# MANATEE COUNTY LEGAL NOTICES

#### FIRST INSERTION Notice of Self Storage Sale

Please take notice Hide-Away Storage 32nd Street located at 4305 32nd St. W., Bradenton, FL 34205 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. John T Zielinski unit #00230; Vonn Burkes unit #00235; George E Jones, Jr unit #01103; Tammy M Odom unit #01615; Pamela Reddick unit #02009. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. 24-00267M Feb. 23; Mar. 1, 2024

#### FIRST INSERTION PUBLIC NOTICE

Cellco Partnership and its controlled affiliates doing business as Verizon Wireless (Verizon Wireless) proposes to collocate wireless communications antennas at a centerline height of 120feet, and install associated equipment on an existing 140-foot water tank communications tower at the approx. vicinity of: 2906 6th Avenue West, Bradenton, Manatee County, Florida 34205 Coordinates: [Lat: 27° 29' 40.2' N; Lon: 82° 35' 24.1188" W]. Public comments regarding potential effects from this site on historic properties may be submitted within 30 days from the date of this publication to: Trileaf Corp, Jessica Cilento, j.cilento@trileaf.com, 407-660-7840; 1051 Winderley Place, Suite 201, Maitland, Florida 32751. February 23, 2024 24-00281M

#### FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage – Palmetto located at 2015 8th Ave. W., Palmetto FL 34221 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. Lesly Reynoso unit #A005; Alice Savage unit #B017; Michael Charles Roberts unit #B082; Daniel Olvera unit #B085; Sabrina Therese McDougall unit #E043; Judy Moree unit #K148; Joel C Pung unit #K214; Gwendolyn Gibson unit #K219. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Feb. 23: Mar. 1, 2024 24-00263M

# --- PUBLIC SALES ---

FIRST INSERTION

Notice of Self Storage Sale

West located at 8400 Cortez Rd., West

Bradenton, FL 34210 intends to hold

a sale to sell the property stored at the

Facility by the below Occupants whom

are in default at an Auction. The sale

will occur as an online auction via www.

storagetreasures.com on 3/13/2024 at

10:00AM. Unless stated otherwise the

description of the contents are house-

hold goods and furnishings. Patrick L

Prophet unit #01221; Joy Brevard unit

#01551. This sale may be withdrawn at

any time without notice. Certain terms

and conditions apply. See manager for

Feb. 23; Mar. 1, 2024 24-00261M

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

PJ'S Sandwich shop, located at 11426

57TH St E, in the City of Parrish, County of Manatee, State of FL, 34219,

intends to register the said name

with the Division of Corporations of the Florida Department of State,

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage

Ellenton, FL 34222 intends to hold a

sale to sell the property stored at the

Facility by the below Occupants whom

are in default at an Auction. The sale

will occur as an online auction via www.

storagetreasures.com on 3/13/2024

at 10:00AM. Unless stated otherwise the description of the contents are

household goods and furnishings.

Awistle Pinquiere unit #00382; Megan Johnson unit #00568; Luis Negron

FIRST INSERTION

Notice of Self Storage Sale

Auction. The sale will occur as an online

auction via www.storageauctions. com on 3/15/2024 at 1:00PM. Unless

stated otherwise the description of

the contents are household goods and

furnishings. Jacques Ungerer units

#213 & #7117; Quintero Mendoza unit

#417. This sale may be withdrawn at

any time without notice. Certain terms

and conditions apply. See manager for

Feb. 23; Mar. 1, 2024 24-00269M

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Midgard Self Storage

Bradenton - Lena located at 5246

Ellenton, located at 2900 US 301 N.,

24-00283M

Dated this 19 of February, 2024. S.T.L. FAMILY L.L.C.

Tallahassee, Florida

11426 57TH St E

Parrish, FL 34219

details.

details.

February 23, 2024

details

Please take notice Hide-Away Storage

FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage Central located at 3760 Cortez Rd.. West Bradenton, FL 34210 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. Kimberly Ann Swift unit #01082. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Feb. 23; Mar. 1, 2024 24-00266M

#### FIRST INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage Parrish located at 8709 Old Tampa Rd., Parrish, FL 34219 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. Marisa Sukumarabandhu unit #3056. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Feb. 23; Mar. 1, 2024 24-00268M

# FIRST INSERTION

Notice of Self Storage Sale Please take notice Xpress Storage SR70 located at 1102 53rd Ave. W. Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. Raj'a-Ne Meeks unit #3013; Daleela Lowe unit #3025; Christy Gullett unit #3033; Wisguere Prime unit #3049; Laniece Dixon unit #3089; Teraina Summers unit #4016; Lisa Ortega unit #4098; Deanna Bautista Kyle unit #5036. This sale may be withdrawn at any time without notice. Certain terms and conditions

Feb. 23; Mar. 1, 2024 24-00260M

FIRST INSERTION PROBATE DIVISION

#### ALLEN, PAULS DECEASED

PLEASE TAKE NOTICE that on December 22, 2022 and February 14, 2024, there was placed on deposit in this office, funds received from HINES NORMAN HINES P.L. in the amount of \$11.870.89

Said funds, less Clerk's fees and ad-

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that Haley Ross / MJMR HOLDINGS INC. will engage in business under the fictitious name SERVPRO OF WEST BRADENTON/ ANNA MARIA, with a physical address 2416 1ST STREET BRADENTON, FL 34208, with a mailing address 2416 1ST STREET BRADENTON, FL 34208, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

February 23, 2024 24-00278M

FIRST INSERTION Notice of Self Storage Sale

Please take notice Hide-Away Storage - SR70 located at 4660 53rd Ave. E., Bradenton, FL 34203 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storage treasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. Nahja Mahoney unit #5065; Michael E Johnson unit #8079; Remice Guerrier unit #9013. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details Feb. 23: Mar. 1, 2024 24-00262M

FIRST INSERTION

Notice of Self Storage Sale Please take notice Midgard Self Storage Bradenton - Manatee located at 2330 Manatee Ave E/ 2305 9th St W Bradenton FL 34208 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storageauctions.com on 3/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods and furnishings. Timothy Sakowich unit #A152; Karen Holm unit #B218: Melvin L Parker unit #B223; Ghislaine Dome unit #B248; Marie Menard unit #B302; Arline Gonzalez unit #B362; Jerissa Heaven unit #B370; Synthia Dixon unit #B373; Brenee Hunt unit #B375; Dustin Rumley unit #B379: Sarah Hayes unit #C410; Micheal Bell units #C411, #C420 & #C480; Irma Aguilar unit #C416: Florida Coast Surveying/ Scott Crider unit #D619; Leslie Mullins unit #MA267; Riverfront Nursing & Rehabilitation Center (SNF) units #MB312 & #MB316; Terrance Guinther unit #MC411; Jack Acosta unit #ME614; Patricia Oliver unit #MF704; William McNeil unit #MF740; Lenita Williams unit #MG810. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Feb. 23; Mar. 1, 2024 24-00270M

#### FIRST INSERTION Notice of Public Meeting Lakewood Ranch

Stewardship District

A meeting of the Board of Supervisors of the Lakewood Ranch Stewardship District will be held on Friday, March 1, 2024, at 9:00 a.m. at Schroeder-Manatee Ranch, Inc., 14400 Covenant Way, Lakewood Ranch, FL 34202. The

## FIRST INSERTION

Notice of Self Storage Sale Please take notice Hide-Away Storage Lakewood Ranch located at 14710 SR 64 East, Bradenton FL 34212 intends to hold a sale to sell the property stored at the Facility by the below Occupant who is in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 3/13/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods and furnishings. David Lenosky unit #2047. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Feb. 23; Mar. 1, 2024 24-00264M

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 Myakka City Grill, located at 11426 57TH St E, in the City of Parrish, County of Manatee, State of FL, 34219, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated this 19 of February, 2024.

S.T.L. FAMILY L.L.C. 11426 57TH St E Parrish, FL 34219 February 23, 2024 24-00282M

FIRST INSERTION

Notice of Self Storage Sale Please take notice Midgard Self Storage Lakewood Ranch located at 10810 Internet Pl., Bradenton, FL 34211 intends to hold a sale to sell the property stored at the Facility by the below list of Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions. com on 3/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods and furnishings. Alejandro Arita-Rincon unit #2127. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. Feb. 23; Mar. 1, 2024 24-00272M

FIRST INSERTION CERTIFIED FLEET SERVICES LLC MV 80770 7501 15TH ST EAST SARASOTA, FL 34243 (MANATEE County)

941-531-5151 NOTICE OF MECHANIC'S LIEN Notice of claim of lien and intent to sell vehicle pursuant to subsection 713.585 of the Florida Statutes.

Date of Sale: 3/11/2024 @ 10:30 AM TO TAKE PLACE AT: LOCATION OF SALE: 7501 15TH ST, SARASOTA, FL 34243 CURRENT LOCATION OF VEHICLE: 7501 15TH ST EAST, SARASOTA, FL

34243 2006 VOLV VNL-SERIES #4V4NC9GH46N425346

AMOUNT TO REDEEM \$12789.91 The lien claimed by the lienor is subject to enforcement pursuant to Section 713.585, F.S., and the vehicle may be sold to satisfy the lien. The lien is claimed for labor, services performed, and storage charges, if any, and the amount due in cash on the day of the sale, if paid to the lienor, would redeem the motor vehicle. At any time before the date of the sale or proposed sale the owner or any person claiming an interest or a lien on the vehicle may file a demand for hearing with the Clerk of the Circuit Court in the county where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of the sale or proposed sale a customer or a person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of the Circuit Court where the disputed transaction occurred. Notice that the owner of the motor vehicle has a right to recover possession of the motor vehicle without instituting judicial proceedings by posting a bond in accordance with the provisions of Florida Statute 559.917. Notice that any proceeds from the sale of the motor vehicle remaining after payment of the amount claimed to be due and owing to the lienor will be deposited with the Clerk of the Circuit Court for disposition upon court order pursuant to subsection (6) of Florida Statute 713.585. Notice that the lienor will make the vehicle available for inspection during regular business hours within 3 business days after receiving a written request to inspect the vehicle from a notice recipient, whom may present either a copy of an electronic title or a paper title as evidence of his or her interest in and right to inspect the vehicle.

# unit #00816; Jodi Rodgers unit #01011. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for Feb. 23; Mar. 1, 2024 24-00265M apply. See manager for details. Please take notice Midgard Self Storage - Bradenton - SR70 located at 8785 E State Rd 70, Bradenton, FL 34202 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an

NOTICE OF UNCLAIMED FUNDS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA\ CASE NO. 2021CP001270AX IN RE: THE ESTATE OF:

vertising fees, if any, are assets due to the beneficiary(s) JAY ALLEN who IS unable to be located. funde

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

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

Call 941-906-9386 and select the appropriate County name from the menu option or email legal@businessobserverfl.com



Rd Br ton FI to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions. com on 3/15/2024 at 1:00PM. Unless stated otherwise the description of the contents are household goods and furnishings. Sharon T Young unit #1169; Sally Hamlin unit #2118. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

Feb. 23; Mar. 1, 2024 24-00271M

#### FIRST INSERTION

#### 2/23/2024 NOTICE OF PUBLIC MEETINGS MANATEE COUNTY PROPERTY MANAGEMENT DEPARTMENT PROPERTY ACQUISITION DIVISION

#### Invitation to Negotiate Number 24-001 for the Sale and Development of the Property Located at 1707 Lena Road, Bradenton, Florida 34211

The evaluation committee is scheduled to meet at the time, date and location listed below to review and evaluate the proposals/responses for the Invitation to Negotiate Number 24-001 for the Sale and Development of the Property Located at 1707 Lena Road, Bradenton, Florida 34211.

	Meeting	Туре	Date	Start Time	Location
	Final Evaluation	Public	3/8/2024	2:00 PM	Dolphin Conference Room

The Dolphin Conference Room is located at 1112 Manatee Avenue West, 5th Floor, Bradenton, Florida 34205.

NOTE:

Non-public meetings are not open for attendance by the public. February 23, 2024

or before six months from the date of the first publication of this notice, said funds will be forwarded to the State of Florida, pursuant to Florida Statutes 733.816.

IN WITNESS WHEREOF I have set my hand and official seal at Bradenton. Florida on February 14, 2024.

Angelina "Angel" Colonneso, Clerk of the Circuit Court & Comptroller of the Circuit Court & Comptroller By: Kathy Steinmetz Deputy Clerk Feb. 23; Mar. 22, 2024 24-00276M

24-00292M

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

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC., located at 3501 Quadrangle Boulevard, Suite 270, Orlando 32817, (407) 723-5900, during normal business hours.

Any person requiring special accommodations at the meeting because of disability or physical impairment should contact the District Office at (407) 723- 5900 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. Jane Gaarlandt District Manager February 23, 2024 24-00284M

February 23, 2024 24-00277M

# **MANATEE COUNTY**

#### --- ACTIONS ----

#### FIRST INSERTION

before 30 days from the first publica-

tion, otherwise a Judgment may be entered against you for the relief de-

In and for Manatee County:

If you cannot afford an attorney, contact

Gulfcoast Legal Services at (941) 746-

6151 or www.gulfcoastlegal.org, or Le-gal Aid of Manasota at (941) 747-1628

or www.legalaidofmanasota.org. If you

do not qualify for free legal assistance or

do not know an attorney, you may email

an attorney referral service (listed in the

phone book) or contact the Florida Bar

Lawyer Referral Service at (800) 342-

FIRST INSERTION

Lot 10, Block H, Bayshore Gar-dens Subdivision, Section 19,

as per plat thereof recorded in

Plat Book 12, Pages 76 and 77, of

the Public Records of Manatee

has been filed against you and you are

required to serve a copy of your writ-

M. Puopolo, Esq., Plaintiff's attorney, of the law firm of Henderson, Franklin,

Starnes & Holt, P.A., whose address is

Post Office Box 280, Fort Myers, Flori-

da 33902, within thirty (30) days after

the first publication of the notice and

file the original with the Clerk of this

court either before service on Plain-

tiff's attorney or immediately thereaf-

ter; otherwise a default will be entered

against you for the relief demanded in

In and for Manatee County:

If you cannot afford an attorney, con-

tact Gulfcoast Legal Services at (941)

746-6151 or www.gulfcoastlegal.org, or

1628 or www.legalaidofmanasota.org.

If you do not qualify for free legal

assistance or do not know an attorney,

you may email an attorney referral

Legal Aid of Manasota at (941) 747-

the complaint or petition.

ten defenses, if any, to it on Shannon

County, Florida

manded in the Complaint.

8011.

Florida:

TEE, FLORIDA.

