neither in whole nor in part, nor in any manner whatsoever, without the prior, express, written consent "Secured Party." With the intent of being contractually bound, any juristic person, swell as the agent of said juristic person, consents and agrees by this Copyright Notice that neither said said juristic person, nor the agent of said juristic person, shall display, nor otherwise us in any manner, the common-law trade-name/trade-mark HAROLD DARION DWIGHT II©, nor the common law copyright described herein, nor any derivative of, nor any variation in the spelling of, HAROLD DARION DWIGHT II©, without the prior, express, written consent and acknowledgement of Secured Party, as signified by Secured Party's signature in red-ink. Secured Party neither grants, nor implies, nor otherwise gives consent for any unauthorized use of HAROLD DARION DWIGHT II©, and all such unauthorized use is strictly prohibited. Secured Party's is not now, nor has Secured Party ever been, an accommodation party, nor a surety, for the purported debtor, i.e. "HAROLD DARION DWIGHT II©," nor any derivative of, nor for any variation in the spelling of, said name, nor for any other juristic person, and is so-indemnified and held harmless by Debtor, i.e. "HAROLD DARION DWIGHT II©," in Hold-harmless and Indemnity Agreement No. HDD-091103-HHIA dated the Eleventh Day of the Ninth Month in the Year of our Lord Two Thousand and three against any and all claims, legal actions, orders, warrants, judgments, demands, liabilities, losses, depositions, summonses, lawsuits, costs, fines, liens, levies, penalties, damages, interest, and expenses, whatsoever, both absolute and continent, as are due and as might become due, now existing and as might hereafter arise, and as might be suffered by, imposed on. and incurred by Debtor for any and every reason, purpose, and cause whatsoever. Self-executing Contract/Security Agreement in Event of Unauthorized Use: By this Copyright Notice, bot the juristic person and the agent of said juristic person hereinafter jointly and severally "User," consent and agree that any use of HAROLD DARION DWIGHT II© other than authorized use as set forth above constitutes unauthorized use, counterfeiting, of Secured Party's common-law copyrighted property, contractually binds User, renders the Copyright Notice a Security Agreement wherein User is debtor and Harold Darion Dwight II© is Secured Party, and signifies that User: (1) grants Secured Party a security interest in all Users assets, land, and personal property, and all of User's interest in assets, land, and personal property, in the sum certain amount of \$500,000.00 per each occurrence of use of the common-law-copyrighted trade-name/trademark HAROLD DARION DWIGHT II©, as well as for each and every occurrence of use any and all derivatives of, and variations in the spelling of, HAROLD DARION DWIGHT II(©), plus costs, plus triple damage; (2) authenticates this Security Agreement wherein User is debtor and Harold Darion Dwight II © is Secured Party, and wherein User pledges all of User's assets, land, consumer goods, farm products, inventory, equipment, money, investment property, commercial tort claims, letters of credit, letter-of-credit rights, chattel paper, instruments, deposit accounts, accounts, documents, and general intangibles, and all User's interest in all such foregoing property, now owned and hereafter acquired, now existing and hereafter arising, and wherever located, as collateral for securing User's contractual obligation in favor of Secured Party for User's unauthorized use of Secured Party's common-law-copyrighted property; (3) consents and agrees with Secured Party's filing of a UCC Financing Statement in the UCC filing office, as well as in any county recorder's office, wherein User is bettor and Harold Darion Dwight II© is Secured Party; (4) consents and agrees with Secured Party's filing of a UCC Financing Statement described above in paragraph "(3)" is a continuing financing statement, and further consents and agrees with Secured Party's filing of any continuation statement necessary for maintaining Secured Party's perfected security interest in all of User's property and interest in property, pledged as collateral in this Security Agreement and described above in paragraph "(2)," until User's contractual obligation theretofore incurred has been fully satisfied; (5) consents and agrees with Secured Part's filing of any UCC Financing Statement, as described above in paragraphs "(3)" and "(4)," as well as the filing of any Security Agreement, as described above in paragraphs "(2)," in the UCC filing office, as well as in any county recorder's office; (6) consents and agrees that any and all such filings describes=d in paragraphs "(4)" and "(5)" above are not, and may not be considered, bogus, and that User will not claim any such filings is bogus; (7) waives all defenses; and (8) appoints Secured Party as Authorized Representative for User, effective upon User's default re User's contractual obligations in favor of Secured Party as set forth below under "Payment Terms" and "Default Terms," granting Secured Party full authorization and powerful engaging in any and all actions on behalf of User including, but not limited by, authentication of a record on behalf of User, as Secured Party, in Secured Party's sole discretion, deems appropriate, and User further consents and agrees that this appointment of Secured Party as Authorized Representative for User, effective upon User's default, is irrevocable and couple with security interest. User further consents and agrees with all of the following additional terms of Self-executing Contract/Security Agreement in the Event of Unauthorized Use: Payment Terms: In accordance with fees for unauthorized use of HAROLD DARION DWIGHT II© as set forth above, User hereby consents and agrees that User shall pay Secured Party all unauthorized-use fees in full within ten (10) days of the date User is sent Secured Party's invoice, hereinafter "Invoice," itemizing said fees. Default Terms: In event of non-payment in full of all unauthorized-use fees by User within (10) days of date Invoice is sent, User shall be deemed in default and: (a) all of User's property and property pledged as collateral by User, as set forth in above paragraph "(2)," immediately becomes, I.e. is, property of Secured Party (b) Secured Party is appointed User's Authorized Representative as set forth above in paragraph "(8)"; and (c) User consents and agrees that Secured Party may take possession of, as well as otherwise dispose of in any manner that Secured Party, in Secured Party's sole discretion, deems appropriate, including, but not limited by, sale at auction, at any time following User's default, and without further notice, any and all of User's property and interest, described above in paragraph "(2)," formerly pledged as collateral by User, now property of Secured Party, in respect of this "Self-executing Contract/Security Agreement in Event of Unauthorized Use," that Secured Party, again in Secured Party's sole discretion deems appropriate. Terms for Curing Default: Upon event of default, as set forth above under "Default Terms," irrespective of any and all of User's former property and interest in property =, described above in paragraph "(2)," in the possession of, as well as disposed of by, Secured Party, as authorized above under Default "Terms," User may cure User's default only re the remainder of User's said former property and interest property, formerly pledged as collateral that is neither in the possessions of, nor otherwise disposed of by, Secured Party within twenty (20) days of the date of User's default only by payment in full. Terms of Strict Foreclosure: User's non-payment in falloff all unauthorized-use fees itemized in invoice within said twenty -(20) day period for curing default as set forth above under "Terms for Curing Default" authorizes Secured Party's immediate non-judicial strict foreclosure on any and all remaining former property and interest in property, formerly pledged as collateral by User, now property of Secured Party, which is not in the possession of, nor otherwise disposed of by, Secured Party upon expiration of said twenty (20) day default-curing period. Ownership subject to common-law copyright and UCC Financing Statement and Security Agreement filed with the UCC filing office. Record Owner: Harold Darion Dwight II©, Autograph Common Law Copyright© 1973. With HAROLD DARION DWIGHT II©, as set forth above paragraph "(1)" under "Self-executing Contract/ February 2, 2024 24-00144K

FIRST INSERTION

IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2020CA001102000000 J.P. MORGAN MORTGAGE ACQUISITION CORP., Plaintiff, v. NESTOR F. VALLEJO-MORENO; SANDRA I. VELEZ; UNKNOWN SPOUSE OF NESTOR F. VALLEJO-MORENO; UNKNOWN SPOUSE OF SANDRÁ I. VELEZ; PARTNERS FEDERAL CREDIT UNION; PATTERSON HEIGHTS HOMEOWNERS ASSOCIATION, INC.; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE

NOTICE OF FORECLOSURE SALE

NOTICE IS HEREBY GIVEN pursuant to an Order dated January 24, 2024 entered in Civil Case No. 2020CA0011020000000 in the Circuit Court of the 10th Judicial Circuit Court Of the 10th Court Of t

PROPERTY HEREIN DESCRIE

UNKNOWN TENANT #1;

UNKNOWN TENANT #2,

Defendant(s),

cuit in and for Polk County, Florida, wherein J.P. MORGAN MORTGAGE ACQUISITION CORP., Plaintiff and NESTOR F. VALLEJO-MORENO; SANDRA I. VELEZ; PARTNERS FEDERAL CREDIT UNION; PATTERSON HEIGHTS HOMEOWNERS ASSOCIATION, INC. are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public sale at www.polk. realforeclose.com beginning at 10:00 AM on February 28, 2024 the following described property as set forth in said Einal Indepent to wit.