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2023CA004086AX U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BANC OF AMERICA FUNDING 2008- FT1 TRUST, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2008-FT1, Plaintiff, vs. JOAN MARIE ZOSE A/K/A JOAN M ZOSE A/K/A JOAN ZOSE, et al, Defendants. To: UNKNOWN SPOUSE OF GOTTERFIELD ZOSE 4005 37TH ST CT BRADENTON, FL 34205 LAST KNOWN ADDRESS: STATED:

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

LOT 3 OF BLOCK H OF THE VILLAGES OF LAKESIDE SOUTH, PHASE II, ACCORD-

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL ACTION CASE NO. 23-CA-006076 SUNCOAST CREDIT UNION, Plaintiff, v. THE UNKNOWN HEIRS, DEVISEES AND BENEFICIARIES OF THE ESTATE OF HARRY E. HELTON, DECEASED; UNKNOWN SPOUSE OF HARRY E. HELTON; **DUSTIN EUGENE HELTON;** GREEN TREE FINANCIAL SERVICING CORPORATION; THE INDEPENDENT SAVINGS PLAN COMPANY d/b/a ISPC; GEORGIA'S OWN CREDIT UNION: and ANY UNKNOWN PERSONS IN POSSESSION,

#### Defendants. TO: THE HEIRS AND BENEFICIA-RIES OF THE ESTATE OF STEPHEN GRANT ANTHONY, DECEASED and GREEN TREE FINANCIAL SERVIC-ING CORPORATION

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

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 412023CA000773CAAXMA DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR EQUIFIRST LOAN SECURITIZATION TRUST 2007-1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1, Plaintiff, vs.

THE UNKNOWN HEIRS, **BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES,** LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DEBORAH MCGOVERN, DECEASED, et. al. Defendant(s).

TO: TIMOTHY D. STEWART, 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

ING TO THE PLAT THERE-If you are a person with a disabil-OF AS RECORDED INPLAT ity who needs any accommodation in BOOK 23 AT PAGE 10 OF THE order to participate in this proceed-PUBLIC RECORDS OF MANAing, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County has been filed against you and you are required to file a copy of your written Jury Office, P.O. Box 25400, Bradenton, defenses, if any, to it on David Dilts, Esq, Deluca Law Group, PLLC, 2101 Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled NE 26th Street, Fort Lauderdale, FL court appearance, or immediately upon 33305 and file the original with the receiving this notification if the time Clerk of the above-styled Court on or before the scheduled appearance is less

than seven (7) days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of said Court on the 20TH day of FEBRUARY,

2024. Angelina Colonneso

Manatee County Clerk of The Circuit Court (SEAL) BY: Kris Gaffney Deputy Clerk David Dilts, Esq Deluca Law Group, PLLC 2101 NE 26th Street Fort Lauderdale, FL 33305 22-05435-1 Feb. 23; Mar. 1, 2024 24-00289M

service (listed in the phone book) or

contact the Florida Bar Lawyer Refer-

If you are a person with a disability

who needs any accommodations 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 Manatee County

Jury Office, P.O. Box 25400, Braden-

ton, Florida 34206, (941) 741-4062, at least seven (7) days before your sched-

uled court appearance, or immediately

upon receiving this notification if the time before the scheduled appearance

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

hearing or voice impaired, call 711. WITNESS my hand and seal of this

Court on 2/15, 2024.

ral Service at (800) 342-8011.

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-003829-AX

FIRST INSERTION

DENISE ANN KELLEY, deceased, File Number 2023-CP-003829-AX, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, Florida 34205. 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 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 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 23, 2024.

Personal Representative: RICHARD G. KELLEY 8728 54th Ave E Bradenton, FL 34203

Attorney for Personal Representative: GREG BETTERTON, ESQ. Attorney for Personal Representative Florida Bar No. 39667 735 E. Venice Avenue, Suite 200 Venice, Florida 34285 Telephone: 941-488-4422 Feb. 23; Mar. 1, 2024 24-00274M

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-000253 IN RE: ESTATE OF

DONALD L. GEARY, Deceased.

The administration of the estate of DONALD L. GEARY, deceased, whose date of death was September 17, 2023; Number 2024-CP-000253, is File pending in the Circuit Court for Manatee County, Florida, Probate Division. the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below. All creditors of the decedent and oth-

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

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

#### --- ESTATE ----

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 002680 IN RE: ESTATE OF

#### JANE ELIZABETH FARRELL, Deceased.

The administration of the estate of JANE ELIZABETH FARRELL, deceased, whose date of death was June 26, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

notice is February 23, 2024. APRIL LAVERDURE

#### **Personal Representative** P.O. Address: 128 Shady Parkway,

Sarasota, FL 34232 Tina M. Mroczkowski, Esq. Bowman, George, Scheb, Kimbrough, Koach & Chapman, PA 2750 Ringling Blvd., Suite 3 Sarasota, FL 34237 (941) 366-5510 Florida Bar No. 0096629 Email Address: tinam@bowmangeorge.com Attorneys for Personal Representative Feb. 23; Mar. 1, 2024 24-00287M

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-000189AX

# IN RE: ESTATE OF JOSHUA PAUL EISENHAUER, Deceased.

The administration of the estate of JOSHUA PAUL EISENHAUER, deceased, whose date of death was October 14, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, FL 34205. 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

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 000170 **Division Probate** IN RE: ESTATE OF TIMOTHY L. RIED Deceased.

The administration of the estate of Timothy L. Ried, deceased, whose date of death was November 14, 2023 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 23, 2024.

# Personal Representatives Aaron R. Ried aka Aaron L. Ried

1602 Pinyon Pine Drive Sarasota, Florida 34240 Email: aaronried@yahoo.com Attorney for Personal Representative: Neil T. Lvons, Esq Florida Bar No. 91826 Luhrsen Goldberg, LLC 6954 Professional Parkway Lakewood Ranch, Florida 34240 Email Address: ntl@lawpoweredbywomen.com 24-00275M Feb. 23; Mar. 1, 2024



# Who benefits from legal notices?

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

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

#### Are there different types of legal notices?

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

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of because Warmien a time trained

following property: LOT 3, PALM VIEW PLACE, A

tion filed herein. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

this Court at County, Florida, this 20th day of FEBRUARY, 2024.

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS. 22-090678 Feb. 23; Mar. 1

Shannon M. Puopolo, Esq. Plaintiff's attorney Henderson, Franklin. Starnes & Holt, P.A., Post Office Box 280 Fort Myers, Florida 33902 4884-5925-2387, v. 1 Feb. 23; Mar. 1, 2024 24-00273M

Angelina Colonneso

(SEAL) By: Kris Gaffney

Clerk of Court

Deputy Clerk

FIRST INSERTION an action to foreclose a mortgage on the

SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGE 47, OF THE PUBLIC RECORDS OF MANATEE 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 /(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 peti-

8011. If you are a person with a disabil-ity who needs any accommodations in

WITNESS my hand and the seal of

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) BY: Kris Gaffney DEPUTY CLERK

# IN RE: ESTATE OF DENISE ANN KELLEY Deceased. The administration of the estate of

# **SAVE TIM** E-mail your Legal Notice legal@businessobserverfl.com

THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is: February 23, 2024. Signed on this 14th day of February, 2024.

/s/ William H. Geary III (Feb 15, 2024 11:23 EST) **Co-Personal Representative** 4420 Barracuda Drive Bradenton, FL 34208 /s/ Dawn L. Hunt DAWN L. HUNT **Co-Personal Representative** 1057 Mohegan Street Venice, FL 34293 /s/ Jolvon D. Acosta Jolyon D. Acosta, Esq Attorney for Personal Representatives Florida Bar No. 31500 Bush Ross, P.A. 1801 N. Highland Ave. Tampa, FL 33602 Telephone: 813-224-9255 Email: jacosta@bushross.com Secondary Email: lsamuiloff@bushross.com Feb. 23; Mar. 1, 2024 24-00288M 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 23, 2024. Personal Representative: Dawn Erickson 313 Spring Avenue, Unit A Anna Maria, FL 34216 Attorney for Personal Representative: Dax O. Nelson, Attorney Florida Bar Number: 52767 2309 S. MacDill Avenue, Suite 102 Tampa, FL 33629 Telephone: (813) 739-6695 Fax: (813) 739-6696 E-Mail: dnelson@daxnelsonlaw.com Secondary E-Mail: nswart@daxnelsonlaw.com Secondary E-Mail: kcrosland@daxnelsonlaw.com Feb. 23; Mar. 1, 2024 24-00280M

are published more than once over a certain period.

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

#### Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards

#### How much do legal otices cost?

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

The public is well-served by s published in a cor newspaper

#### VIEW NOTICES ONLINE AT

To publish your legal notice Email: legal@businessobserverfl.com

# MANATEE COUNTY

34243

45.031.

#### --- ACTIONS / SALES ----

#### FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

#### FLORIDA CASE NO.: 2024 CC 000126 ALLY BANK, Plaintiff, VS.

#### FELICITA RAMOS RODRIGUEZ; et al.,

Defendant(s).

#### TO: Felicita Ramos Rodriguez Last Known Residence: 1909 Sanford Ct. Sarasota, FL 34234

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

2022 Jeep Compass, VIN 3C4NJCBB6NT192683

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 4/2/2024, 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. In and for Manatee County:

If you cannot afford an attorney, con-tact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or

Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated on FEBRUARY 20, 2024. Angelina Colonneso

Manatee County Clerk of The Circuit Court (SEAL) By: Kris Gaffney As Deputy Clerk ALDRIDGE PITE, LLP Plaintiffor ....

Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1693-155B Ref# 6885

Feb. 23; Mar. 1, 8, 15, 2024 24-00291M

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION Case No. 2011-CC-3613

Heritage Village West Condominium Association, Inc., a Florida Not-for-Profit Corporation, Plaintiffs, v.

Unknown Personal Representative, Spouse Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and All Other Parties Claiming By, Through, Under, Or Against the Estate of Al Katz, Deceased, and All Unknown Persons or Parties Having or Claiming to Have Any Right, Title, or Interest in the Property Located at 4102 66th Street Circle West in Heritage Village West Condominium Phase I; Unknown Tenant 1 and Unknown Tenant 2.

#### Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Lien Foreclosure dated February 13, 2024, and entered in 2011CC003613AX of the County Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein HERITAGE VILLAGE WEST CONDOMINIUM ASSOCIATION, INC., a Florida Notfor-Profit Corporation, is the Plaintiff UNKNOWN and PERSONAL REPRESENTATIVE, SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING BY, THOUGH UNDER, OR AGAINST THE ESTATE OF AL KATZ, DECEASED, AND ALL UNKNOWN PERSONS OR PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE, OR OTHER INTEREST IN THE PROPERTY LOCATED AT 4102 66TH STREET CIRCLE WEST IN HERITAGE VILLAGE WEST CONDOMINIUM PHASE I; UNKNOWN TENANT 1 AND UNKNOWN TENANT 2 are the Defendant(s). Angelina Colonneso, as

#### the Clerk of County Court, will sell to the highest and best bidder for cash www.manatee.realforeclose.com, at at 11 :00 AM, on March 27, 2024, the following described property as set

forth in said Final Judgment, to wit: Unit 4102, Building 25, HERI-TAGE VILLAGE WEST CON-DOMINIUM, a Condominium, according to The Declaration of Condominium recorded in Official Records Book 1041, Page 1892 and all exhibits and amendments thereof, and recorded in Condominium Plat Book

14, Page 1, as amended, Public Records of Manatee 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 in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than sever (7) days; if you are hearing or voice impaired, call 711. MACKEY LAW GROUP, P.A. 1402 Third Avenue West Bradenton, Florida 34205 (941)746-6225(941) 748-6584 (FAX) Attorneys for Heritage Village West Condominium Association, Inc. By: /s/ Peter J. Mackey Peter J. Mackey Florida Bar No. 0629138 pmackey@mackeylaw.com Feb. 23; Mar. 1, 2024 24-00286M

# easy credit card payment

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CASE NO.

412023CA003310CAAXMA U.S. BANK NATIONAL ASSOCIATION,

#### Plaintiff, vs. LINDA J. IRWIN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 07, 2024, and entered 412023CA003310CAAXMA of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and LINDA J. IRWIN; UNKNOWN SPOUSE OF LINDA J. IRWIN; MANATEE COUNTY, FLORIDA are the Defendant(s). Angelina Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. manatee.realforeclose.com, at 11:00 AM, on March 13, 2024, the following described property as set forth in said Final Judgment, to wit:

LOTS 11 AND THE SOUTH 1/2 OF LOT 10, BLOCK 14, WHIT-FIELD ESTATES, ACCORD-ING TO THE PLAT THEREOF. RECORDED IN PLAT BOOK 4, PAGE 23, OF THE PUBLIC RE-CORDS OF MANATEE COUN-TY, FLORIDA. Property Address: 7343 SHEP-HERD ST, SARASOTA, FL ACT. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of cer-tain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appear-

ance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

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 accor-

dance with Florida Statutes, Section

IMPORTANT

AMERICANS WITH DISABILITIES

Dated this 19 day of February, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attornev for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 22-028442 - NaC Feb. 23: Mar. 1. 2024 24-00279M

#### FIRST INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA CIVIL ACTION CASE NO.: 2022-CA-004152

LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES. SERIES 2006-15, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE. Plaintiff, vs.

ROSALIND RICHARDSON MASSIE AKA ROSALIND R. MASSIE AKA ROSALIND MASSIE, et al,

Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated November 21. 2023, and entered in Case No. 2022-CA-004152 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida in which Lehman XS Trust Mortgage Pass-Through Certificates, Series 2006-15, U.S. Bank National Association, as Trustee, successor in interest to Bank of America National Association, as Trustee, successor by merger to LaSalle Bank National Association, as Trustee, is the Plaintiff and Rosalind Richardson Massie aka Rosalind R. Massie aka Rosalind Massie, Walter Massie aka Walter A. Massie aka Walter A. Massie Jr., Mortgage Electronic Registration Systems, Inc., as nominee for Lehman Brothers Bank, FSB, a Federal Savings Bank, United States of America, Department of Treasury, Oakleaf Hammock Homeowners Association, Inc., are defendants, the

Manatee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.manatee.realforeclose.com. Manatee County, Florida at 11:00AM on the March 20, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 27, OF OAKLEAF HAM-MOCK, PHASE I, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 46, PAGE(S) 131 THROUGH 136, OF THE PUBLIC RE-CORDS OF MANATEE COUN-TY. FLORIDA.

LENTON FL 34222

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 accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before

your scheduled court appearance, or immediately upon receiving this noti-fication if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 20 day of February, 2024. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com Bv: /s/ Justin Ritchie

Florida Bar #106621 Justin Ritchie, Esq.

CT - 22-006743 Feb. 23; Mar. 1, 2024 24-00285M

A/K/A 6918 40TH CT E EL-

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

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

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com





# How much do legal notices cost?

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

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

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

# SUBSEQUENT INSERTIONS

#### --- PUBLIC SALES ----

#### SECOND INSERTION NOTICE OF PUBLIC SALE

Travel Imagination LLC gives notice and intent to sell, for nonpayment of storage fees per FL Statue 83.805-806 by Peter Elliott Nelson on 03/04/2024 at 8:30AM at 14875 Rangeland Parkway #616, Bradenton, FL 34211. Said Company reserves the right to accept or reject any and all bids.

2012 DVN HIN# DVN59972B212 February 16, 23, 2024

24-00238M

#### SECOND INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 3/1/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1972 FEST HS 32L14DS975X& 32L14D\$975U . Last Tenants: WILLIAM DEAN SHADE, ESTATE OF THYR-RICE SYLVIA MARX-SHADE, ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS AND ASSIGNS OF THYRRICE SYLVIA MARX-SHADE, ESTATE OF WILLIAM DEAN SHADE AND ALL UNKNOWN PARTIES, BENE-FICIARIES, HEIRS SUCCESSORS AND ASSIGNS OF WILLIAM DEAN SHADE. Sale to be at HAWAIIAN VILLAGE LLC, 104 63RD AVENUE W, BRADENTON, FL 34207. 813-241-8269. 24-00253M

February 16, 23, 2024

#### THIRD INSERTION

NOTICE OF ADMINISTRATIVE COMPLAINT

To: Ke'mon D. Ward

Case No.: CD202304900/D 1930583/3300704

Feb. 9, 16, 23; Mar. 1, 2024

An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Depart-ment of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law.

#### THIRD INSERTION

#### NOTICE OF ADMINISTRATIVE COMPLAINT

To: Jeremy D. Brown Case No.: CD202311941/D

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA CIVIL DIVISION

Case No: 2019 CA 005376AX

CONSULTANTS, INC., a Florida

LINDA G. HAYES, a/k/a LINDA

GERKE HAYES, Individually; and

LINDA GERKE HAYES, as Trustee

of the Linda Gerke Hayes Trust u/a/d

Notice is hereby given pursuant to the Final Judgment/Order entered in the

above noted case that the following

property situated in Manatee County,

Lot 2, Riverview Landings, ac-

cording to the plat thereof re-corded in Official Records Book

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF

THE TWELFTH IUDICIAL

CIRCUIT IN AND FOR MANATEE

COUNTY, FLORIDA GENERAL

JURISDICTION DIVISION

SOUTHEAST ROOFING

corporation,

October 3, 2012,

Florida, described as:

Defendants.

Plaintiff, v.

3211312/3302949

An Administrative Complaint to impose an administrative fine has been filed against you. You have the right to request a hearing pursuant to Sections 120.569 and 120.57, Florida Statutes, by mailing a request for same to the Florida Department of Agriculture and Consumer Services, Division of Licensing, Post Office Box 5708 Tallahassee, Florida 32314-5708. If a request for hearing is not received by 21 days from the date of the last publication, the right to hearing in this matter will be waived and the Department will dispose of this cause in accordance with law. 24-00205M Feb. 9, 16, 23; Mar. 1, 2024

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA Case No.: 2023-DR-6087 Division: 4 IN RE THE MARRIAGE OF: ELISABETH J. HJELM, Petitioner/Wife, and DONALD J. HJELM,

Respondent/Husband TO: DONALD J. HJELM SECOND AMENDED NOTICE OF ACTION FOR SECOND

SUPPLEMENTAL PETITION FOR MODIFICATION OF TIMESHARING AND OTHER RELIEF IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA FAMILY DIVISION Case No. 2014-DR-3088 Madison Wells Petitioner/Mother vs. Kevin White Respondent/Father TO: Kevin White

6504 64th Drive East

Palmetto, FL 34221

YOU ARE NOTIFIED that an action for Modification of Timeshar-

NOTICE OF PETITION FOR EXONERATION FROM OR LIMITATION OF LIABILITY UNITED STATES DISTRICT COURT MIDDLE DISTRICT OF FLORIDA TAMPA DIVISION IN ADMIRALITY Case No.: 8:24-cv-309 IN RE: PETITION OF PETER J. MACKEY, as titled owner, of 2004 Black Thunder 430GT, Coast Guard Cert. No. 1208389, Vessel identification No. DON 43VL1K304 its engines, tackle, and appurtenances, Petitioners. NOTICE is hereby given that Petitioner, Peter J. Mackey, as titled owner, from the Petitioner, Peter J. Mackey, as titled owner, for the 2004 Black Thunder

ing and Other Relief has been filed against you per the above referenced pleading filed in Manatee County Circuit and that you are required to serve a copy of your written defenses, if any, to it on Stalnaker Law, P.A., 6704 Professional Parkway West, Lakewood Ranch, FL 34240, on or before March 13, 2024 and file the original with the clerk of this Court at Manatee County Circuit Court, 1115 Manatee Avenue West, Bradenton, Florida 34205, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Second Supplemen-

8220 Lakewood Ranch Blvd.

Lakewood Ranch, FL 34202 YOU ARE NOTIFIED that an ac-

tion for dissolution of marriage has

been filed against you and that you are

required to serve a copy of your written

defenses, if any, to it on ELISABETH J.

HJELM, whose address is c/o Paul M.

McDermott, Esq., 6151 Lake Osprey Drive, Suite 300, Sarasota, FL 34240

on or before February 26, 2024, and file

the original with the clerk of this Court

at 1115 Manatee Avenue West, Braden-

If you fail to do so, a default may be

Unit 426,

ton, FL 34205.

#### SECOND INSERTION

--- ACTIONS ----

FOURTH INSERTION

THIRD INSERTION

430GT, hull identification number Don 43VL1K304, her engines, tackle, and appurtenances, (the "Vessel"), have filed a Petition claiming the benefit of exoneration from and/or limitation of liability according to the law and as provided in Section 30501 et seq. of Title 46, United States Code, Rule F of the Supplemental Rules for Certain Admiralty and Maritime Claims of the Federal Rules of Civil Procedure, and the statutes supplemental thereto and amendatory therefor, and also contesting liability independently of the limitation of liability claimed in said Petition for any loss, damage or injury occurring on or about July 30, 2023, in navigable waters in the area of Holmes Beach, Manatee County, Florida as described in the Petition and said Petition

tal Petition {If applicable, insert the legal de-scription of real property, a specific de-scription of personal property, and the name of the county in Florida where the property is located} NONE.

entered against you for the relief de-

The action is asking the court to de-

Copies of all court documents in this

cide how the following real or personal property should be divided: None.

case, including orders, are available at

the Clerk of the Circuit Court's office.

You may review these documents upon

Circuit Court's office notified of your current address. (You may file Des-

ignation of Current Mailing and E-

Mail Address, Florida Supreme Court

Approved Family Law Form 12.915.)

You must keep the Clerk of the

manded in the petition.

request.

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in

also stating the facts and circumstances upon which exoneration from and/or limitation or liability is claimed.

All persons or corporations having claims arising out of the events mentioned above and as more particularly described in the Petition must present them as provided in Rule F of the Supplemental Reules for Certain Admiralty and Maritime Claims of the Federal Rules of Civil Procedure, to the Clerk, United States District Courthouse for the Middle District of Florida located at 801 North Florida Avenue, Tampa, FL 33602 and serve on or mail copies thereof to the Petitioner's attorneys, JOSE D. ESTIGARRIBIA, ESQUIRE, MACKEY LAW GROUP, P.A., 1402 3rd Avenue West, Bradenton, Florida

this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's

Feb. 2, 9, 16, 23, 2024

Future papers in this lawsuit will be

mailed or e-mailed to the address(es)

WARNING: Rule 12.285, Florida

Family Law Rules of Procedure, re-

quires certain automatic disclosure of

documents and information. Failure to

comply can result in sanctions, including dismissal or striking of pleadings. Dated: JANUARY 22, 2024

CLERK OF THE CIRCUIT COURT

Angelina Colonneso Manatee County Clerk of The Circuit Court

(SEAL) By: Connie Hoatland

Deputy Clerk

24-00139M

on record at the clerk's office.

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

Dated: FEBRUARY 6, 2024.

CLERK OF THE CIRCUIT COURT Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) By: Connie Hoatland {Deputy Clerk}

Feb. 9, 16, 23; Mar. 1, 2024

24-00175M

34205, on or before May 1, 2024 or be defaulted. Personal attendance is not required.

Any claimants desiring to contest the allegations of the Petition shall file and serve on counsel for Petitioners an Answer to the Petition on or before the aforesaid date unless the Claim includes an Answer so designated or be defaulted.

DONE AND ORDERED in Tampa, Florida on this 2nd day of February, 2024.

/s/ Amanda Arnold Sansone UNITED STATES Magistrate JUDGE Copies furnished to: Jose Estigarribia

Feb. 16, 23; Mar. 1, 8, 2024

24-00219M

#### SECOND INSERTION

24-00204M

2442, Pages 5246 and 5247, and as per plat thereof, recorded in Plat Book 21, Pages 68 through 74, Public Records of Manatee County, Florida.

Also known as 2403 Landings Circle, Bradenton, FL 34209. At public sale, to the highest and best bidder for case, via the Internet: www. manatee.realforeclose.com; at 11:00 a.m. on February 28, 2024. Final payment must be made on or before 4:00 p.m. of the date of the sale by cash or cashier check, or initiated ACH or Wire Transfer. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PEN-DENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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

#### SECOND INSERTION

and JAMES C. HALLMAN, III; JULIA F. HALLMAN are the Defendant(s). Angelina Colonneso as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. manatee.realforeclose.com, at 11:00 AM, on March 06, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 31, BLOCK 76, COUNTRY CLUB ADDITION TO WHIT-FIELD ESTATES, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 7, PAGE 82, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

Case No. 2023CA005349 TEXAS FLIPCO FINANCIAL, LLC, a Texas Limited Liability Company

# Limited Liability Company, TENANT NO. 1, and TENANT NO. 2.

SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA SECOND INSERTION

#### Court, Angelina Colonneso, will sell to the highest and best bidder for cash www.manatee.realforeclose.com at at 11:00 AM on March 7, 2024, the following described property situated in Manatee County, Florida:

The East 185 feet of Lot 4, Block A, PLATT OF THAT PART OF TOWN OF MANATEE, FLORI-DA, according to the Plat thereof as recorded in Plat Book 1, Page 134, of the Public Records of Manatee County, Florida. Street address: 210 15th St E., Bradenton, FL 34208

Parcel ID: 3190300008 Any person or entity claiming an interest in the surplus, if any, resulting from the foreclosure sale, 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 disabil-

SECOND INSERTION

MORTGAGE ACQUISITION TRUST 2006-CH1 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-CH1 is Plaintiff and RYAN L. ENGEN; TAMMY D. ENGEN F/K/A TAMMY D. REDMON; UNKNOWN

order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated: February 12, 2024 HYNDS LAW /s/ Robert J. Hynds Robert J. Hynds, Esq. Florida Bar # 44231 630 S. Orange Ave, Ste 200 Sarasota, Florida 34236 (941) 702-2222 Email: robert@hyndslaw.com Counsel for Plaintiff February 16, 23, 2024 24-00240M

#### who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton,

or voice impaired, call 711. ULRICH, SCARLETT, WATTS & DEAN, P.A. 713 South Orange Ave., Suite 201 Sarasota, Florida 34236 Phone: (941) 955-5100 Facsimile: (941) 953-2485 Attorneys for Plaintiff /s/ Brian D. Keisacker Brian D. Keisacker, Esquire

Florida Bar No. 121561

Email: brian@veteranslaw.com

Email: kelly.parsons@uswdlaw.com

February 16, 23, 2024 24-00218M

the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing

you are entitled, at no cost to you, to

Plaintiff vs. Defendants.

--- SALES ----

RE-NOTICE OF FORECLOSURE

CIVIL DIVISION

# FLORIDA CIVIL DIVISION

NOTICE IS HEREBY GIVEN pursuant

to the Uniform Final Judgment of Mortgage Foreclosure entered on February 7, 2024, in Case No. 2023 CA 005349, of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida, in which Texas Flipco Financial, LLC is the Plaintiff, and MDZ Services LLC, a Florida Limited Liability Company is the Defendant, the Clerk of the Circuit

ity who needs any accommodations in

MDZ SERVICES LLC, a Florida

#### CASE NO. 2023CA002958AX WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, vs. JAMES C. HALLMAN III AND JULIA F. HALLMAN , et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 21, 2023, and entered in 2023CA002958AX of the Circuit Court of the TWELFTH Judicial Circuit in and for Manatee County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE PRETIUM MORTGAGE FOR ACQUISITION TRUST is the Plaintiff

6620 KIMLINDA LN, SARA-SOTA, FL 34243

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

IMPORTANT AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodations in seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 13 day of February, 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 23-091788 - EuE February 16, 23, 2024 24-00246M

CASE NO. 2023CA000525AX U.S. BANK N.A. AS TRUSTEE, ON **BEHALF OF THE HOLDERS OF** THE J.P. MORGAN MORTGAGE ACQUISITION TRUST 2006-CH1 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-CH1, Plaintiff, vs RYAN L. ENGEN; TAMMY D. ENGEN F/K/A TAMMY D. REDMON; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s) NOTICE IS HEREBY GIVEN pursuant

to an Order Rescheduling Foreclosure Sale filed December 28, 2023 and entered in Case No. 2023CA000525AX, of the Circuit Court of the 12th Judicial Circuit in and for MANATEE County, Florida, wherein U.S. BANK N.A. AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE J.P. MORGAN

IV10267

PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. ANGELINA (ANGEL) COLONNESO, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW. MANATEE REALFORECLOSE.COM at 11:00 A.M., on March 13, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 843, TRACT #2, RIVER-DALE REVISED, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 10, PAGES 40 TO 49, INCLUSIVE, OF THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated this 9th day of February 2024.

/s/ Marc Granger Marc Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 22-00478 SPS V6.20190626 February 16, 23, 2024 24-00229M

# CALL 941-906-9386

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

and select the appropriate County name from the menu option

or e-mail legal@businessobserverfl.com



# LEGAL NOTICE IN THE BUSINESS OBSERVER

#### **BUSINESS OBSERVER**

# MANATEE COUNTY

#### --- SALES ----

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION Case No.: 23-CA-002109 CITY OF BRADENTON,

# Plaintiff, v. STANLEY KOSIEROWSKI, CYNTHIA A. SPENCE, **Defendant**(s), NOTICE IS HEREBY GIVEN that

pursuant to the Order dated February 1, 2024 and entered in Case No. 23-CA-002109 of the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida where City of Bradenton, is the Plaintiff and Stanley Kosierowski, Cynthia A. Spence is/are the Defendant(s). Angelina Colonneso will sell to the highest bidder for cash www.manatee.realforeclose.com

at 11:00 a.m. on April 10, 2024 the following described properties set forth

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

CIVIL DIVISION

Case #: 412014CA004160AX

**DIVISION: B** 

First Horizon Home Loans a

National Association

**Division of First Tennessee Bank** 

Plaintiff, -vs.-DONALD E. FRENCH; MACIE L.