Final Judgment, to-wit:.

LOT 7 PATTERSON HEIGHTS

ACCORDING TO THE MAP

OR PLAT THEREOF AS RECORDED IN PLAT BOOK 135

PAGE 13 AND 14 PUBLIC RECORDS OF POLK COUNTY
FLORIDA.

Property Address: 3471 Patterson Heights Drive, Haines City, FL 33844

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

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

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: CRF20004-JMV
February 2, 9, 2024
24-00155K

FIRST INSERTION

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

CASE NO. 2023CA000924000000 PHH MORTGAGE CORPORATION, Plaintiff,

HILLARY L. CASTILLO A/K/A HILLARY CASTILLO, et al. Defendant(s).

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 5, 2024, and
entered in 2023CA000924000000
of the Circuit Court of the TENTH Judicial Circuit in and for Polk County,
Florida, wherein PHH MORTGAGE
CORPORATION is the Plaintiff and
HILLARY L. CASTILLO A/K/A
HILLARY CASTILLO; UNKNOWN
SPOUSE OF HILLARY L. CASTILLO
A/K/A HILLARY CASTILLO; HOLLYGROVE VILLAGE HOMEOWN

ERS ASSOCIATION, INC. are the

Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 19, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 39, HOLLYGROVE VILLAGE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 165, PAGES 22 THROUGH 24, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 108 HOLLY VILLAGE DR, DAVENPORT, FL 33837

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

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

to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

Dated this 29 day of January, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

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
23-093448 - NaP
February 2, 9, 2024
24-00165K

PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.:

NOTICE OF SALE

CASE NO.: 532023CA000212000000 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE BUNGALOW SERIES IV TRUST,

JOYCE COLLIER MCGALLIARD;

Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on January 19, 2024 and entered in Case No. 2023-CA-000212 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JOYCE COLLIER MCGALLIARD; UNKNOWN SPOUSE OF JOYCE COLLIER MCGALLIARD N/K/A TIMOTHY MCGALLIARD; UNKNOWN TENANT #1N/K/A LEON MCGALLIARD, are the Defendants. The Clerk of the Court, Stacy M. Butterfield, will sell to the highest bid-

FIRST INSERTION

com on March 5, 2024 at 10:00 AM, the following described real property as set forth in said Final Judgment, to wit:

THE WEST 396 FEET OF THE FOLLOWING DESCRIBED PROPERTY: BEGINNING 1650 FEET NORTH OF THE SW CORNER OF THE SW 1/4 OF THE SW 1/4 OF SECTION 14, TOWNSHIP 29 SOUTH, RANGE 23 EAST, RUN THENCE EAST 645 FEET, THENCE NORTH 330 FEET, THENCE WEST 645 FEET, THENCE SOUTH 330 FEET TO THE POINT OF BEGIN-NING, LESS AND EXCEPT THE SOUTH 155 THEREOF. PARCEL I.D.: 23-29-14 000000-043220

and commonly known as 5908 LUNN ROAD, LAKELAND, FL 33811

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.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK

der for cash at www.polk.realforeclose.

COUNTY GENERAL JURISDICTION

DIVISION
CASE NO. 2021CA002988000000
MORTGAGE ASSETS
MANAGEMENT, LLC,
Plaintiff, vs.
MILAGROS JATIVA A/K/A
MILAGROS DIAZ JATIVA A/K/A
MILAGROS DIAZ FLORESJATIVA
A/K/A MILAGROS DIAZ FLORES,

Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 24, 2024 in Civil Case No. 2021CA002988000000 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein MORTGAGE ASSETS MANAGE-MENT, LLC is Plaintiff and Milagros Jativa a/k/a Milagros Diaz Jativa a/k/a Milagros Diaz Flores-Jativa a/k/a Milagros Diaz Flores, et al., are Defendants, the Clerk of Court, STACY BUTTER-FIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 11th day of March, 2024 at 10:00 AM on the following described property as set forth in said Summary Final

Judgment, to-wit: That portion of Tract 2 of the Replat of Blocks 2 to 6 inclusive, of WEST WINTER HAVEN SUB-DIVISION, as same appears in Plat Book 31, Page 20, Public Records of Polk County, Florida, lying within the boundaries of the South 25 feet of Lot 43 and the North 25 feet of Lot 44, Block 2, WEST WINTER HAVEN, as recorded in Plat Book 14, Page 12, Public Records of Polk County, Florida. Parcel Number: 26-28-30-637000-002310AN-DThat portion of Tract 2 of the Replat of Blocks 2 to 6 inclusive, of WEST WINTER HAVEN SUBDIVISION, as same ap-

pears in Plat Book 31, Page 20, Public Records of Polk County. Florida, lying within the boundaries of the South 25 feet of Lot 44 and all of Lot 45, Block 2, WEST WINTER HAVEN, as recorded in Plat Book 14, Page 12, Public Records of Polk County, Florida. Parcel Number: 26-28-30-637000-002260AN-DThe North 15 feet of Lot 46. Block 2, of WEST WINTER HAVEN, as recorded in Plat Book 14, Page 12, Public Records of Polk County, Florida. Parcel Number: 26-28-30-637000-002320AND\nThe Eat 94 feet of the South 140 feet of the North 1130 feet of the Southeast 1/4 of the Northeast 1/4 of Section 25. Township 28 South, Range 25 East, Polk County, Florida. Parcel Number: 25-28-25-000000-012040

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. 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

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.

532023CA007038000000

LAKEVIEW LOAN SERVICING, LLC. Plaintiff, vs. THE UNKNOWN SPOUSES. HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLÁIMING BY. THROUGH, UNDER OR AGAINST THE ESTATE OF MICHAEL J. EVANS A/K/A MICHAEL JOSHUA EVANS, DECEASED; GINA PULLIAM F/K/A GINA MORALES: MICHAEL EVANS A/K/A MICHAEL EVANS, SR.; TIVOLI RESERVE PROPERTY OWNERS ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION. OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY

HEREIN DESCRIBED,
Defendant(s).
TO: THE UNKNOWN SPOUSES,
HEIRS, DEVISEES, GRANTEES,
CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH,
UNDER OR AGAINST THE ESTATE
OF MICHAEL J. EVANS A/K/A
MICHAEL JOSHUA EVANS, DECEASED
RESIDENCES UNKNOWN

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

LOT 116 OF TIVOLI RESERVE

PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 180, PAGE(S) 44-47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

24-00170K

Fla. Bar No.: 146803

February 2, 9, 2024

21-03985FL

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Diaz Anselmo & Associates, P.A., Plaintiff's attorneys, whose address is P.O. BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@dallegal.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on 1/30/2024.
Default Date: March 7, 2024
Stacy M. Butterfield
As Clerk of the Court
(SEAL) By: /s/ Asuncion Nieves
As Deputy Clerk

Diaz Anselmo & Associates, P.A.,
Plaintiff's attorneys,
P.O. BOX 19519,
Fort Lauderdale, FL 33318,
(954) 564-0071,
answers@dallegal.com
1691-194519 / VP2
February 2, 9, 2024 24-00172K