FRENCH; UNKNOWN TENANT I;

UNKNOWN TENANT II; HIDDEN

HOMEOWNERS' ASSOCIATION,

devisees, grantees, creditors, and

spouses claiming by, through and

other unknown persons or unknown

NOTICE IS HEREBY GIVEN pursuant

to order rescheduling foreclosure sale

or Final Judgment, entered in Civil

Case No. 412014CA004160AX of

the Circuit Court of the 12th Judicial

Circuit in and for Manatee County,

Florida, wherein Nationstar Mortgage LLC, Plaintiff and DONALD E.

OAKS OF MANATEE COUNTY

INC., and any unknown heirs,

under any of the above-named

Defendants

Defendant(s)

in said Final Judgment to wit: Lots 5 and 12, J. K. Singletary's Subdivision of W. O. Wilson's Subdivision a part of the NW 1/4 of the NE 1/4 of Section 35, Township 34 South, Range 17 East, a subdivision according to the plat thereof recorded in Plat Book 1, Page 214A, of the Pub-lic Records of Manatee County, Florida. Property No.: 4340100009

Address: 1214 7TH ST CT W Unit A,

Bradenton, FL 34205-8459 Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, must file a claim on the same with the Clerk of Court within sixty (60) days after the Foreclosure Sale.

If you are a person with a disability who needs any accommodations in order to participate in this proceed-

SECOND INSERTION

FRENCH are defendant(s). I. Clerk of Court, Angelina Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW. MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on March 27, 2024, the following described property as set forth in said Final Judgment, to-wit: LOT 107, HIDDEN OAKS, A SUBDIVISION, ACCORDING TO MAP OR PLAT THEREOF AS

RECORDED IN PLAT BOOK 25, PAGE 142, OF THE PUBLIC RE-CORDS OF MANATEE COUNTY, FLORIDA. ANY PERSON CLAIMING AN IN-

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

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

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector

--- ESTATE ----

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

ON THEM.

NOTICE.

# SECOND INSERTION

NOTICE TO CREDITORS All creditors of the decedent and IN THE CIRCUIT COURT FOR other persons having claims or de-MANATEE COUNTY. mands against decedent's estate on FLORIDA whom a copy of this notice is required PROBATE DIVISION to be served must file their claims File No. 2023-CP-002983AX IN RE: ESTATE OF with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLI-JOHN CARSON, CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-Deceased

The administration of the estate of JOHN CARSON, Deceased, whose date of death was December 19, 2022, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205, and the names and addresses of the personal representative and the personal representative's attorney are set forth below.

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-212 **Division Probate** IN RE: ESTATE OF KARL JOHN HARRING

Deceased.

ALL CLAIMS NOT FILED WITHIN SECOND INSERTION 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 de-

ing, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. Dated in Manatee County, Florida,

on February 9, 2024. Weidner Law, P.A. Counsel for the Plaintiff 250 Mirror Lake Dr., N. St. Petersburg, FL 33701 Telephone: (727) 954-8752 Designated Email for Service: Service@MattWeidnerLaw.com By: s/ Matthew D. Weidner Matthew D. Weidner, Esq. Florida Bar No. 185957 February 16, 23, 2024 24-00230M

and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this noti-fication if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 66841 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: jhooper@logs.com By: /s/Lara Diskin Lara Diskin, Esq. FL Bar # 43811 15-286285 FC01 CXE February 16, 23, 2024 24-00255M

#### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File Number: 412024CP000060CPAXMA IN RE: ESTATE OF ALICE M. CAPLAN AKA ALYCE CAPLAN

Deceased. The administration of the estate of ALICE M. CAPLAN AKA ALYCE CAPLAN, deceased, File Number: 412024CP000060, whose date of death was November 24, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34204. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and

other persons having claims or demands against the decedent's estate, on whom a copy of this notice is re-quired to be served, must file their claims with this court ON OR BE-FORE 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 NO-TICE ON THEM.

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

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

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: February 16, 2024

Personal Representative Michael B. Diamond C/O Ryan S. Ratner, PA 4400 N Federal Hwy, Ste 210 Boca Raton, FL 33431 Attorney for Personal Representative Ryan S. Ratner, Esq. 0046639 4400 N Federal Hwy, Ste 210 Boca Raton, FL 33431

561-245-2284 ryan@ryanratner.com February 16, 23, 2024 24-00252M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO: 2023 CP 4394 IN RE: ESTATE OF VERONICA VENESSA JOHNSON,

Deceased.

The administration of the estate of VERONICA VENESSA JOHNSON, deceased, whose date of death was August 16, 2023 and whose Social Security Number ends in XXX-XX-0474, is pending in the Circuit Court for Manatee County, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's at-torney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH NOTWITHSTANDING ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-3763 Division PROBATE IN RE: ESTATE OF JIMMY C. MOORE Deceased. The administration of the Estate of

--- ESTATE ----

JIMMY C MOORE, deceased, whose date of death was July 23, 2023, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206, 1115 Manatee Avenue W, Bradenton, FL 34205. 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 AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent

and other persons having claims or Demands against 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 16, 2024.

#### Personal Representative: **REBECCA J. PROCTOR**

3639 Cortez Road West, Suite 108 Bradenton, Florida 34210 Attorney for Personal Representative: Rebecca J. Proctor, Esq. PROCTOR ELDER LAW, PA Florida Bar Number: 0629774 3639 Cortez Road W, Suite 108 Bradenton, FL 34210 Telephone: (941) 251-6969 Fax: (941) 243-3825 E-Mail: rproctor@rebeccaproctor.com February 16, 23, 2024 24-00248M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023-CP-3326 Division Probate IN RE: ESTATE OF JASON PATRICK KENNEY Deceased.

The administration of the estate of Jason Patrick Kenney, deceased, whose date of death was September 5, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. 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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR Manatee COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 119 IN RE: ESTATE OF ALBERT NOVAK, III Deceased.

The administration of the estate of ALBERT NOVAK, III, deceased, whose date of death was October 30, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 254600, Bradenton, FL 34206. 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 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 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 16, 2024.

Allen Novak P.O. Address: 3916 Oak Grove Dr.,

Sarasota, FL 34243 Tina M. Mroczkowski, Esq. Bowman, George, Scheb, Kimbrough, Koach & Chapman, PA 2750 Ringling Blvd., Suite 3 Sarasota, FL 34237 (941) 366-5510 Florida Bar No. 0096629 tinam@bowmangeorge.com Attorneys for Personal Representative February 16, 23, 2024 24-00221M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 412023CP004107CPAXMA IN RE: ESTATE OF PATRICIA L. ROBERTS, Deceased.

The administration of the estate of PA-TRICIA L. ROBERTS, deceased, whose date of death was November 29, 2022, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. 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

Mery Lopez, Email Addresses: mlopez@lopezlawfl.com Florida Bar No. 624462 491 E. Okeechobee Road Hialeah, FL 33010 Telephone: 305-882-2739 February 16, 23, 2024

DATE OF DEATH IS BARRED. The date of first publication of this

Debre White

Chokoloskee, Florida 34138 Attorney for Personal Representative:

The date of first publication of this Joan Carson

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME

24-00236M

MORE AFTER THE DECEDENT'S

notice is February 16, 2024 Personal Representative:

150 Smallwood Drive, Lot 10

Anthony J. Cetrangela

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. notice is February 16, 2024

The administration of the estate of Karl John Harring, deceased, whose date of death was December 18, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, FL 34205. 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

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 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 Attorney Florida Bar Number: 0118134 Henderson Franklin, Starnes & Holt, P.A. 8889 Pelican Bay Blvd., Suite 400 Naples, Florida 34108 Telephone: (239) 344-1100 Fax: (239) 344-1200 E-Mail: anthony.cetrangelo@henlaw.com Secondary E-Mail: harbra asselta@henlaw.com February 16, 23, 2024 24-00259M



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

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



The date of first publication of this notice is February 16, 2024.

Personal Representative: /s/ Carlos Bell Jr. Carlos Bell. Jr. 1904 2nd Avenue East Palmetto, Florida 34221 Attorney for Personal Representative: /s/ Brenden S. Moriarty Brenden S. Moriarty, Eso THE MORIARTY LAW FIRM, P.A. 1001 3rd Avenue West, Suite 650 Bradenton, FL 34205 (941) 749-0075 Florida Bar No. 0189863 bmoriarty@suncoastlegalgroup.com pleadings@suncoastlegalgroup.com February 16, 23, 2024 24-00257M

#### 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 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 16, 2024.

Personal Representative: **Barbara Hamilton** 6069 Amberly Drive Bradenton, Florida 34208 Attorney for Personal Representative: Logan Élliott Attorney Florida Bar Number: 86459 Elliott Law, P.A. 5105 Manatee Avenue West Suite 15A Bradenton, FL 34209 Telephone: (941) 792-0173 Fax: (941) 240-2165 E-Mail: logan@elliottelderlaw.com February 16, 23, 2024 24-00251M 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 16, 2024.

Personal Representative: William M. Lombard, A.K.A William Michael Lombard II 123 Nauset Lane Chester, MD 21619 Attorney for Personal Representative: C. Hunter Rawls BATTAGLIA, ROSS, DICUS & McQUAID, P.A. 5858 Central Avenue St. Petersburg, FL 33701 (727) 381-2300 FBN: 59432 Primary Email: hrawl@brdwlaw.com Secondary Email: mflah@brdwlaw.com February 16, 23, 2024 24-00232M

# MANATEE COUNTY

--- ESTATE ----

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-0139 **Division Probate** IN RE: ESTATE OF BETTE M. BOEHM Deceased.

The administration of the estate of Bette M. Boehm, deceased, whose date of death was December 7, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1051 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2024.

Personal Representative: Shelley Barry 116 Surfwood Court Prudenville, Michigan 48651 Attorney for Personal Representative: Logan Elliott Attorney Florida Bar Number: 86459 Elliott Law, P.A. 5105 Manatee Avenue West Suite 15A Bradenton, FL 34209 Telephone: (941) 792-0173 Fax: (941) 240-2165 E-Mail: logan@elliottelderlaw.com February 16, 23, 2024 24-00250M

#### SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023CP004401AX Division PROBATE IN RE: ESTATE OF DAVID BRUCE HILL a/k/a DAVID B. HILL Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of DAVID BRUCE HILL a/k/a DAVID B. HILL, deceased, File Number 2023CP004401AX, by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton FL 34205; that the decedent's date of death was October 12, 2023; that the total value of the estate is protected homestead real property and intangible personal property with a value of \$27,697.55, and that the names and addresses of those to whom it has been assigned by such order are:

Name Address The Trust Agreement of David B.

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-0326 **Division Probate** IN RE: ESTATE OF SHIRLEY A. DANIELS Deceased.

The administration of the estate of Shirley A. Daniels, deceased, whose date of death was November 30, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, Florida 34206. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2024.

**Personal Representative:** Pamela D. Holmes c/o Boyer & Boyer, P.A. 46 N Washington Blvd, Ste 21 Sarasota, FL 34236 Attorney for Personal Representative: Katherine M. Fall, Esq. Florida Bar Number: 1008504 BOYER & BOYER, P.A. 46 N Washington Blvd, Ste 21 Sarasota, FL 34236 Telephone: (941) 365-2304 Fax: (941) 364-9896 Email: kate@boyerboyer.com Secondary Email: service@boyerboyer.com February 16, 23, 2024 24-00258M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO. 2024-CP-000131 IN RE: ESTATE OF STEPHEN F. COLONNA A/K/A STEPHEN FRANCIS COLONNA, DECEASED.

The administration of the estate of STEPHEN F. COLONNA A/K/A STE-PHEN FRANCIS COLONNA, deceased, whose date of death was June 8, 2023 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 has been served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION File No. 2024CP000301AX IN RE: ESTATE OF RICHARD A. CAREY JR. Deceased. The administration of the estate of

Richard A. Carey Jr., deceased, whose date of death was January 4, 2024, is pending in the Circuit Court for MAN-ATEE County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES 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 16, 2024 Personal Representative:

/s/ Diane C. Cara Donna Diane C. Cara Donna 8308 Portlight Ct.

Lakewood Ranch, Florida 34202 Attorney for Personal Representative: /s/ Andrej Cuturic Andrej Cuturic Attorney Florida Bar Number: 1018523 801 E Venice Ave, Ste. 2 Venice, Florida 34285 Telephone: (941) 441-9193 Fax: (941) 214-2629 E-Mail: ac@legacylifelegal.com Secondary E-Mail: stephanie@legacylifelegal.com February 16, 23, 2024 24-00235M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-0317 IN RE: ESTATE OF SHIRLEY FRANCES GUCKERT, also known as SHIRLEY F. GUCKERT, Deceased.

The administration of the estate of SHIRLEY FRANCES GUCKERT, also known as SHIRLEY F. GUCKERT, deceased, whose date of death was December 10, 2023, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal represen-tative and the personal representative's attorney are set forth below.

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-0258 IN RE: ESTATE OF

JENNIFER LEIGH ALGENI, Deceased.

The administration of the estate of JENNIFER LEIGH ALGENI, deceased, whose date of death was December 31, 2023, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attornev 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 FLORIDA STATUTES SEC-IN TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is: February 16, 2024. Jessica Lynne Algeni **Personal Representative** 5932 32nd Avenue West Bradenton, FL 34209 M. Brandon Robinson, Esq. Attorney for Personal Representative Florida Bar No. 0119364 BARNES WALKER, GOETHE,

PERRON, SHEA & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: 941-741-8224 Email: brobinson@barneswalker.com Secondary Email: mcarmichael@barneswalker.com February 16, 23, 2024 24-00220M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 2023-CP-004220 IN RE: ESTATE OF GUNDEL SULLIVAN A/K/A GUNDEL S. SULLIVAN A/K/A GUNDEL SCHUELER SULLIVAN, DECEASED.

The administration of the estate of GUNDEL SULLIVAN A/K/A GUN-DEL S. SULLIVAN A/K/A GUNDEL SCHUELER, deceased, whose date of death was September 14, 2023 is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 has been served must file their claims with this court

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

#### PROBATE DIVISION File No. 2024-CP-0293 IN RE: ESTATE OF RAYMOND OMELUK, Deceased.

The administration of the estate of RAYMOND OMELUK, deceased, whose date of death was November 18, 2023, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. 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 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 NOTICE.

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

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

notice is: February 16, 2024. Jo Ann C. Kokoros

Personal Representative 4406 31st PL E. Palmetto, FL 34221 Jeffrey S. Goethe Attorney for Personal Representative Florida Bar No. 0861420 BARNES WALKER, GOETHE.

PERRON, SHEA, & ROBINSON, PLLC 3119 Manatee Avenue West

Bradenton, FL 34205 Telephone: (941) 741-8224 Email: jgoethe@barneswalker.com Secondary Email: rbattle@barneswalker.com

February 16, 23, 2024 24-00247M

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No.: 2023 CP 004040 IN RE: ESTATE OF RICHARD JAMES STRONG Deceased.

The administration of the estate of RICHARD JAMES STRONG, de-ceased, whose date of death was March 24, 2020; is pending in the Circuit Court of Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue W., Bradenton, FL 34205. 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

SECOND INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 3918 **Division Probate** IN RE: ESTATE OF Amelia J. Carmen Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Amelia J. Carmen, deceased, File Number 2023 CP 3918; by the Circuit Court for Manatee County, Florida, Probate Division; the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton Florida; that the decedent's date of death was September 15, 2023; that the total value of the estate is \$36,904.29 and that the names and address of those to whom it has been assigned by such

order are: NAME ADDRESS Robin L. Carmen 7416 Main Street Newport, NY 13416

Bonnie J. Carmen 2141 Soapstone Mountain Road Staley, NC 27355

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

Notice is February 16, 2024. Person Giving Notice:

**Bonnie J. Carmen** 2141 Soapstone Mountain Road Staley, NC 27355

Attorney for Person Giving Notice: Rodney D. Gerling, Esq. Florida Bar No. 0554340 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East Bradenton, Florida 34203 Telephone: (941) 756-6600 Email: rgerling@gerlinglawgroup.com February 16, 23, 2024 24-00234M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 412023CP004153CPAXMA **Division: Moreland** 

#### IN RE: ESTATE OF LORRAINE J. STRAUSS Deceased.

The administration of the estate of LORRAINE J. STRAUSS, deceased, whose date of death was February 16, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representatives' attorney

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

Hill dated August 8, 2006, as First Amended July 7, 2008 and as Sec-ond Amended November 5, 2021 c/o 1605 47th St. E Bradenton FL 34203

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is February 16, 2024.

Person Giving Notice: JAMES P. HILL 6105 47th St. E Bradenton FL 34203 Attorney for Person Giving Notice: THOMAS O. MICHAELS, ESQ. tomlaw@tampabay.rr.com Florida Bar No. 270830 Thomas O. Michaels, P.A. 1370 Pinehurst Rd. Dunedin, FL 34698 24-00241M February 16, 23, 2024

TME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or de mands against decedent's estate must file their claims with this court WITH-IN THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE.

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

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

The date of the first publication of this Notice is February 16, 2024. Signed on this 17 day of January, 2024.

#### Personal Representative: /s/ Michael Colonna (Jan 17, 2024 12:20 EST) MICHAEL COLONNA 100 Center Grove Road, Apt. 12-6 Randolph, NJ 07896 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, Florida 34209 Telephone: (941) 747-9191 Email: jackmanpleadings@gmail.com February 16, 23, 2024 24-00243M

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

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

The date of first publication of this notice is: February 16, 2024.

Denise Carroll Elswick **Personal Representative** 6904 7th Avenue Boulevard NW Bradenton, FL 34209

Erin M. Hinsberg, Esq. Attorney for the Personal Representative Florida Bar No. 1049059 BARNES WALKER, GOETHE, PERRON, SHEA & ROBINSON, PLLC 3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: ehinsberg@barneswalker.com February 16, 23, 2024 24-00256M WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TME 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 THREEE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLI-CATON OF THIS NOTICE.

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

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

The date of the first publication of this Notice is February 16, 2024. Signed on this 8th day of December. 2023.

#### Personal Representative: SHANNON S. SULLIVAN P.O. Box 1574 Palo Alto, CA 94302 Attorney for Personal Representative: JAMES D. JACKMAN, ESQUIRE Florida Bar No. 521663 JAMES D. JACKMAN, P.A. 5008 Manatee Avenue West, Suite A Bradenton, Florida 34209 Telephone: (941) 747-9191

Email: jackmanpleadings@gmail.com February 16, 23, 2024 24-00245M THIS NOTICE ON THEM

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

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

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

The date of first publication of this notice is: FEB 16, 2024

#### ANNIE LEE STRONG

4039 Affirmed Drive Florissant, MO 63034 **Personal Representative** Shelli Freeland Eddie Attorney for Personal Representatives Email: freelandeddielaw@gmail.com Secondary email: assistant.freelandeddielaw@gmail.com Florida Bar No.: 0797871 THE FREELAND EDDIE LAW GROUP, P.A. P.O. BOX 592 Sarasota, FL 34230 Telephone: (941) 366-6486 Facsimile: (941) 366-6026 February 16, 23, 2024 24-00244M

# 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 16, 2024.

#### Personal Representatives: RICHARD W. STRAUSS, JR.

4841 Mead Drive Doylestown, Pennsylvania 18901 THOMAS J. STRAUSS 469 N. Shady Retreat Road Doylestown, Pennsylvania 18901 Attorney for Personal Representatives: EUGENE F. POLLINGUE, JR. E-mail Addresses: eugene.pollingue@saul.com shar-ann.callahan@saul.com Florida Bar No. 977552 SAUL EWING LLP 515 North Flagler Drive, Suite 1400 West Palm Beach, Florida 33401 Telephone: (561) 833-9800 February 16, 23, 2024 24-00237M

# CHARLOTTE COUNTY LEGAL NOTICES

--- PUBLIC SALES ----

FIRST INSERTION Notice Under Fictitious Name Law

#### According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, de-siring to engage in business under the Fictitious Name of Charlotte Commons located at 24150 Beatrix Blvd. in the City of Port Charlotte, Charlotte County, FL 33954 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 20th day of February, 2024. TEG Charlotte Woodbridge LLC

February 23, 2024

24-00180T

FIRST INSERTION Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Charlotte Boyz located at 1401 Kenmore St in the City of Port Charlotte, Charlotte County, FL 33952 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 16th day of February, 2024. SOUTH FLORIDA ELITE ALLSTARS INC February 23, 2024

24-00172T

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 GOLDEN CASE SOLUTIONS : Located at 602 Via Tunis : Charlotte County in the City of Punta Gorda : Florida, 33950-6621 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Punta Gorda Florida, this February day of 16, 2024

GOLDEN RETREATERS, LLC February 23, 2024

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000013 IN RE: ESTATE OF KENT MARVIN MOENTER A/K/A KENT M. MOENTER Deceased.

The administration of the estate of Kent Marvin Moenter A/K/A Kent M. Moenter, deceased, whose date of death was December 10, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 23, 2024.

Personal Representative: Michael L. Moenter 4721 Devil's Hole Road Pemberville, Ohio 43450 Attorney for Personal Representative:

Jenny C. Hazel Attorney Florida Bar Number: 0163562 MCCRORY LAW FIRM 309 Tamiami Trail PUNTA GORDA, FL 33950 Telephone: (941) 205-1122 Fax: (941) 205-1133 E-Mail: jenny@mccrorylaw.com Secondary E-Mail: debbie@mccrorylaw.com Feb. 23; March 1, 2024 24-00182T

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

#### File No. 24000157CP **Division Probate** IN RE: ESTATE OF DELORES ANN WEBER Deceased.

The administration of the estate of DELORES ANN WEBER, deceased, whose date of death was September 1, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave. Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal 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 de-

mands against decedent's estate must file their claims with this court WITH-

FIRST INSERTION

--- ESTATE ----

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 23, 2024. Personal Representative:

Dana Č. Welch 485 Dorchester Street Port Charlotte, Florida 33954

Attorney for Personal Representative: Bryan K. Tippen Esq., Attorney Florida Bar Number: 113421 TIPPEN LAW FIRM, PLLC 315 E. Olympia Ave, STE 224 Punta Gorda, Florida 33950 Telephone: (941) 888-4260 Fax: (239) 214-6080 E-Mail: info@tippenlaw.com Secondary E-Mail: Bryan@TippenLaw.com Feb. 23; March 1, 2024 24-00171T

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24000021CP IN RE: ESTATE OF

The administration of the estate of Kimble Lee Wagner, deceased, whose date of death was July 3, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division. the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent

FIRST INSERTION

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 NOTICE.

24-00169T

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

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

The date of first publication of this notice is: February 23, 2024. **Robert D. Hines** 

#### Curator

1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Robert D. Hines, Esq. Attorney for Curator Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com Feb. 23; March 1, 2024 24-00167T

FIRST INSERTION

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23001385CP Division Probate IN RE: ESTATE OF **BEVERLY M. SULLIVAN** Deceased.

The administration of the estate of Beverly M. Sullivan, deceased, whose date of death was October 20, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is February 23, 2024. Personal Representative:

#### shawn m sullivan (Dec 13, 2023 13:08 EST)

Shawn M. Sullivan 322 Avalon Wav Plymouth, Massachusetts 02360 Attorney for Personal Representative: Ira Stewart Wiesner, Esq. Attorney Florida Bar Number: 222887 ADVOCATES IN AGING WIESNER SMITH PLLC 328 N Rhodes Avenue Sarasota, Florida 34237 Telephone: (941) 365-9900 Fax: (941) 365-4479 E-Mail: sherri@wiesnerlaw.com Secondary E-Mail: rachel@wiesnerlaw.com Feb. 23; March 1, 2024 24-00165T

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23001309CP IN RE: ESTATE OF LEROY DAVID HERMAN.

Deceased. The administration of the estate of LEROY DAVID HERMAN, Deceased, whose date of death was January 17, 2023, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue Punta Gorda, Fl. 33950. The names and addresses of the personal representative and the personal representative's attorney are

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

All other creditors of the decedent

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

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

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

notice is February 23, 2024. LORI BRISSELLI.

Personal Representative

Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 165TH Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com Feb. 23: March 1, 2024 24-00162T

KIMBLE LEE WAGNER, aka KIM WAGNER Deceased.

and other persons having claims or de-

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY,

FLORIDA PROBATE DIVISION File No. 24-000167-CP IN RE: ESTATE OF NANCY ROSE EISELE, a/k/a Nancy R. Eisele, a/k/a Nancy Eisele,

Deceased. The administration of the estate of Nancy Rose Eisele, deceased, whose date of death was December 11, 2023, is pending in the Circuit Court for Char-Îotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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

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 NOTICE. ALL CLAIMS NOT FILED WITHIN

and other persons having claims or de-

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 23, 2024.

Personal Representative: Albert Stickley III 737 S. Indiana Avenue, Suite A

Englewood, Florida 34223 Attorney for Personal Representative: Albert Stickley III, Esquire

Attorney Florida Bar Number: 51605 737 S. Indiana Ave., Suite A Englewood, FL 34223 Telephone: (941) 474-5506 Fax: (941) 474-5507 E-Mail: aj@stickleylaw.com Secondary E-Mail: ryan@stickleylaw.com Feb. 23: March 1, 2024 24-00163T

FIRST INSERTION NOTICE TO CREDITORS Karen L. Thompson (Summary Administration)

#### FIRST INSERTION

#### NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-000033-CP IN RE: ESTATE OF MICHAEL COOPER FARRIS, a/k/a Michael Cooper Sampley, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Michael Cooper Farris, deceased, File Number 24-000033-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950: that the decedent's date of death was November 9, 2023; that the total value of the estate is \$less than \$75,000,00 and that the names and addresses of those to whom it has been assigned by such order are:

Address Name Carolyn Davis 8961 Franklin Ave., Irvington, AL 36544 Diane Derwin 9950 CD Glaze Dr. Theodore, AL 36582 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT-WITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is February 23, 2024. **Person Giving Notice:** Lana Fay Engquist 9156 Cherry Drive Englewood, Florida 34224 Attorney for Person Giving Notice /s/ Albert Sticklev III Albert Stickley III, Esquire Attorney Florida Bar Number: 51605 737 S. Indiana Ave., Suite A Englewood, FL 34223 Telephone: (941) 474-5506 Fax: (941) 474-5507

E-Mail: aj@stickleylaw.com Secondary E-Mail: ryan@stickleylaw.com Feb. 23; March 1, 2024 24-00170T

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 2023 CP 001205 **Division: Probate** RE: ESTATE OF RICHARD FRANCIS BONAVITA SR. a/k/a **RICHARD FRANCIS BONAVITA**, Deceased.

The administration of the estate of RICHARD FRANCIS BONAVITA SR. a/k/a RICHARD FRANCIS BONAVI-TA, deceased, whose date of death was April 9, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE 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 de-

mands against decedent's estate must file their claims with this court WITH-IN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this Notice is February 23, 2024.

#### Personal Representative: DocuSigned by: /s/ Katherine Scibilia

KATHERINE SCIBILIA, Petitioner

135 Whitman Ave Whitman, MA 02382 Attorney for Personal Representative: DocuSigned by: /s/ Gregory S. Band Gregory S. Band Attorney for Petitioner Florida Bar Number: 869902 BAND LAW GROUP PL 1 South School Ave., Suite 500 Sarasota, FL 34237 Telephone: (941) 917-0505 Fax: (941) 917-0506

E-Mail: gband@bandlawgroup.com

24-00178T

Feb. 23; March 1, 2024

order are: Address Name Daryl W. Calvano

24579

#### ANNA MARIA CALVANO Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY,

FLORIDA

PROBATE DIVISION

File No. 24000059CP

**Division Probate** 

IN RE: ESTATE OF

You are hereby notified that an Order of Summary Administration has been entered in the estate of Anna Maria Calvano, deceased, File Num-ber 24000059CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950; that the decedent's date of death was October 25, 2023; that the total value of the estate is \$9323.15, and that the names and addresses of those to whom it has been assigned by such 27444 Baptist Church Road Mechanicsville, Maryland 20659 Stephen M. Calvano 51 Black Bridge Lane Natural Bridge Station, Virginia 24579 David J. Calvano 51 Black Bridge Lane Natural Bridge Station, Virginia

#### 5362 Murphy Street Port Charlotte, Florida 33981 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is February 23, 2024. **Person Giving Notice:** 

# /s/ Daryl W. Calvano

Daryl W. Calvano 27444 Baptist Church Road Mechanicsville, Maryland 20659 Attorney for Person Giving Notice /s/ T. Thomas Shirley T. Thomas Shirley, Attorney Florida Bar Number: 0154581 **DUNKIN & SHIRLEY PA** 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com Feb. 23; March 1, 2024 24-00179T

# **CHARLOTTE COUNTY**

FIRST INSERTION

#### --- PUBLIC SALES ---

#### 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 KAYLA'S NAUTI-DOG GROOMING : Located at 22291 Laika Ave : Charlotte County in the City of Port Charlotte : Florida, 33952-5705 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Port Charlotte Florida, this February day of 16, 2024 HENSLEY KAYLA

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage - Punta Gorda located at 6221 Marlympia

Way, Punta Gorda, FL 33950 intends to hold a sale to sell the property stored at the

Facility by the below Occupants whom are in default at an Auction. The sale will oc-

cur as an online auction via www.storagetreasures.com on 3/13/2024 at 10:00AM

Unless stated otherwise the description of the contents are household goods and

furnish-ings. Deborah Overley unit #A053; Trisha Ralph unit #A109; Sherri Dim-

mitt unit #A135; Con McLaughlin unit #D213. This sale may be withdrawn at any

--- ESTATE ----

FIRST INSERTION

NOTICE.