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of the court on January 30, 2024 GHIDOTTI | BERGER LLP Attorneys for Plaintiff 1031 North Miami Beach Blvd North Miami Beach, FL 33162 Telephone: (305) 501.2808 Facsimile: (954) 780.5578 By: /s/ Tara L. Messinger Chase A. Berger, Esq. Florida Bar No.: 083794 Tara L. Messinger, Esq. Florida Bar No. 0059454 fcpleadings@ghidottiberger.com February 2, 9, 2024 24-00163K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2022-CC-006707
BRIDGEFORD CROSSING
HOMEOWNERS'
ASSOCIATION, INC., a Florida
not-for-profit corporation,
Plaintiff, vs.
BML CONTRACT SERVICES, LLC,
A FLORIDA LIMITED LIABILITY
COMPANY, AS TRUSTEE OF
THE 563 LAKE DAVENPORT
TRUST AGREEMENT DATED
JULY 15, 2019 WITH FULL
POWER TO SELL, PROJECT,
ENCUMBER AND CONVEY, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Consent Final Judgment of Foreclosure dated the 24th day of January, 2024 and entered in CASE NO.: 2022-CC-006707, of the County Court in and for Polk County, Florida, wherein Bridgeford Crossing Homeowners' Association, Inc., is Plaintiff, and BML Contract Services, LLC, a Florida Limited Liability Company, as Trustee of the 563 Lake Davenport Trust Agreement Dated July 15, 2019 with Full Powet to Sell, Project, Encumber and Convey, I will sell to the highest and best bidder at www.polk.realforeclose.com at 10:00 A.M., on the 23rd day of May, 2024, the following described property as set forth in said Final Judgment, to-wit:

Lot 117, Bridgeford Crossing, according to the Plat thereof as recorded in Plat Book 140, Pages 10 and 11, of the Public Records of Polk County, Florida. This property is located at the street address of: 563 Lake Dav-

enport Circle, Davenport, FL 33837 Any person claiming an interest in the surplus funds from the foreclosure sale, if any, other than the property owner

surplus funds from the foreclosure sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within sixty (60) days after the sale.

If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 30 day of January, 2024. Shipwash Law Firm, P.A. 225 S. Swoope Avenue, Suite 110 Maitland, FL 32751 Phone: (407) 274-9913 Telefax: (407) 386-7074 BY: Tennille M. Shipwash, Esq. Florida Bar No.: 617431 Primary email address: tshipwash@shipwashlegal.com Secondary email address: tsantiago@shipwashlegal.com February 2, 9, 2024 24-001698

FIRST INSERTION

NOTICE UNDER FICTITIOUS
NAME LAW
Pursuant to F.S. §865.09
NOTICE IS HEREBY GIVEN that the
undersigned, desiring to engage in business under the fictitious name of The
Siren Song Crystal's & More, located at
8208 Settlers Creek Loop, in the City of
Lakeland, County of Polk, State of FL,
33810, intends to register the said name
with the Division of Corporations of the
Florida Department of State, Tallahas-

Dated this 30 of January, 2024. Angela Timoneri 8208 Settlers Creek Loop Lakeland, FL 33810 February 2, 2024 24-00173K

see, Florida.



notice?A public notice is information intended to inform citizens of

OFFICIAL WEBSITES

1:23 4

and LTE (

Notes





Done

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

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2023-CA-005703 PENNYMAC LOAN SERVICES,

Plaintiff, v. JESSICA MARIA CORREA, et al., Defendants.

TO: Jessica Maria Correa 179 NW 10th Drive Mulberry FL 33860 Unknown Spouse of Jessica Maria Cor-

179 NW 10th Drive Mulberry FL 33860 Unknown Party in Possession 1 179 NW 10th Drive Mulberry FL 33860 Unknown Party in Possession 2 179 NW 10th Drive Mulberry FL 33860 Last Known Residence: Unknown

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

Lot 44, Block 1, HAYNSWORTH HEIGHTS, according to the map or plat thereof as recorded in Plat Book 34, Page 24, Public Records of Polk County, Florida

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Polk County, Florida, this 29 day of January, 2024. default date: 03/06/2024

Stacy M. Butterfield as Clerk of the Circuit Court of Polk County, Florida (SEAL) By: /s/ Kenleigh Mathis

DEPUTY CLERK Anthony R. Smith, Esquire, the Plaintiff's attorney, Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789

February 2, 9, 2024 24-00168K

FIRST INSERTION

The Florida Department of Transportation will be conveying surplus property located along the north Scenic Highway (SR 17), Babson Park, in Polk County. The property contains approximately

February 2, 2024



Email your Legal Notice

legal@businessobserverfl.com

Deadline Wednesday at noon Friday Publication

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

NOTICE OF ACTION

FORECLOSURE

PROCEEDINGS-PROPERTY

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA

CIVIL DIVISION

Case #: 2023CA005977000000

DIVISION: 15

Rocket Mortgage, LLC f/k/a Quicken

Sunnova Energy Corporation d/b/a

SunStreet Energy Group; Sunnova

Parties in Possession #1, if living, and

TE Management, LLC; Unknown

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

TO: Joseph Sanchez a/k/a Joseph P. Sanchez: LAST KNOWN ADDRESS:

303 Macarthur Street, Bartow, FL

33830 and Shelly Sanchez: LAST KNOWN ADDRESS: 303 Macarthur

Residence unknown, if living, includ-

ing any unknown spouse of the said

Defendants, if either has remarried and

if either or both of said Defendants are

dead, their respective unknown heirs,

devisees, grantees, assignees, credi-

tors, lienors, and trustees, and all other

persons claiming by, through, under or against the named Defendant(s);

Defendant(s) and such of the aforemen-

tioned unknown Defendants and such

of the aforementioned unknown Defen-

dants as may be infants, incompetents

an action has been commenced to fore-

close a mortgage on the following real

property, lying and being and situated

in Polk County, Florida, more particu-

YOU ARE HEREBY NOTIFIED that

or otherwise not sui juris.

larly described as follows:

the aforementioned named

above named Defendant(s)

Street, Bartow, FL 33830

Defendant(s).

Joseph Sanchez a/k/a Joseph

P. Sanchez; Shelly Sanchez;

Loans, LLC

Plaintiff, -vs.-

FIRST INSERTION

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2023-CA-004683-0000-00 HSBC BANK USA. N.A., AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P.MORGAN ALTERNATIVE LOAN TRUST 2007-AI MORTGAGE PASS-THROUGH CERTIFICATES. Plaintiff, -vs.-MARTIN J. PETERS; CHRISTINE JACOBS A/K/A CHRISTINE K. WEBSTER; EARL JACOBS A/K/A EARL F. JACOBS; ASHLEY MANOR HOMEOWNERS' ASSOCIATION OF POLK COUNTY, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.

LOANS INC.; POLK COUNTY, FL, **Defendant.**TO: THE UNKNOWN HEIRS. DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIM-ING BY, THROUGH, UNDER, OR AGAINST KIMBERLEY S. JACOBS AKA KIMBERLY S. JACOBS, DE-

AS NOMINEE FOR QUICKEN

216 Balmoral Ct. Davenport, FL 33896

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following $\,$ real property in Polk County, Florida:

18, ASHLEY MANOR, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 110, PAGE 3, PUBLIC RECORDS OF POLK

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

10TH JUDICIAL CIRCUIT, IN AND

FOR POLK COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.:

2023CA-004878-0000-00

JAMES A. FLICKINGER, JR. A/K/A

Defendants.TO: UNKNOWN HEIRS, BENEFI-

CIARIES, DEVISEES, ASSIGNEES,

LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY

CLAIM AN INTEREST IN THE ES-

TATE OF JAMES A. FLICKINGER, Jr.

for Foreclosure of Mortgage on the fol-

WAVERLY, ACCORDING TO THE PLAT THEREOF, AS RE-

CORDED IN PLAT BOOK 3,

PAGE 7, OF THE PUBLIC RE-CORDS OF POLK COUNTY,

has been filed against you and you are

required to serve a copy of your writ-

ten defenses, if any, to it, on De Cubas

& Lewis, P.A., Attorney for Plaintiff,

whose address is PO BOX 5026, COR-

AL SPRINGS, FL 33310 on or before

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA

CASE NO.

2023CA-000585-0000-00

ANTHONY N CLARK, UNKNOWN

SPOUSE OF ANTHONY N CLARK,

Notice is hereby given that pursuant to

a Final Judgment entered on NOVEM-

BER 9, 2023, in the above-entitled

cause in the Circuit Court of Polk Coun-

ty, Florida, STACY M. BUTTERFIELD,

CPA, the Clerk of the Circuit Court will

sell the property situated in Polk County, Florida, described as:

LOT 184 AND 1/37 UNDIVID-

ED INTEREST IN TRACTS A

AND B, ROLLINGLEN PHASE

FOUR, ACCORDING TO PLAT

THEREOF RECORDED IN PLAT BOOK 85, PAGE 38, OF

THE PUBLIC RECORDS OF

POLK COUNTY, FLORIDA.
TOGETHER WITH THE
1988 SHORLINE DOUBLE

WIDE MOBILE HOME DE-

SCRIBED WITH VIN NUM-

BERS 1V630381AX AND VIN

NOTICE OF PUBLIC SALE

The following personal property of PEGGY SUE WILSON, THOMAS

CHARLES SOPER, KATHLEEN E.

SOPER and JOHN ALLEN, will, on

February 14, 2024, at 10:30 a.m., at 311

Ken Avenue, Lot #311 KEN, Lakeland,

Polk County, Florida 33815; be sold for

cash to satisfy storage fees in accordance

with Florida Statutes, Section 715.109:

AND UNKNOWN TENANT IN

POSSESSION OF THE SUBJECT

FREEDOM MORTGAGE

CORPORATION

Plaintiff(s), VS.

PROPER, ET AL

FLORIDA.

lowing described property: LOTS 1, 2 AND 3, BLOCK 19,

YOU ARE NOTIFIED that an action

A/K/A JAMES FLICKINGER, JR.

JAMES FLICKINGER, JR., et al.,

PENNYMAC LOAN SERVICES,

LLC.

Plaintiff,

COUNTY, FLORIDA has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Steven C. Weitz, Esquire, Weitz & Schwartz, P. A., Plaintiffs' Attorney, whose address is: 900 S.E. 3rd Avenue, Suite 204, Fort Lauderdale, FL 33316, within 30 days of the first publication hereof, 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 Mortgage Foreclosure 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 JAN 24 2024. Default Date: March 1, 2024

STACY M. BUTTERFIELD Clerk of the Court (SEAL) BY: /s/ Asuncion Nieves Deputy Clerk

Steven C. Weitz, Esquire, Weitz & Schwartz, P. A., Plaintiffs' Attorney, 900 S.E. 3rd Avenue, Suite 204.

FIRST INSERTION

plaint.

Fort Lauderdale, FL 33316 February 2, 9, 2024 24-00146K

March 1, 2024, a date at least thirty

(30) days after the first publication of

this Notice in the (Please publish in

THE BUSINESS OBSERVER) and file

the original with the Clerk of this Court

either before service on Plaintiff's at-

torney or immediately thereafter; oth-

erwise a default will be entered against

you for the relief demanded in the 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 Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving this notification

if the time before the scheduled ap-

pearance is less than 7 days; if you

are hearing or voice impaired, call

this Court this 24 day of January, 2024.

Property address: 5216 Rolling-

to the highest and best bidder for cash,

on-line at 10:00 a.m. (Eastern Time) at

THE PROPERTY OWNER AS OF

THE DATE OF THE LIS PENDENS

MUST FILE A CLAIM WITHIN 60

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 Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

scheduled court appearance, or im-

mediately upon receiving this notifi-

cation if the time before the sched-

uled appearance is less than 7 days;

if you are hearing or voice impaired,

the Court on this 16th day of January,

1973 CNCR MOBILE HOME,

VIN: 3334065890, TITLE NO.:

0005881613, and all other per-

sonal property located therein

2 North Tamiami Trail, Suite 500

STACY M. BUTTERFIELD, CPA

Clerk of the Circuit Court (SEAL)

Drawer CC-12, P. O. Box 9000

Bartow, Florida 33831-9000

By /s/ Carolyn Mack

February 2, 9, 2024

PREPARED BY:

J. Matthew Bobo

Lutz, Bobo & Telfair, P.A.

Sarasota, Florida 34236

February 2, 9, 2024

Deputy Clerk

FIRST INSERTION

WITNESS my hand and the seal of

24-00133K

24-00167K

dale Ct, Lakeland, FL 33810

day of FEBRUARY, 2024-.

DAYS AFTER THE SALE.

De Cubas & Lewis, P.A.,

 ${\rm CORAL\,SPRINGS,\,FL\,33310}$

Attorney for Plaintiff.

February 2, 9, 2024

PO BOX 5026,

23-01631

FIRST INSERTION

WITNESS my hand and the seal of

STACY M. BUTTERFIELD, CPA

(SEAL) By /s/ Asuncion Nieves

As Clerk of the Court

As Deputy Clerk

24-00162K

FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 532023CA006810000000 CARRINGTON MORTGAGE SERVICES LLC.

Plaintiff, vs. LOUANN CURREY, PERSONAL REPRESENTATIVE OF THE ESTATE OF PHILIP DOVICO, DECEASED, et al.

Defendant(s). TO: LOUANN CURREY, PERSONAL REPRESENTATIVE OF THE ESTATE OF PHILIP DOVICO, DECEASED,

LOUANN CURREY, Residence Is: 8351 WAK-EFORD ROAD, LAKE WALES, FL 33898

and who is evading service of process and all parties claiming an interest by, through, under or against the Defendant(s), 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 21, VIZCAY, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 126, PAGE 42 AND 43, OF THE PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and the seal of this Court at County, Florida, this day of 01/29/2024. THIS NOTICE SHALL BE PUB-

LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. STACY M. BUTTERFIELD CLERK OF THE CIRCUIT COURT

(SEAL) BY: /s/ Lori Armijo 1/29/2024 3:11:42PM DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 CONGRESS AVENUE,

SUITE 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com

23-157483 February 2, 9, 2024 24-00159K

FIRST INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 2023CA005749000000 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs.

FRANCES J. MORRIS A/K/A FRANCES JANET MORRIS, et. al. Defendant(s),

TO: FRANCES J. MORRIS A/K/A FRANCES JANET MORRIS, UN-KNOWN SPOUSE OF FRANCES J. MORRIS A/K/A FRANCES JANET

whose residence is unknown 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 127 OF ISLAND WALK ADDITION, AS SHOWN BY MAP OR PLAT THEREOF RE-CORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 88, PAGE 43.

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 Avenue, Suite 100, Boca Raton, Florida 33487 on or before

03/01/2024/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and the seal of this Court at County, Florida, this 24th day of January, 2024.

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Kenleigh Mathis

DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC

6409 Congress Ave., Suite 100

Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-127568

February 2, 9, 2024 24-00147K

FIRST INSERTION

www.polk.realforeclose.com, on 20TH NOTICE OF ACTION IN THE CIRCUIT COURT OF THE ANY PERSON CLAIMING AN IN-TENTH JUDICIAL CIRCUIT IN AND TEREST IN THE SURPLUS FROM FOR POLK COUNTY, FLORIDA THE SALE, IF ANY, OTHER THAN CASE NO.:

2023CA003255000000 MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, VS.

BATTLES, DECEASED; et al.,

Defendant(s).TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assigne, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By Through Under Or Against The Estate Of Ricky Battles, Deceased Last Known Residence: Unknown

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

LOT 25, BLOCK "C" GOLDEN NORTHGATE SUBDIVISION. UNIT NO. 1, A SUBDIVISION OF POLK COUNTY, FLOR-IDA, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 48, PAGE 21, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SAID SUBDIVISION. BEING LO-CATED IN THE NE 1/4 OF SECTION 11, TOWNSHIP 28

SOUTH, RANGE 23 EAST. 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 02/26/2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. Dated on 01/19, 2024.

Stacy M. Butterfield As Clerk of the Court (SEAL) By: /s/ Kenleigh Mathis As Deputy Clerk

ALDRIDGE PITE, LLP, Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1395-837B Ref# 6594 February 2, 9, 2024

24-00142K

FIRST INSERTION

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 STANLEY INSURANCE SERVICES: Located at 5736 Lake Breeze Ave: Polk County in the City of Lakeland: Florida,

33809-3341 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this January day of 24, 2024 STANLEY MARK EDWIN 24-00140K February 2, 2024

IN PLAT BOOK 173, PAGE(S) 11 THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

more commonly known as 303 Macarthur Street, Bartow, FL 33830.