BARRED.

2024.

time without notice. Certain terms and conditions apply. See manager for details.

February 23, 2024

Feb. 23; March 1, 2024

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

CHARLOTTE COUNTY,

FLORIDA

PROBATE DIVISION

File No. 2024 CP 49

IN RE: ESTATE OF

SHARON L. BOWEN,

Deceased.

The administration of the estate of

Sharon L. Bowen, deceased, whose date

of death was July 17, 2023, is pending in

the Circuit Court for Charlotte County,

Florida, Probate Division, the address

of which is 350 E. Marion Avenue,

Punta Gorda, FL 33950. The names

and addresses of the personal represen-

tative and the personal representative's

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate, on whom

a copy of this notice is required to be

served, must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

and other persons having claims or de-

mands against decedent's estate must

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA PROBATE

DIVISION

Case No.: 24-156CP Division: Probate

IN RE: ESTATE OF

JOEL O. LEDERER,

Deceased.

The administration of the estate of Joel

O. Lederer, deceased, whose date of death was January 21, 2024, is pend-

ing in the Circuit Court for Charlotte

County, Florida, Probate Division, the address of which is 350 E. Marion Av-

enue, Punta Gorda, Florida 33950. The

names and addresses of the personal

representative and the personal repre-

sentative's attorney are set forth below.

All creditors of the decedent and oth-er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

All other creditors of the decedent

OF THIS NOTICE ON THEM.

attorney are set forth below.

24-00168T

24-00164T

# Plaintiff, v. WELLINGTON MARCELO

PAVARINI,

Defendant. TO: WELLINGTON MARCELO PA-

INC.

VARINI 7619 Oakboro Dr, Lake Worth, FL

NOTICE OF ACTION

IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CIVIL DIVISION

CASE NO: 23-CC-1528

ROTONDA MEADOWS/VILLAS

CONSERVATION ASSOCIATION.

33467 YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the fol-

lowing described property in CHAR-LOTTE County, Florida:

Lot 7, Block 117, of ROTONDA MEADOWS, according to the Plat thereof as recorded in Plat Book 10, Page(s) 15A through 15Z18, inclusive, in the Public Records of Charlotte County, Florida. Property Address: 31 Calamondin Way, Placida, FL 33946

Which has the address of 31 Calamondin Way, Placida, FL 33946 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane. Build.#63,

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION

PLAINTIFF, VS. MITCHELL KAUFFMAN A/K/A MITCHELL A. KAUFFMAN; ET

to Final Judgment of Foreclosure dated the 13th day of February, 2024, and entered in Case No. 23002277CA, of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida, wherein Nationstar Mortgage LLC is the Plaintiff and MITCHELL KAUFFMAN A/K/A MITCHELL A. KAUFFMAN; UNKNOWN SPOUSE OF MITCHELL KAUFFMAN A/K/A MITCHELL A. KAUFFMAN N/K/A MARY HILL and CHARLOTTE COUNTY, FLORIDA are defendants. Roger D. Eaton as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically www.charlotte.realforeclose.com at at 11:00 A.M. on the 3rd day of April, 2024, the following described property as set forth in said Final Judgment, to wit:

LOTS 5 AND 6. BLOCK 450 PORT CHARLOTTE SUBDIVI-SION, SECTION 18, A SUBDI-VISION ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 5, PAGES 8A THRU 8E, INCLUSIVE, OF THE PUBLIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA.

# FIRST INSERTION

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

Fort Myers, FL 33907 (239-887-4276), leland@associationlegalservices.com, within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint

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

DATED on February 16, 2024. As Clerk of the Court

By: D. Gerace (SEAL) As Deputy Clerk Association Legal Services, LLC

Plaintiff's attorney 12600 World Plaza Lane. Build.#63 Fort Myers, FL 33907 (239 - 887 - 4276)leland@associationlegalservices.com Feb. 23; Mar. 1, 2024 24-00175T

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

THE DATE OF THE LIS PENDENS

MAY CLAIM THE SURPLUS. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue. Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

Dated this day of 02/21/2024. Roger D. Eaton Clerk of The Circuit Court

By: (SEAL) B. Lackey Deputy Clerk Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 210 N. University Drive, Suite 900 Coral Springs, FL 33071 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. WD. ADMIN 2.516

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 3-21-24/ (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

#### FIRST INSERTION

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

CASE NO.: 23002730CA AMERICAN NATIONAL FUNDING, LLC, etc.

#### Plaintiffs, v. CAMERON MCCRON and UNKNOWN TENANT.

Defendants.

--- ACTIONS / SALES ----

NOTICE IS HEREBY GIVEN that pursuant to Summary Final Judgment of Mortgage Foreclosure entered on January 29, 2024 in CASE NO. 2023-002730-CA of the Circuit Court of the Twelfth Judicial Circuit in and for Charlotte County, Florida, wherein, the Parties are identified as Plaintiff, AMERICAN NATIONAL FUNDING, LLC., AS TRUSTEE OF THE FLORIDA INVESTMENTS FLORIDA LAND TRUST #95 DATED NOVEMBER 10, 2021 and JOSEPH S. BERG, TRUSTEE OF THE JOSEPH S. BERG REVOCABLE LIVING TRUST, and Defendants CAMERON MCCRON and THE UNKNOWN TENANT that: The Clerk of Court, Rodger D. Eaton, will sell to the highest and best bidder for cash by electronic sale beginning at 11:00 a.m. on March 14, 2024 at: www. charlotte.realforeclose.com the following described real property as set forth in said Judgment, to wit:

LOT 18, BLOCK 2194, PORT CHARLOTTE SUBDIVISION, SECTION THIRTY-SEVEN, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGE 41A THROUGH 41H,

NOTICE OF ACTION

IN THE COUNTY COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CIVIL DIVISION

CASE NO: 23-CC-001520

YOU ARE NOTIFIED that an action

to foreclose a Claim of Lien on the fol-

lowing described property in CHAR-

Sands I, according to the plat

thereof recorded in Plat Book

11, Pages 4A through 4Z-2, Pub-

lic Records of Charlotte County,

Florida. Property Address: 10 Tide Ct, Placida, FL 33946

Which has the address of 10 Tide

has been filed against you, and you are

required to serve a copy of your written

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

at 12600 World Plaza Lane. Build.#63,

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

leland@associationlegalservices.com,

NOTICE OF ACTION

IN THE COUNTY COURT OF THE

TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA

CIVIL DIVISION

CASE NO: 23-CC-1445

**ROTONDA MEADOWS/VILLAS** 

CONSERVATION ASSOCIATION,

JULIANA REYES-CHANIN,

Ct, Placida, FL 33946

LOTTE County, Florida: Lot 180, Block 10, Rotonda

CONSERVATION ASSOCIATION,

**ROTONDA SANDS** 

DAVID W. YURKOVICH,

Belle Vernon, PA 15012

TO: DAVID W. YURKOVICH

INC.,

Plaintiff, v.

Defendant.

35 Carson Ave.

INCLUSIVE, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA. PARCEL ID: 402230281002 PROPERTY ADDRESS: 4200 KILPATRICK STREET, PORT CHARLOTTE, FL 33948

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITH THE CLERK 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue. Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711. DATED THIS 02/20/2024 day of

February2024. CLERK OF THE COURT

By: (SEAL) B. Lackev As Deputy Clerk

Tepps Treco 499 NW 70 Avenue, Suite 112 Plantation, Florida 33317 Telephone: (954) 565-3231 Direct e-mail: William@teppstreco.com Feb. 23; March 1, 2024 24-00184T

#### FIRST INSERTION

within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceed-ing, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED February 16 2024

As Clerk of the Court By: D. Gerace (SEAL) As Deputy Clerk Association Legal Services, LLC

Plaintiff's attorney 12600 World Plaza Lane. Build.#63 Fort Myers, FL 33907 (239 - 887 - 4276)leland@associationlegalservices.com Feb. 23; Mar. 1, 2024 24-00174T

FIRST INSERTION

leland@associationlegalservices.com, within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint 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 Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED February 16, 2024. As Clerk of the Court By: D. Gerace (SEAL) As Deputy Clerk Association Legal Services, LLC Plaintiff's attorney 12600 World Plaza Lane. Build.#63 Fort Myers, FL 33907

J. Glass, deceased, whose date of death was February 3, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Ave, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attor-

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

Florida Bar No. 0987001 Law Office of Mary E. King, P.L. Feb. 23; March 1, 2024 24-00185T FIRST INSERTION NOTICE TO CREDITORS

/s/ William D Bowen William D. Bowen Personal Representative 2110 Rowley Ave AL. Madison, WI 53726 /s/ Mary E. King Mary E. King, Esq. Attorney for Personal Representative

3389 Magic Oak Lane Sarasota, FL 34232 Telephone: (941) 906-7585 Email: Tax@kinglawpl.com

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

DATE OF DEATH IS BARRED.

notice is: February 23, 2024.

IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-177-CP Division: PROBATE IN RE: ESTATE OF CARL J. GLASS Deceased.

The administration of the estate of Carl

nev are set forth below.

#### PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR IN THE CIRCUIT COURT OF THE MORE AFTER THE DECEDENT'S TWENTIETH JUDICIAL CIRCUIT, The date of first publication of this CASE NO.: 23002277CA Signed on this 14th day of February, NATIONSTAR MORTGAGE LLC

DEFENDANTS. NOTICE IS HEREBY GIVEN pursuant

IF YOU ARE A PERSON CLAIMING

ESERVICE@MGS-LEGAL.COM 23FL935-0110 Feb. 23; March 1, 2024 24-00183T

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

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

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

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

The date of first publication of this notice is February 23, 2024.

Personal Representative: /s/ John S. Dzurak

23232 Abrade Ave. Punta Gorda, Florida 33980 Attorney for Personal Representative: /s/ Tamsen Hays Tamsen Hays, Esquire Attorney Florida Bar Number: 44126 Wotitzky, Wotitzky, Ross & Young, P.A. Attorneys at Law 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: thays@wotitzkylaw.com Secondary E-Mail: jessica@wotitzkylaw.com Feb. 23; March 1, 2024 24-00166T 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 23, 2024. Personal Representative:

#### /s/ Brian Thomas Glass

#### **Brian Thomas Glass**

9951 Oporto Street Livonia, Michigan 48150 Attorney for Personal Representative: /s/ Ellie K. Harris Ellie K. Harris, Esq. Florida Bar Number: 0021671 Elise V. Bouchard, Esq. Florida Bar Number: 0109033 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: e-service@schwarzlaw.net Secondary E-Mail: mackenzie@schwarzlaw.net Feb. 23; March 1, 2024 24-00181T CASE NO. 24000087CA CARRINGTON MORTGAGE SERVICES LLC,

Plaintiff, vs. GAY A. NUCKOLLS, AS TRUSTEE OF THE GAY A. NUCKOLLS TRUST, UNDER A TRUST AGREEMENT DATED OCTOBER 22, 2003, et al.

**Defendant(s).** TO: UNKNOWN BENEFICIARIES OF THE GAY A. NUCKOLLS TRUST, UNDER A TRUST AGREEMENT DATED OCTOBER 22, 2003,

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

following property: LOT 7, BLOCK E, HOLI-DAY MOBILE ESTATES 3RD ADDITION, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 13, PAGE 30A THROUGH 30E, OF THE PUBLIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA. TOGETHER WITH-DOUBLE WIDE 1980 MOBILE HOME; VIN NUMBERS 6340B/A

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

impaired, call 711. 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 14th day of February, 2024. CLERK OF THE CIRCUIT COURT

(SEAL) BY: Brittany Lackey DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 CONGRESS AVE., SUITE 100 BOCA RATON, FL 33487 PRIMARY EMAIL: FLMAIL@RASLG.COM 23-166633 Feb. 23; March 1, 2024 24-00161T

#### Defendant.

INC.

Plaintiff, v.

#### TO: JULIANA REYES-CHANIN 6303 BLUE LAGOON DR, #400 MIAMI, FL 33126

YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the fol-lowing described property in CHAR-

LOTTE County, Florida: Lot(s) #13, Block #122, RO-TONDA MEADOWS, accord-ing to the map or plat thereof on file in the Office of the Clerk of the Circuit Court recorded in DC2330/2119-TJB 2330/2121 2631/67&712789/390 of Charlotte County, Florida.

Which has the address of 8 Calamondin Way, Placida, FL 33946 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane. Build.#63, Fort Myers, FL 33907 (239-887-4276),

(239 - 887 - 4276)leland@associationlegalservices.com Feb. 23; March 1, 2024 24-00173T

LV 18237

#### What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.  $\stackrel{\simeq}{>}$ 

Rarely do consumers specifically search online for public notices.

#### --- ACTIONS ----

#### FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO: 23-CC-1147 **ROTONDA HEIGHTS** CONSERVATION ASSOCIATION,

Plaintiff, v. S.P. SAHNI and CHANDER SHIEL

#### Defendants.

TO: S.P. SAHNI and CHANDER SHIEL SAHNI 2010 CROW CANYON PL STE 100

SAN RAMON, CA 94583 YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the fol-

lowing described property in CHAR-LOTTE County, Florida: Lot 1292 & 1293, Rotonda

Heights, according to the plat thereof, as recorded in Plat Book 8, Page 26A through 26Z of the Public Records of Charlotte County, Florida. Which has the address of 179

SUNSET RD, ROTONDA WEST, FL 33947

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane. Build.#63, Fort Myers, FL 33907 (239-887-4276),

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

CASE NO: 23-CC-1156 ROTONDA HEIGHTS

CONSERVATION ASSOCIATION, INC. Plaintiff. v.

S.P. SAHNI and CHANDER SHIEL SAHNI,

Defendant. TO: S.P. SAHNI and CHANDER

SHIEL SAHNI 2010 CROW CANYON PL STE 100

SAN RAMON, CA 94583 YOU ARE NOTIFIED that an action to foreclose a Claim of Lien on the following described property in CHAR-

LOTTE County, Florida: Lot 1292 & 1293, Rotonda Heights, according to the plat thereof, as recorded in Plat Book 8, Page 26A through 26Z of the Public Records of Charlotte County, Florida.