LOT 11, LIBERTY RIDGE

PHASE ONE, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-

manded 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and seal of this Court on the 23 day of January, 2024. Default Date: February 29, 2024

Stacy M. Butterfield Circuit and County Courts (SEAL) By: /s/ Asuncion Nieves Deputy Clerk LOGS LEGAL GROUP LLP,

Attorneys for Plaintiff. 750 Park of Commerce Blvd., Suite 130 Boca Raton, FL 33487 23-329734 FC01 RFT February 2, 9, 2024 24-00148K

FIRST INSERTION

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 FUNKY PEACH BAGS : Located at 160 Pintail Ln Apt 210 : Polk County in the City of Champions Gate: Florida, 33896-7071 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee,

Dated at Champions Gate Florida, this January day of 24, 2024 YONCE AMANDA February 2, 2024 24-00138K

SUBSEQUENT INSERTIONS

call 711.

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2023CA006318000000

ALLY BANK, Plaintiff, VS. ROPACTEL, LLC; ROMUNDA J. THOMPSON; et al., Defendant(s).

TO: Romunda J. Thompson Last Known Residence: FL

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

2020 Mercedes-Benz GLB Class, VIN WDC4M4GB9LW012325 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 01/25/2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or imme-

will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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,

Dated on December 19, 2023. Stacy M. Butterfield As Clerk of the Court (SEAL) By: /s/ Kenleigh Mathis

As Deputy Clerk ALDRIDGE PITE, LLP, Plaintiff's attorney, 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-105B

Ref# 6279 Jan. 19, 26; Feb. 2, 9, 2024

24-00087K

SECOND INSERTION

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

CASE NO. 53-2018-CA-003457 PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC.,

Plaintiff, vs. ROBERT ANTHONY MAZZUCCO A/K/A ROBERT A. MAZZUCCO,

Defendant

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 10, 2023 in Civil Case No. 53-2018-CA-003457 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC. is Plaintiff and Robert Anthony Mazzucco, et al., are Defendants, the Clerk of Court, STACY BUTTER-FIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of February, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 24, Vizcay, according to the

plat thereof as recorded in Plat Book 126, Page 42 through 43, of the Public Records of Polk 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

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 21-04645FL

Jan. 26; Feb. 2, 2024 24-00109K

SECOND INSERTION

NOTICE OF JUDICIAL SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO: 532023CA006604000000 BASSEDENA CIRCLE HOLDINGS, LLC, Plaintiff(s), v. LAKELAND TWO TRUST and POLK CUSIP 22 TRUST, Defendant(s).

NOTICE IS HEREBY GIVEN that a judicial sale will be made pursuant to an Order or Final Judgment for Partition entered in the above styled cause of action. The Clerk of Court, Stacy M. Butterfield, shall sell the following described real property at a public sale on-line at https://polk.realforeclose.com/ to the highest bidder or bidders for cash

DIVISION

CASE NO. 2023CA006837000000

ROCKET MORTGAGE, LLC F/K/A

QUICKEN LOANS, LLC,

THE UNKNOWN HEIRS,

GRANTEES, ASSIGNEES,

LIENORS, CREDITORS,

BENEFICIARIES, DEVISEES.

TRUSTEES AND ALL OTHERS

IN THE ESTATE OF DEBORAH

JOHNSON A/K/A DEBORAH J.

JOHNSON, DECEASED, et. al.

WHO MAY CLAIM AN INTEREST

TO: THE UNKNOWN HEIRS, BEN-

EFICIARIES, DEVISEES, GRANT-

CREDITORS. TRUSTEES AND ALL

OTHERS WHO MAY CLAIM AN IN-

TEREST IN THE ESTATE OF DEBO-

RAH JOHNSON A/K/A DEBORAH J.

whose residence is unknown if he/she/

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

dead, the unknown defendants who

may be spouses, heirs, devisees, grant-

ees, assignees, lienors, creditors, trust-

JOHNSON, DECEASED,

LIENORS,

ASSIGNEES,

Plaintiff, vs.

Defendant(s),

beginning at 10:00 a.m. on February

LOT 56. AND THE WEST 15 FEET OF LOT 52, BLOCK A, MAP OF PINEHURST COURT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 17, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 301 Bassedena Circle North, Lakeland, FL 33805 Parcel Identification Number: 23-28-01-018000-010521 ("Property").

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 January 20, 2024

PREMIER LAW PLLC 6706 N. Nebraska Ave. #8386 Tampa, Florida 33604 Phone: 954.866.5255 Email: Premierlawpllc@gmail.com/s/ Derek A. Carrillo, Esq. DEREK A. CARRILLO, ESQ. Florida Bar Number: 111919 Attorney for the Uncontested Parties Jan. 26: Feb. 2, 2024 24-00126K

SECOND INSERTION

NOTICE OF ACTION ees, and all parties claiming an inter-CONSTRUCTIVE SERVICE est by, through, under or against the IN THE CIRCUIT COURT OF THE Defendants, who are not known to be TENTH JUDICIAL CIRCUIT IN AND dead or alive, and all parties having or FOR POLK COUNTY, FLORIDA claiming GENERAL JURISDICTION 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 48, WHEELER HEIGHTS, UNIT #2, AS SHOWN BY MAP OR PLAT THEREOF RE-CORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA IN PLAT

BOOK 58, PAGE 45. 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 2/26/2024(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at County, Florida, this 18 day of January, 2024.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Asuncion Nieves DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100

Boca Raton, FL 33487 $PRIMARY\ EMAIL:\ flmail@raslg.com$ 23-155681

Jan. 26; Feb. 2, 2024 24-00123K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR

POLK COUNTY, FLORIDA CASE NO.: 2023CA004145000000 LAKEVIEW LOAN SERVICING,

Plaintiff, VS. CARMEN ROSA CRESPO RODRIGUEZ; JAM MANUEL GONZALEZ RIVERA: CORAL DELMAR GONZALEZ RIVERA; ROSA JAMILLE RIVERA CRESPO; BELLA NOVA HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1 N/K/A ROSALINDA GONZALEZ; 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 January 3, 2024 in Civil Case No. 2023CA004145000000, of

the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, LAKEVIEW LOAN SERVICING, LLC is the Plaintiff, and CARMEN ROSA CRESPO RODRI-GUEZ; JAM MANUEL GONZALEZ RIVERA; CORAL DELMAR GONZALEZ RIVERA; ROSA JAMILLE RIVERA CRESPO; BELLA NOVA HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1 ROSALINDA GONZALEZ; ANY AND ALL UNKNOWN PAR-TIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-

ANTS are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose. com on March 5, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment,

LOT 49, BELLA NOVA -PHASE 3, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 164, PAGES 21 THROUGH 24, OF THE PUBLIC RECORDS OF POLK

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 Digitally signed by Zachary Ullman Date: 2024.01.18 11:37:44-05'00' By: Zachary Ullman FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1184-1779B Jan. 26; Feb. 2, 2024

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2022CA000198000000 FEDERAL HOME LOAN

MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2019-3. Plaintiff, VS.

THOMAS E. THOMPSON; UNKNOWN SPOUSE OF THOMAS E. THOMPSON; UNKNOWN TENANT #1; UNKNOWN TENANT #2: 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

Defendant(s). NOTICE IS HEREBY GIVEN that sale

CLAIMANTS

will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 17, 2023 in Civil Case No. 2022CA000198000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED

LOANS STRUCTURED TRANSAC-TION TRUST, SERIES 2019-3 is the Plaintiff, and THOMAS E. THOMP-THOMAS E. THOMPSON; UN-KNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UN-KNOWN 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 PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES,

ANTS are Defendants. The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose. com on March 5, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment,

GRANTEES, OR OTHER CLAIM-

THE WEST 456.0 FEET OF THE EAST 912.0 FEET OF THE SOUTH 527.63 FEET OF THE SE-1/4 OF THE SE-1/4 OF SECTION 5, TOWNSHIP 26 SOUTH, RANGE 24 EAST, TOGETHER WITH AN EX-CLUSIVE EASEMENT FOR INGRESS AND EGRESS AND POWER TRANSMISSION LINES ALONG THE NORTH 50 FEET OF THE EAST 456.0 FEET OF THE SOUTH 527.63FEET OF THE SE-1/4 OF SE-1/4 OF SECTION 5, TOWN-SHIP 26 SOUTH, RANGE 24 EAST, SUBJECT TO ROAD RIGHT-OF-WAY FOR MOORE ROAD OFF THE EAST 40

FEET THEREOF. THIS EASE-MENT IS TO RUN WITH THE

MOBILE FLEETWOOD HOME ID #

GAFLW07A43630W521 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 or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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 23 day of January, 2024. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 Digitally signed by Zachary Ullman Date: 2024.01.23 14:55:00-05'00' By: Zachary Ullman FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1012-3557B Jan. 26; Feb. 2, 2024 24-00131K

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of Richard Terry Bryan will on the 9th day of February 2024, at 10:00 a.m., on property at 284 Debbie Avenue, Lakeland, Polk County, Florida 33801, in Lakeland Estates MHC be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

Year/Make: 1966 PLYM Mobile Home VIN No.: 44GV81810 Title No.#: 1944783 And All Other Personal Property Therein PREPARED BY:

Rosia Sterling Lutz, Bobo & Telfair, P.A. 2155 Delta Blvd, Suite 210-B Tallahassee, Florida 32303

Jan. 26; Feb. 2, 2024

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY,

FLORIDA CASE NO.: 2023-CA-005081 THE MORTGAGE FIRM, INC., Plaintiff, v. ALPESHKUMAR NAROTTAMDAS

PATEL, et al., Defendants.

NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on February 27, 2024, at 10:00 a.m. ET, via the online auction site at www.polk. realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit:

Lot 80, Block "B", BEVERLY RISE PHASE ONE, according to the

map or plat thereof recorded in Plat Book 110, Pages 28 and 29, of the Public Records of Polk County, Florida.

Property Address: 5480 Moon Valley Drive, Lakeland, FL 33812 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

24-00130K

SUBMITTED on this 23rd day of January, 2024. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188

Attorneys for Plaintiff Jan. 26; Feb. 2, 2024 24-00129K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2022CA000356-0000-00 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. JO ANN JONES A/K/A JO A. JONES A/K/A JOANN ANN JONES,

DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Amended Final Judgment of Foreclosure dated the 16th day of January 2024, and entered in Case No. 2022CA000356-0000-00, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY; UNKNOWN SPOUSE OF JO ANN JONES A/K/A JO A. JONES A/K/A JOANN ANN JONES; JO ANN JONESA/K/A JO A. JONES A/K/A JOANN ANN JONES: POLK COUNTY, FLORIDA; and UN-

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

POLK COUNTY, FLORIDA

PROBATE DIVISION

File No. 23CP-4528

Division Probate

IN RE: ESTATE OF

KIMBERLY L. MILLER-NEAL

Deceased.

The administration of the estate of Kimberly L. Miller-Neal, deceased, whose

date of death was October 6, 2023, is

pending in the Circuit Court for Polk

County, Florida, Probate Division, the

address of which is 255 N. Broadway

Avenue, Bartow, Florida 33830. The

names and addresses of the personal

representative and the personal repre-

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 REFORE 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

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

/s/ Jessica K. Evans

Jessica K. Evans

6544 Millville Road

Snow Hill, Maryland 21863

Attorney for Personal Representatives

The date of first publication of this

DATE OF DEATH IS BARRED.

notice is January 26, 2024. Personal Representative:

/s/ Charlotte C. Stone

Charlotte C. Stone, Esq.

Stone Law Group, P.L.

Sebring, Florida 33870

Fax: (863) 402-5425

Secondary E-Mail:

E-Mail:

Florida Bar Number: 21297

3200 US Hwy 27 S., Suite 201

Telephone: (863) 402-5424

tami@stonelawgroupfl.com Jan. 26; Feb. 2, 2024

charlotte@stonelawgroupfl.com

24-00121K

OF THIS NOTICE ON THEM.

NOTICE

BARRED.

sentative's attorney are set forth below

KNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Stacy M. Butterfield as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at https://www.polk.realforeclose.com at 10:00 AM on the 20th day of February 2024, the following described property as set forth in said Final Judgment, to

LOT 442, INWOOD UNIT NO. 6, A SUBDIVISION ACCORD-ING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 14, PAGE 2, 2A AND 2B, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. IF YOU ARE A PERSON CLAIMING 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 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 or-

Dated this 24th day of January 2024 By: Liana R. Hall Bar No. 73813 Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 210 N. University Drive,

Coral Springs, FL 33071

Jan. 26; Feb. 2, 2024 24-00132K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION FILE NO.

53-2023-CP-004101-0000-XX DIVISION: PROBATE IN RE: ESTATE OF SHIRLEY MARSHALL,

DECEASED

The administration of the Estate of Shirley Marshall, deceased, whose date of death was April 29, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

Gregory Marshall 6009 Crews Lake Road Lakeland, FL 33812

Attorney for Personal Representative: Keifer M. Exum Attorney for Personal Representative

der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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.

Suite 900

DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM 22FL373-0173

SECOND INSERTION

Notice to Creditors IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 532023CP0047480000XX IN RE: ESTATE OF

LISA MARIE HURLEY, Deceased. The administration of the estate of Lisa

Marie Hurley, deceased, whose date of death was February 18, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave, Bartow, FL 33830. 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

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/Trimeshia L. Smiley Trimeshia L. Smiley

3300 W Lake Mary Blvd., Suite 310 Lake Mary, Florida 32746 Attorney for Personal Representative: /s/Trimeshia L. Smiley Trimeshia L. Smiley, Esq. FL Bar No. 0117566 The Probate Pro, a division of Darren Findling Law Firm, PLC 3300 W Lake Mary Blvd., Suite 310 Lake Mary, Florida 32746

Phone: 407-559-5480 Email: trimeshia@theprobatepro.com Secondary Email: 24-00111K

Personal Representative:

Florida Bar Number: 1025388 Elder Law Firm of Clements & Wallace PL 310 East Main Street Lakeland, FL 33801

Telephone: (863) 687-2287 Fax: (863) 682-7385 E-Mail: cwallace@mclements.com Secondary E-Mail:

cross@mclements.com Jan. 26; Feb 2, 2024

24-00114K

floridaservice@theprobatepro.com Jan. 26; Feb. 2, 2024 24-001

SECOND INSERTION

SECOND INSERTION

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA Case No: 2023-CA-006685

CARRINGTON MORTGAGE SERVICES, LLC. Plaintiff, vs.

PATRICIA A. CLARK, et al., Defendants. TO: Patricia A. Clark

6616 Holly Heath Dr Riverview, FL 33578 The Unknown Spouse of Patricia A.

6616 Holly Heath Dr Riverview, FL 33578 LAST KNOWN ADDRESS STATED,

CURRENT RESIDENCE UNKNOWN and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown spouses claiming by, through and under the above-named Defendant(s), if deceased or whose last known addresses are unknown.

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to wit:

LOT 49, HIDDEN OAKS, AC-CORDING THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 113, PAGES 17 AND 18, OF THE PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Lori Hill, Esq., Lender Legal PLLC, 1800 Pembrook Drive, Suite 250, Orlando, Florida 32810 and file the original with the Clerk of the above-styled Court on or before 30 days from the first publication, 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and seal of this Court on the day of JAN 12 2024. Default Date 2/19/2024

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Asuncion Nieves Deputy Clerk

Lender Legal PLLC 1800 Pembrook Drive, Suite 250 Orlando, Florida 32810

Jan. 26; Feb. 2, 2024 24-00124K

SECOND INSERTION

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

DIVISION CASE NO. 53-2022-CA-001893 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2006-WM3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-WM3,

LENA R. WHITE A/K/A LENA WHITE, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 24, 2023, and entered in 53-2022-CA-001893 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2006-WM3, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-WM3 is the Plaintiff and LENA R. WHITE A/K/A LENA WHITE; TERRANOVA HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 13, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 295 OF TERRANOVA PHASE IV, ACCORDING TO THE PLAT THEREOF, RE-

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY,

FLORIDA

CASE NO.: 2023-CA-006489

MONIC JOHNSON A/K/A MONICA

WILCOX; UNKNOWN SPOUSE OF

RESERVE PROPERTY OWNERS'

ASSOCIATION, INC.; MV REALTY PBC, LLC; STATE OF FLORIDA;

POLK COUNTY, A POLITICAL

SUBDIVISION OF THE STATE

BY, THROUGH, AND UNDER.