Which has the address of 177 SUNSET RD, ROTONDA

WEST, FL 33947 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Association Legal Services, LLC, Plaintiff's attorney, at 12600 World Plaza Lane. Build.#63, Fort Myers, FL 33907 (239-887-4276),

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

CASE NO. 24000142CA LONGBRIDGE FINANCIAL, LLC,

Plaintiff, vs. DOROTHY JEAN HODGSON A/K/A DOROTHY J. HODGSON AND DOROTHY JEAN HODGSON A/K/A DOROTHY J. HODGSON. AS TRUSTEE OF THE HODGSON FAMILY TRUST DATED MAY 17, 1985 AS RESTATED FEBRUARY 11, 2004, et al. Defendant(s)

leland @association legal services.com,within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. If you are a person with a disabil-

ity 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 Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711 DATED February 16 2024

Ås Clerk of the Court By: D. Gerace (SEAL) As Deputy Clerk Association Legal Services, LLC

Plaintiff's attorney 12600 World Plaza Lane. Build.#63 Fort Myers, FL 33907 (239 - 887 - 4276)

leland@associationlegalservices.com 24-00177T Feb. 23; Mar. 1, 2024

#### FIRST INSERTION

leland @association legal services.com,within thirty (30) days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint 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 Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110 or jembury@ca.cjis20.org, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED February 16 2024

As Clerk of the Court By: D. Gerace (SEAL) As Deputy Clerk

Association Legal Services, LLC Plaintiff's attorney 12600 World Plaza Lane. Build.#63 Fort Myers, FL 33907

(239 - 887 - 4276)leland@associationlegalservices.com 24-00176T Feb. 23; Mar. 1, 2024

#### FIRST INSERTION

APPURTENANT THERETO. THE ABOVE DESCRIPTION INCLUDES, BUT IS NOT LIMITED TO, ALL APPUR-TENANCES TO THE CONDO-MINIUM UNIT ABOVE DE-SCRIBED, INCLUDING THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS OF SAID CONDOMINIUM.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 3-21-24/ (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

# SUBSEQUENT INSERTIONS

--- SALES ----

## SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO .: 082023CA000440XXXXX

WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESIDENTIAL MORTGAGE AGGREGATION TRUST, Plaintiff, vs. BLUE INTERNATIONAL GROUP LLC; LUCRECIA MARIA DELMONTE; LENDVENT SPV I,

#### LLC, Defendant(s).

NOTICE OF SALE IS HEREBY GIV-EN pursuant to the order of Uniform Final Judgment of Foreclosure dated February 12, 2024, and entered in Case No. 082023CA000440XXXXXX of the Circuit Court of the 20TH Judicial Circuit in and for Charlotte County, Florida, wherein WILMINGTON SAV-INGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR RESI-DENTIAL MORTGAGE AGGREGA-TION TRUST, is Plaintiff and BLUE INTERNATIONAL GROUP LLC; LUCRECIA MARIA DELMONTE; LENDVENT SPV I, LLC, are Defendants, the Office of the Clerk, Charlotte County Clerk of the Court will sell via online auction at www.charlotte.realforeclose.com at 11:00 a.m. on the 28th day of March, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 120, BLOCK 92, PORT

CHARLOTTE SUBDIVISION SECTION 6, A SUBDIVISION ACCORDING TO THE PLAT THEREOF. AS RECORDED IN PLAT BOOK 4, PAGES 7A THROUGH 7F, OF THE PUB-LIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA. Property Address: 21288 Edgewater Drive, Port Charlotte, Florida 33952 and all fixtures and personal

property located therein or thereon, which are included as security in Plaintiff's mortgage. Any person claiming an interest in

the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated: 02/13/2024 Roger D. Eaton

As Clerk of said Court

--- ESTATE ----

By: (SEAL) Deni Gerace As Deputy Clerk McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, Florida, 33407 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File No: 22-400536 February 16, 23, 2024 24-00150T

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

CIVIL DIVISION CASE NO.: 23003449CA

# DEFENDANTS.

Foreclosure dated the 8th day of February, 2024, and entered in Case No. 23003449CA, of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida, wherein NewRez LLC dba Shellpoint Mortgage Servicing is the Plaintiff and GEORGE P. WEDELES, RABEL S. BAJWA, SUNNOVA MANAGEMENT LLC A/K/A SUNNOVA ENERGY CORPORATION, BABCOCK RANCH RESIDENTIAL ASSOCIATION INC. and UKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY NKA SHOAIB ALI are defendants. Roger D. Eaton as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.charlotte. realforeclose.com at 11:00 A.M. on the 11th day of March, 2024, the following described property as set forth in said Final Judgment, to wit:

COMMUNITY PHASE 1A & COMMUNITY PHASE IA & TOWN SQUARE, ACCORD-ING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGE 6A THROUGH 6P, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLOR-IDA.

NOTICE TO CREDITORS

CHARLOTTE COUNTY,

FLORIDA

PROBATE DIVISION

File No. 24-51-CP

Division Probate IN RE: ESTATE OF

DEBORAH R. COOLIDGE A/K/A

DEBBIE R. COOLIDGE A/K/A DEBORAH RUTH COOLIDGE

Deceased. The administration of the estate of DEBORAH R. COOLIDGE a/k/a DEB-

BIE R. COOLIDGE a/k/a DEBORAH

RUTH COOLIDGE, deceased, whose

date of death was August 19, 2023, is

pending in the Circuit Court for Char-

lotte County, Florida, Probate Division, the address of which is 350 E. Marion

Avenue, Punta Gorda, Florida 33950.

The names and addresses of the per-

sonal representative and the personal

representative's attorney are set forth

All creditors of the decedent and

other persons having claims or de-

mands against decedent's estate on

whom a copy of this notice is required

to be served must file their claims

below.

SECOND INSERTION

COUNTY, FLORIDA

NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING PLAINTIFF, VS. GEORGE P. WEDELES; RABEL S. BAJWA; ET AL.,

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of

LOT 24, BABCOCK RANCH

SECOND INSERTION

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

Dated this 02/13/2024 day of, 20. Roger D. Eaton Clerk of The Circuit Court By: (SEAL) Deni Gerace Deputy Clerk MILLER, GEORGE & SUGGS, PLLC ATTORNEY FOR PLAINTIFF 210 N. UNIVERSITY DRIVE, SUITE 900 CORAL SPRINGS, FL 33071 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM 23FL453-0049 February 16, 23, 2024 24-00149T

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-000151-CP Division Probate IN RE: ESTATE OF

EDWARD D. ENGEMANN, III

The administration of the estate of Edward D. Engemann, III, deceased, whose date of death was August 23, 2023, is pending in the Circuit Court 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

er persons having claims or demands against decedent's estate on whom a court ON OR BEFORE THE LATER 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-

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

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 16, 2024.

**Personal Representatives:** /s/ Anne Farr Hinton Anne Farr Hinton 2335 Lorenson Road Muskegon, Michigan 49445 /s/ Guy Thomas Hinton

**Guy Thomas Hinton** 2335 Lorenson Road Muskegon, Michigan 49445 Attorney for Personal Representatives: /s/ Karen L. Kayes Karen L. Kayes E-mail Addresses: kkayes@wnj.com Florida Bar No. 0039993 Warner Norcross + Judd LLP 700 Terrace Point Road, Suite 350 Muskegon, Michigan, 49440

Telephone: (231) 727-2619 February 16, 23, 2024 24-00134T with this court ON OR BEFORE 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. IN THE CIRCUIT COURT FOR

SECOND INSERTION

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 16, 2024.

#### Personal Representative: JESSICA MACK 214 McIntyre Road

Guyton, Georgia 31312 Attorney for Personal Representative: CARRIE M. LEONTITSIS Attorney Florida Bar Number: 48055 Olmsted & Wilson, P.A. 17801 Murdock Circle, Suite A Port Charlotte, FL 33948 Telephone: (941) 624-2700 Fax: (941) 624-5151 E-Mail: carrie@owpa.com Secondary E-Mail: kathy@owpa.com February 16, 23, 2024 24-00137T

> **Personal Representative:** /s/ Joy Wright

Deceased.

for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida

All creditors of the decedent and othcopy of this notice is required to be served must file their claims with this OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF

TO: UNKNOWN BENEFICIARIES OF THE HODGSON FAMILY TRUST DATED MAY 17, 1985 AS RESTATED FEBRUARY 11, 2004,

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

UNIT NO. 1423B, MEDITER-RANEAN COURT, A CONDO-MINIUM, ALL AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND THE EXHIBITS ATTACHED THERETO AND FORMING A PART THEREOF, AS RE-CORDED IN OFFICIAL RE-CORDS BOOK 670, PAGE 1723, AND PLAT THEREOF AS RE-CORDED IN CONDOMINIUM BOOK 3, PAGE 19A THROUGH 19G, AND ALL AMEND-MENTS THERETO, OF THE PUBLIC RECORDS OF CHAR-LOTTE COUNTY, FLORIDA, TOGETHER WITH AN UN-DIVIDED 1/13TH SHARE IN THE COMMON ELEMENTS or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950. and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711

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 14th day of February, 2024. CLERK OF THE CIRCUIT COURT

(SEAL) BY: Brittany Lackey 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 - 168956

Feb. 23; March 1, 2024 24-00160T

CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2023 CP 1424 Division Probate IN RE: ESTATE OF JUNE WRIGHT Deceased.

The administration of the estate of JUNE WRIGHT, deceased, whose date of death was September 12, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, 2nd Floor, Punta Gorda, FL 33950. The

representative and the personal representative's attorney are set forth below.

names and addresses of the personal

All creditors of the decedent and other persons having claims or de-mands 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 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 de-

names and addresses of the personal

representative and the personal repre-

sentative's attorney are set forth below.

other persons having claims or de-mands 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 PUBLI-

CATION OF THIS NOTICE OR 30

DAYS AFTER THE DATE OF SER-

VICE OF A COPY OF THIS NOTICE

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

All other creditors of the decedent

ON THEM.

All creditors of the decedent and

#### file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

mands against decedent's estate must

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 16, 2024.

# JOY WRIGHT 2704 Tess Circle Tallahassee, FL 32304 Attorney for Personal Representative:

/s/ David J. Fredericks DAVID J. FREDERICKS Email Address: dfredericks@andersongivens.com Email Address: ssmith@andersongivens.com Florida Bar No. 0084185 Anderson, Givens, & Fredericks, P.A. 3665 Bee Ridge Road, Suite 100 Sarasota, Florida 34233 February 16, 23, 2024 24-00135T

#### 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 16, 2024.

Personal Representative: /s/ Christopher R. Loewe (Jan 16, 2024 14:31 EST)

Christopher R. Loewe 2668 Bridle Road Bloomfield Hills, Michigan 48304 Attorney for Personal Representative: /s/ Ellie K. Ĥarris Ellie K. Harris, Esq. Florida Bar Number: 0021671 Elise V. Bouchard, Esq. Florida Bar Number: 0109033 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: ellie@schwarzlaw.net Secondary E-Mail: stephen@schwarzlaw.net February 16, 23, 2024 24-00152T

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24000082CP **Division:** Probate IN RE: ESTATE OF CHERYL LYNNE LOEWE A/K/A CHERYL LOEWE **Deceased.** The administration of the estate of

CHERYL LYNNE LOEWE a/k/a CHERYL LOEWE, deceased, whose date of death was October 22, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. The

# **CHARLOTTE COUNTY**

--- ESTATE ----

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24000110CP IN RE: ESTATE OF LEWIS CARTER HEIDELBERG, Deceased.

The administration of the estate of LEWIS CARTER HEIDELBERG, deceased, whose date of death was November 22, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representatives 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 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 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 16, 2024. Petitioner:

ROBBIE SUE GUZY C/O TIMOTHY W. GENSMER, P.A 2831 RINGLING BLVD. STE 202A SARASOTA, FL 34237 Attorney for Petitioner: TIMOTHY W. GENSMER, ESQ. TIMOTHY W. GENSMER, P.A. 2831 RINGLING BLVD, STE 202A SARASOTA, FL 34237 Telephone: 941-952-9377 Florida Bar No. 586242 February 16, 23, 2024 24-00136T

SECOND INSERTION NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-000126-CP Division: Probate IN RE: ESTATE OF DEBBIE WOOD KREPS a/k/a DEBBIE A. WOOD Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Debbie Wood Kreps a/k/a Debbie A. Wood, deceased, File Number 24-000126-CP by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950; that the Decedent's date of death was October 31, 2023; that the total value of the estate is \$17,881.31 and that the names and addresses of those to whom it has been assigned by such order are:

Bruce Kreps 3226 Sunrise Trail, Port Charlotte, Florida 33952

Brianna Taylor Marie Gonzalez 2

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24000124CP Division Probate IN RE: ESTATE OF PETER LHARRINGTON

#### IN RE: ESTATE OF PETER J HARRINGTON Deceased. The administration of the estate of

PETER J HARRINGTON, deceased, whose date of death was December 28, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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 DEATTH IS BARRED. The date of first publication of this

notice is February 16, 2024. **Personal Representative:** 

#### Melissa A. Harrington 21279 North Road Mountain Drive

White Hills, Arizona 86445 Attorney for Personal Representative: James W Mallonee Attorney Florida Bar Number: 0638048 946 Tamiami Trail, #206 port charlotte, FL 33953 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail: jmallonee@jameswmallonee.com February 16, 23, 2024 24-00155T

SECOND INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 2024-CP-000169 Division: Probate IN RE: ESTATE OF FRANCIS J. DRAKE, Deceased

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Francis J. Drake , deceased, File Number 2024-CP-000169, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950; that the decedent's date of death was January 15, 2024; that the total value of the estate is \$2,500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Drake Family Revocable Trust as Amended and Restated on January 31, 2023 SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-000089-CP Division: PROBATE IN RE: ESTATE OF ERMA E. MCNEIL,

Deceased.

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

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

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

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

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

The date of first publication of this notice is February 16, 2024. **Personal Representative:** 

Sylvia Sapienza 5713 13th Avenue W.

Bradenton, FL 34209-4743 Cheyenne R. Young Attorney for Personal Representative Florida Bar Number: 0515299 WOTITZKY WOTITZKY, ROSS & YOUNG, P.A. 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail: jackie@wotitzkylaw.com February 16, 23, 2024 24-00157T

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24000164CP Division Probate IN RE: ESTATE OF ROSEMARIE SUSAN LOUDENSLAGER Deceased.

The administration of the estate of ROSEMARIE SUSAN LOUD-ENSLAGER, deceased, whose date of death was January 7, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File Number: 24000094CP IN RE: ESTATE OF JAMES FELTON (F.) GULSBY, SR., Deceased.

Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE

ABOVE ESTATE: The administration of the estate of JAMES FELTON (F) GULSBY, SR, deceased, File Number 24000094CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below. ALL INTERESTED PERSONS ARE

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

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

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. The date of the first publication of

this Notice is Friday, February 16, 2024. Personal Representative:

DAVID MARTIN GULSBY 5285 Kempson Lane

Port Charlotte, FL 33981 dmgplumbing@comcast.net Attorney for Personal Representative: Mary E. Van Winkle, Esq. Florida Bar #374830 3859 Bee Ridge Road, #202 Sarasota, Florida 34233 (941) 923-1685 Primary E-mail: Lvanwinkle23@gmail.com Secondary E-mail: servicemevw@gmail.com February 16, 23, 2024 24-00151T

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23-000977-CP Division: PROBATE IN RE: ESTATE OF GREGG RUSSELL, a/k/a GREGG A. RUSSELL,

Deceased. The administration of the estate of Gregg Russell, a/k/a Gregg A. Russell, deceased, whose date of death was March 14, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal 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 SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-000134-CP Division Probate IN RE: ESTATE OF CHARLES B. LEA, Deceased.