TENANT #2; AND ANY AND ALL

UNKNOWN PARTIES CLAIMING

HEREIN-NAMED DEFENDANTS

WHO ARE NOT KNOWN TO BE

DEAD OR ALIVE, WHETHER

MAY CLAIM AN INTEREST AS

SPOUSES, HEIRS, DEVISEES,

SAID UNKNOWN PARTIES

GRANTEES, OR OTHER

CLAIMANTS.

Defendants.

OF FLORIDA: TENANT #1:

AND AGAINST THE

JOHNSON; UNKNOWN SPOUSE OF MONIC JOHNSON A/K/A

MONICA JOHNSON; JAMES G

JAMES G. WILCOX: THE

MIDFLORIDA CREDIT UNION,

Plaintiff, v.

CORDED IN PLAT BOOK 130. PAGE 6, OF THE PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA.

Property Address: 258 TER-RANOVA BLVD, WINTER HA-VEN, FL 33884

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

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

Dated this 18 day of January, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS,

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

Book 101, Page 50, of the Public

Records of Polk County, Florida.

TOGETHER with that certain

1999 Merit Bay Doublewide Mobile Home I.D. No. FL-HML3B121321440A and FL-

HML3B121321440B, Title No.

Parcel ID Number: 23-29-31-

Property Address: 4813 Myrtle

View Drive N, Mulberry, Florida

has been filed against you in the

Circuit Court of the Tenth Judicial

Circuit, Polk County, Florida, and you

are required to serve a copy of your

written defenses to the Complaint, if

any, to Gregory A. Sanoba, Esquire,

422 South Florida Avenue, Lakeland,

Florida 33801, on or before Febru-

ary 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 Com-

If you are a person with a dis-

ability who needs any accommoda-

tion in order to participate in this

Gregory A. Sanoba, Esquire,

24-00120K

422 South Florida Avenue.

Lakeland, Florida 33801

Jan. 26; Feb. 2, 2024

77338934 and 77338933.

142220-000170

24-00118K

22-023426 - NaC Jan. 26; Feb. 2, 2024

SECOND INSERTION

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.:

2023CA006336000000 ALLY BANK, Plaintiff, VS. TEAM APR, LLC: et al...

Defendant(s). TO: Bobby McClanahan Last Known Residence: 425 Pinellas Rd. Winter Haven, FL 33884

YOU ARE NOTIFIED that an action for Replevin of personal property

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 02/12/2024, and file the original with the clerk of this court either before

and breach of contract damages on the

County, Florida: 2022 Jeep Gladiator,

following personal property in Polk

1C6HJTAG4NL125657 has been filed against you and you are required to serve a copy of your written service on Plaintiff's attorney or immediately thereafter; otherwise a default

demanded in the complaint or petition. If you are a person with a disability

will be entered against you for the relief

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR POLK

COUNTY

GENERAL JURISDICTION

DIVISION

CASE NO. 2020CA000153000000

LAKEVIEW LOAN SERVICING,

A/K/A SHERRICK FORRESTER

A/K/A SHERRICK L. FORRESTER,

impaired, call 711. Dated on 01/05, 2024.

Stacy M. Butterfield As Clerk of the Court (SEAL) By: /s/ Kenleigh Mathis As Deputy Clerk

ALDRIDGE PITE, LLP, Plaintiff's attorney, 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-078B Ref# 6468 Jan. 19, 26; Feb. 2, 9, 2024

24-00086K

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY, FLORIDA

CASE NO: 23-CC-8597 KENSINGTON VIEW HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. JENNY RIVERA and ANY UNKNOWN OCCUPANTS IN POSSESSION,

Defendants. TO: JENNY RIVERA

YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, KENSINGTON VIEW ASSOCIATION, HOMEOWNERS INC., herein in the following described

Lot 92, of KENSINGTON VIEW, according to the Plat thereof, as recorded in Plat Book 166, Page 50-51, of the Public Records of Polk County, Florida. With the following street address: 368 Kensington View Drive, Winter Haven, Florida, 33880.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Stephan C. Nikoloff, Esquire, of Greenberg Nikoloff, P.A.,

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT OF

FLORIDA IN AND FOR POLK

COUNTY

GENERAL JURISDICTION

DIVISION

CASE NO.

2023CA005605000000

SHABAKA JABALI DUDLEY, et al.,

1029 SUNBROOK ROAD, DUNDEE,

LAST KNOWN ADDRESS STATED,

CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that

an action to foreclose Mortgage cover-

ing the following real and personal property described as follows, to-wit:

LOT 48, MABEL LOOP RIDGE

SUBDIVISION PHASE 1, A RE-

PLAT, ACCORDING TO THE

MAP OR PLAT THEREOF AS

RECORDED IN PLAT BOOK

151, PAGES 15 THROUGH 19,

INCLUSIVE, OF THE PUBLIC

RECORDS OF POLK COUNTY,

has been filed against you and you are

required to file a copy of your written

defenses, if any, to it on Sara Collins,

Esq, McCalla Raymer Leibert Pierce,

LLC, 225 East Robinson Street, Suite

155, Orlando, FL 32801 and file the

To: SHABAKA JABALI DUDLEY,

PENNYMAC LOAN SERVICES,

LLC,

Plaintiff, vs.

Defendant.

FL 33838

FLORIDA.

whose address is 1964 Bayshore Blvd., Dunedin, FL, 34698, 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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court on 18 day of January, 2024. Default Date: February 26, 2024 STACY M. BUTTERFIELD, CPA

As Clerk of said Court (SEAL) By: /s/ Asuncion Nieves Deputy Clerk

Greenberg Nikoloff, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 24-00125K Jan. 26; Feb. 2, 2024

original with the Clerk of the above-

styled Court on or before 02/22/2024

or 30 days from the first publication,

otherwise a Judgment may be entered

against you for the relief demanded in

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 Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving this notification

if the time before the scheduled ap-

pearance is less than 7 days; if you

are hearing or voice impaired, call

Court on the 16th day of January, 2024.

MCCALLA RAYMER LEIBERT

225 East Robinson Street,

Orlando, FL 32801

Phone: (407) 674-1850

Fax: (321) 248-0420

Jan. 26: Feb. 2, 2024

PIERCE, LLC

Suite 155,

23-07293FL

WITNESS my hand and seal of said

CLERK OF THE CIRCUIT COURT

(SEAL) BY: /s/ Kenleigh Mathis

Stacy M. Butterfield

As Clerk of the Court

Deputy Clerk

24-00128K

the Complaint.

SECOND INSERTION

Plaintiff, vs. SHERRICK LYNELL FORRESTER

LLC.

Defendant. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 06, 2022 in Civil Case No. 2020CA000153000000 of the Circuit Court of the TENTH JUDI-CIAL CIRCUIT in and for Polk County. Bartow, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Sherrick Lynell Forrester a/k/a Sherrick Forrester a/k/a Sherrick L. Forrester, et al., are Defendants, the Clerk of Court, STACY BUTTER-FIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes

Lot 21, SOLIS GARDENS, according to the Plat or Map thereof, as recorded in Plat Book 163, pages 17, 18, 19 and 20. Public Records of Polk County, FL

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

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. By: /s/ Robyn Katz Robyn Katz, Esq.

McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-06647FL

Jan. 26; Feb. 2, 2024

Final Judgment, to-wit:

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY

on the 27th day of February, 2024 at

10:00 AM on the following described

property as set forth in said Summary

GENERAL JURISDICTION

DIVISION CASE NO. 2023CA005143000000 LAKEVIEW LOAN SERVICING.

LLC, Plaintiff, vs AMANDA J WALKER A/K/A AMANDA WALKER A/K/A AMANDA JUNE WALKER, et al.,

Defendant. To: ANGELA J. ROBINSON 2721 WOODLAND HILLS AVENUE, LAKELAND, FL 33803 UNKNOWN SPOUSE OF ANGELA J. ROBINSON

2721 WOODLAND HILLS AVENUE, LAKELAND, FL 33803 LAST KNOWN ADDRESS STATED,

CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal

property described as follows, to-wit: LOT 533, CLEVELAND HEIGHTS SUBDIVISION UNIT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGE(S) 26 THROUGH 28, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY. FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the abovestyled Court on or before 02/22/2024 or 30 days from the first publication, otherwise a Judgment may 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

WITNESS my hand and seal of said Court on the 16th day of January, 2024. Stacy M. Butterfield CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Kenleigh Mathis

Deputy Clerk MCCALLA RAYMER LEIBERT PIERCE, LLC 225 East Robinson Street. Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: AccountsPayable@mccalla.com

23-06187FL Jan. 26; Feb. 2, 2024 24-00116K

SECOND INSERTION

CASE NO. 2018CA005113000000

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dat-

LOT 239, ROYAL RIDEGE PHASE III, ACCORDING TO THE PLAT THEREOF, RE-CORDED IN PLAT BOOK 122, PAGES(S) 39 AND 40, OF THE PUBLIC RECORDS OF POLK

Property Address: 640 NICH-OLSON DR, DAVENPORT, FL

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45,031

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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

Dated this 18 day of January, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC

Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 18-210325 - GrS

33837

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

PACIFIC UNION FINANCIAL LLC., Plaintiff.

LUAYNE WITTER AND NADINE WITTER, et al.

ed December 15, 2021, and entered in 2018CA005113000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, where-PACIFIC UNION FINANCIAL, LLC. is the Plaintiff and LUAYNE WITTER; NADINE WITTER; UN-KNOWN SPOUSE OF FERNANDO A. GALVIS; ROYAL RIDGE HOME-OWNERS' ASSOCIATION, INC. F/K/A HUNTWICKE HOMEOWN-ERS' ASSOCIATION, INC.; CASTLE CREDIT CO HOLDINGS, LLC are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 13, 2024, the following described property as set forth in said Final Judgment, to wit:

COUNTY, FLORIDA.

proceeding, you are entitled, at no cost to you, to the provision of COUNTY CLERK OF COURT, are the court appearance, or immediately upon certain assistance. Please contact the Office of the Court Administrator, TO: UNKNOWN SPOUSE OF JAMES Defendants. The Clerk of the Court, receiving this notification if the time G. WILCOX AND ANY AND ALL Stacy M. Butterfield, will sell to the before the scheduled appearance is less UNKNOWN PARTIES CLAIMING 255 N. Broadway Avenue, Bartow, highest bidder for cash at www.polk.rethan 7 days; if you are hearing or voice BY, THROUGH, AND UNDER, AND Florida 33830, (863) 534-4686, at alforeclose.com on February 13, 2024 at impaired, call 711. WITNESS my hand and the seal of AGAINST THE HEREINNAMED least 7 days before your scheduled 10:00 AM, the following described real DEFENDANTS WHO ARE NOT court appearance, or immediately property as set forth in said Final Judgthe court on January 17, 2024 KNOWN TO BE DEAD OR ALIVE, upon receiving this notification if GHIDOTTI | BERGER LLP WHETHER SAID UNKNOWN PAR-STARTING AT THE NE CORthe time before the scheduled ap-Attorneys for Plaintiff pearance is less than 7 days; if NER OF THE SE 1/4 OF TIES MAY CLAIM AN INTEREST AS 1031 North Miami Beach Blvd SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMyou are hearing or voice impaired, THE NW 1/4 OF SECTION North Miami Beach, FL 33162 33, TOWNSHIP 29 SOUTH, RANGE 23 EAST, THENCE call 711. Telephone: (305) 501.2808 DATE: 01/16/2024 Facsimile: (954) 780.5578 STACY M. BUTTERFIELD RUN SOUTH 842.5 FEET, By: /s/ Tara L. Messinger Clerk of the Court THENCE RUN WEST 410 FEET Chase A. Berger, Esq. By: Deputy Clerk

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.:

2023-CA-000775-0000-00 U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF BKPL LODGE SERIES I TRUST, Plaintiff, v. BRADLEY F. SHINN; JODI T.

SHINN; et al, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to an Order Resetting Sale entered on January 9, 2024 and entered in Case No. 2023-CA-000775 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein BRADLEY F. SHINN: JODI T. SHINN; POLK COUNTY, FLORIDA, CODE ENFORCEMENT UNIT: POLK

TO THE POB. THENCE WEST 100 FEET, THENCE SOUTH 147.5 FEET, THENCE EAST 100 FEET, THENCE NORTH 147.5 FEET TO THE POB, SAID

LAND BEING LOCATED IN SECTION 33, TOWNSHIP 29 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA. and commonly known as 3800 LEVINS ROAD, MULBERRY,

Email: AccountsPayable@mccalla.com

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 WITHIN 60 DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled

Florida Bar No.: 083794 Tara L. Messinger, Esq. Florida Bar No. 0059454 fcpleadings@ghidottiberger.com Jan. 26; Feb. 2, 2024 24-00 24-00113K

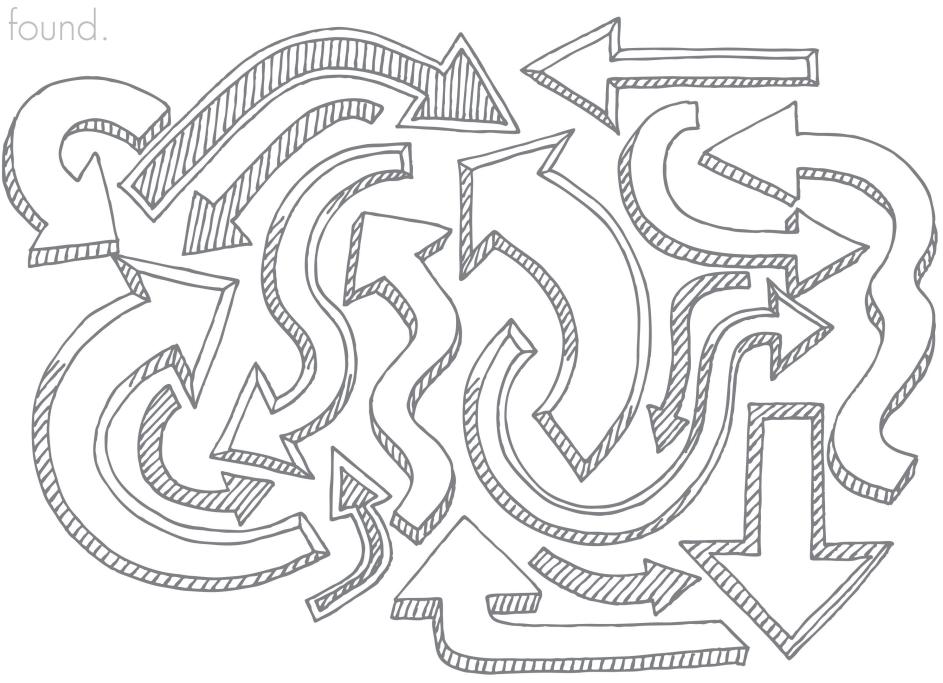
Jan. 26; Feb. 2, 2024

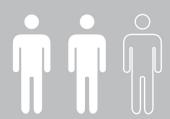
24-00117K

YOU ARE HEREBY NOTIFIED that an action to foreclose on the following real property in Polk County, Florida: Lots 17 and 18, of OAK HAM-MOCK ESTATES PHASE FOUR, according to the Map or Plat thereof, as recorded in Plat

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily





2 OUT OF 3

U.S. adults read a newspaper in print or online during the week.

?

Why try to fix something that isn't broken?

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