The administration of the estate of Charles B. Lea, deceased, whose date of death was July 3, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representatives attorney are set forth below.

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

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

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 16, 2024.

tice is February 16, 2024. Personal Representative: Cynthia L. Schwartz 5629 Natoma Dr. Fort Myers, FL 33919

Attorney for Personal Representative: Guy S. Emerich, Esq. Florida Bar Number: 126991 Farr, Farr, Emerich, Hackett, Carr & Holmes, P.A. 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1058 Fax: (941) 639-0028 E-Mail: gemerich@farr.com Secondary E-Mail: sziegler@farr.com rebruary 16, 23, 2024 24-00144T

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 23001412CP Division Probate IN RE: ESTATE OF VANESSA VINCITORIO a/k/a VANESSA F. VINCITORIO, Deceased.

The administration of the estate of VANESSA VINCITORIO a/k/a VANESSA F. VINCITORIO, deceased, whose date of death was November 6, 2023, and the last four digits of whose social security number is 4402 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representatives attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this

#### SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-130-CP Division Probate IN RE: ESTATE OF VICTOR P. ELLENA Deceased.

The administration of the estate of VICTOR P. ELLENA, deceased, whose date of death was November 6, 2023, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2024.

#### Personal Representative: JAMIE D. GERELLI

667 Cove Road, #5 Stamford, Connecticut 06902

Attorney for Personal Representative: NICOLE S. PEET Attorney Florida Bar Number: 1025612 FARR FARR EMERICH HACKETT CARR & HOLMES PA 237 Nokomis Avenue South Venice, FL 34285 Telephone: (941) 488-7751 Fax: (941) 497-7636 E-Mail: npeet@farr.com Secondary E-Mail: tweiss@farr.com

February 16, 23, 2024 24-00143T

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-92-CP Division Probate IN RE: ESTATE OF EDWIN J. SMITH, JR.,

Deceased.

The administration of the estate of EDWIN J. SMITH, JR., deceased, whose date of death was September 2, 2023, file number 24-92-CP is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representatives and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is February 16, 2024. Michael Joseph Smith Personal Representative 5109 N Austin Chicago, IL 60630 JAMES W. MALLONEE Attorney for Personal Representative Florida Bar Number: 0638048 946 Tamiami Trail, #206 Port Charlotte, FL 33953-3108 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-mail: jmallonee@jameswmallonee.com 24-00145T February 16, 23, 2024

5023 Andris Street,

#### North Port, Florida 34288 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the Decedent and persons having claims or demands against the estate of the Decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIMS 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 16, 2024. Person Giving Notice:

#### erson Giving Noti /s/ Bruce Kreps Bruce Kreps

Bruce Kreps 3226 Sunrise Trial Port Charlotte, Florida 33952 Attorney for Person Giving Notice: /s/ Jeffrey Briscoe Jeffrey Briscoe Florida Bar No. 0127501 3440 Conway Blvd., Suite 1A Port Charlotte, Florida 33952 Telephone: (941) 625-4189 Facsimile: (941) 237-4126 Email: jeff@jeffbriscoe.com February 16, 23, 2024 24-00154T 26042 Seminole Lakes Blvd. Punta Gorda, FL 33952 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOT-WITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is February 16, 2024. Person Giving Notice: Elizabeth Drake

26042 Seminole Lakes Blvd. Punta Gorda, Florida 33952 Attorney for Person Giving Notice Forrest J. Bass, Attorney Florida Bar Number: 68197 Farr Law Firm, PA 99 Nesbit Street Punta Gorda, FL 33950 Telephone: (941) 639-1158 Fax: (941) 639-0028 E-Mail: fbass@farr.com Secondary E-Mail: msleeper@farr.com and probate@farr.com February 16, 23, 2024 24-00158T

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 16, 2024.

#### Personal Representative: Lisa M. Loudenslager 2438 Odessa Lane

Punta Gorda, Florida 33983 Attorney for Personal Representative: James W Mallonee Attorney Florida Bar Number: 0638048 946 Tamiami Trail, #206 Port Charlotte, FL 33953 Telephone: (941) 206-2223 Fax: (941) 206-2224 E-Mail: jmallonee@jameswmallonee.com Secondary E-Mail: hchalmers@jameswmallonee.com February 16, 23, 2024 24-00156T 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 16, 2024.

Personal Representative: Susan Malicki

21484 Edgewater Drive Port Charlotte, FL 33952 Cheyenne R. Young Attorney for Personal Representative Florida Bar Number: 0515299 WOTITZKY WOTITZKY ROSS & YOUNG, P.A. 1107 W. Marion Avenue, Unit #111 Punta Gorda, FL 33950 Telephone: (941) 639-2171 Fax: (941) 639-8617 E-Mail: cyoung@wotitzkylaw.com Secondary E-Mail: jackie@wotitzkylaw.com February 16, 23, 2024 24-00159T 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 16, 2024. Personal Representative: Stanley Surette

12 Guinevere Cir. Shrewsbury, MA 01545 Attorney for Personal Representative: Ariana R. Fileman Florida Bar No.0990612 Fileman Law Firm, P.A. 201 W. Marion Ave., Suite 1208 Punta Gorda, FL 33950 Telephone: 941-833-5560 Email address: afileman@filemanlaw.com February 16, 23, 2024 24-00146T

SECOND INSERTION

#### --- ACTIONS ----

#### THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NO. 22001239CA

BARRET ROADMAN, Plaintiff, vs. PHYLISS IRENE MARTIN, F/K/A PHYLISS M. PROVOST; JEROME PROVOST; KEITH **PROVOST; STEPHEN PROVOST:** RONALD PROVOST; PAULA JONES; HARRIET LIQUORI; AND ANY UNKNOWN PARTIES WHICH MAY CLAIM AS HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR AS OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST MICHAEL PROVOST, DECEASED. Defendants. TO: STEPHEN PROVOST

ADDRESS: UNKNOWN YOU ARE NOTIFIED that an action

to quiet title to a tax deed for the fol-lowing described real property located in Charlotte County, Florida:

Tracts 138, Charlotte Ranch-ettes, a/k/a The South 1/2 of the Northwest 1/4 of the Northwest 1/4 of the Southeast 1/4 of the Northwest 1/4, Section 12, Township 41 South, Range 23 East, Charlotte County, Florida. Parcel ID: 412312176002 Tracts 139, Charlotte Ranchettes, a/k/a The North 1/2 of the Southwest 1/4 of the Northwest 1/4 of the Southeast 1/4 of the Northwest 1/4, Section 12, Township 41 South, Range 23 East, Charlotte County, Florida. Parcel ID: 412312176013 has been filed against you and you are

NOTICE OF ACTION CONSTRUCTIVE SERVICE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION Case No.: 23001401CC PEPPERTREE ESTATES HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit-corporation, Plaintiff, vs. MGT BONITA SPRINGS, LLC, a Florida limited liability company; its devisees, grantees, creditors,

and all other parties claiming by, through, under or against it and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described.

#### Defendant.

TO: MGT BONITA SPRINGS, LLC, a Florida limited liability company; its devisees, grantees, creditors, and all other parties claiming by, through, under or against it and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or

# required to serve a copy of your written

defenses, if any, to it on: Joel W. Walters, Esq. Walters Levine & DeGrave 240 S. Pineapple Ave., Suite 206 Sarasota, FL 34236 Primary jwaltersefile@walterslevine. Email: com Secondary Email: jww-sec@ walterslevine.com on or before 3-14-2024 and file the original with the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief

demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceed-ing, you are entitled, at no cost to you, the provision of certain assistance. Please contact Jon Embury, Adminis-trative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your 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 2-6-2024.

ROGER D. EATON As Clerk of the Court (SEAL) By: B. Lackey As Deputy Clerk Joel W. Walters, Esq. Walters Levine & DeGrave 240 S. Pineapple Ave., Suite 206 Sarasota, FL 34236 Primary Email:

jwaltersefile@walterslevine.com Secondary Email: jww-sec@walterslevine.com Feb. 9, 16, 23; Mar. 1, 2024 24-00124T

#### THIRD INSERTION

interest in and to the lands hereafter described; AND ALL OTHERS WHOM IT MAY CONCERN:

YOU ARE HEREBY NOTIFIED that an action for interpleader in connection with the following described property in Charlotte County, Florida: Lot 4, PEPPERTREE ESTATES,

according to the Map or Plat thereof, as recorded in Plat Book 16, Pages 70A through 70C, in-clusive, of the Public Records of Charlotte County, Florida.

Commonly known as: 1241 Pep-pertree Lane, Port Charlotte, Florida 33952

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ernest W. Sturges, Jr., Esq., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A.,701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plain-tiff'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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court February 2, 2024.

ROGER D. EATON, CLERK OF COURT By: (Seal) D. Gerace Deputy Clerk

FOURTH INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE

COUNTY, FLORIDA CASE NO.: 2023-CA-4601 SIGMA INFINITY LLC, Plaintiff, v. BORIKEN INVESTMENTS, LLC; FIRST HORIZON HOME LOAN CORPORATION,

**Defendants.** To BORIKEN INVESTMENTS, LLC:

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

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

Gorda, FL 33955 has been filed by Plaintiff, SIGMA IN-FINITY LLC, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sut-ton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before 3-5-2024 and file the original with the Clerk of Court and Plaintiff's

NOTICE OF ACTION

COUNTY, FLORIDA

CIVIL DIVISION

alive, and if dead, unknown widows,

widowers, heirs, devisees, grantees,

and all other persons claiming by, through, under or against them,

and all other parties claiming by,

TO: JAMES L. BELLEVILLE; SUE

BELLEVILLE LUCAS; CHARLES

BELLEVILLE; JEFFRY SCOTT

BROWNE; if alive, and if dead, un-known widows, widowers, heirs, de-

visees, grantees, and all other persons

claiming by, through, under or against them, and all other parties claiming by,

through, under or against the forego

ing Defendants: AND ALL OTHERS

an action for interpleader in connection

with the following described property in

Charlotte County, Florida: LOT 13, BLOCK 3880 PORT

CHARLOTTE SUBDIVISION,

SECTION 67, according to the

Plat thereof as recorded in Plat

Book 6, Pages 5A-5H, of the Pub-

YOU ARE HEREBY NOTIFIED that

WHOM IT MAY CONCERN:

through, under or against the

foregoing Defendants,

Defendants.

THE CIRCUIT COURT and

COUNTY, FLORIDA,

#### SECOND INSERTION

CONSTRUCTIVE SERVICE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE Case No.: 23001171CC ROGER D. EATON, in his official capacity as CLERK OF **COMPTROLLER for CHARLOTTE** Plaintiff, vs. JAMES L. BELLEVILLE; SUE **BELLEVILLE LUCAS; CHARLES** BELLEVILLE: JEFFRY SCOTT **BROWNE: ROBERT ALAN RICE: if** 

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

WITNESS my hand and seal of this

Port Charlotte, FL 33954 941 - 625 - 6666941-625-0660 (Facsimile) February 16, 23; March 1, 8, 2024

# YOU ARE NOTIFIED that an ac-

tion to First Amended Complaint for Declaratory Judgment in and to the following property presently located in Charlotte County, Florida: 1999 SIST enclosed Black Livestock Trailer having Ve-hicle Identification Number:

1T9GH3222XS432809 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jeffrey R. Kuhns, Esq., the plaintiff's attorney, whose address is Kuhns Law Firm, PLLC, 425 Cross St., Ste. #312, Punta Gorda, Florida 33950, on or before Thursday, February 29, 2024 and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue. Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711. Dated on: January 30, 2024. Roger D. Eaton, Clerk of Court Charlotte County, Florida By: D. Gerace (SEAL) (Deputy Clerk) Jeffrey R. Kuhns, Esq., the plaintiff's attorney, Kuhns Law Firm, PLLC, 425 Cross St., Ste. #312,

Punta Gorda, Florida 33950

Feb. 2, 9, 16, 23, 2024 24-00094T

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

OF FLORIDA IN AND FOR CHARLOTTE COUNTY GENERAL JURISDICTION

DIVISION CASE NO. 08-2022-CA-000096 PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs.

CHARLOTTE WARD, et al.,

Defendants. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 2, 2023 in Civil Case No. 08-2022-CA-000096 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Punta Gorda, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and CHARLOTTE WARD, et al., are Defendants, the Clerk of Court, ROGER D. EATON, will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 18th day of March, 2024 at 11:00 AM on the following described property as set forth in said Summary

Final Judgment, to-wit: LOT 8, BLOCK 23, PORT CHAR-LOTTE SUBDIVISION, SEC-TION 2, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGES 30A THROUGH 30H, OF THE PUB-

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

Deputy Clerk CLERK OF THE CIRCUIT COURT As Clerk of the Court BY

MCCALLA RAYMER LEIBERT PIERCE, LLC 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 7212412 . 21-00375-3 February 16, 23, 2024 24-00147T

required to serve a copy of your written

defenses, if any, to it on Ernest W. Stur-ges, Jr., Esq., Plaintiff's attorney whose

address is Goldman, Tiseo & Sturges,

P.A.,701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30)

days after the first publication date, and

file the original with the Clerk of this Court either before service on Plain-

tiff's attorney or immediately thereaf-

ter; otherwise a default will be entered

against you for the relief demanded in

If you are a person with a disabil-ity who needs any accommodation in

order to participate in this proceed-

ing, you are entitled, at no cost to you, to the provision of certain assistance.

Please contact Jon Embury, Adminis-

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

Punta Gorda, Florida 33950, and

whose telephone number is (941) 637-2110, at least 7 days before your sched-

uled court appearance, or immediately

upon receiving this notification if the time before the scheduled appearance

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

or voice impaired, call 711. WITNESS my hand and seal of said

ROGER D. EATON, CLERK

24-00113T

By: (Seal) D. Gerace Deputy Clerk

Court this 2 day of February, 2024.

Ernest W. Sturges, Jr., Esq.

esturges@gtslawfirm.com

Feb. 9, 16, 23; Mar. 1, 2024

Goldman, Tiseo & Sturges, P.A.

the Complaint.

#### THIRD INSERTION

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

COUNTY, FLORIDA CIVIL DIVISION Case No.: 2023-600CC ROGER D. EATON, CLERK OF THE COURT, CHARLOTTE COUNTY, FLORIDA, Plaintiff, vs. ASSET INTERVENTION, INC. AS ASSIGNEE FOR THOMAS SHERSHENOVICH, CHIEF **EXECUTIVE OFFICER OF TDK** HOLDING CORP., an inactive New York Corporation; GET LIQUID FUNDING, LLC, AS ASSIGNEE OF TDK HOLDING CORP., an inactive New York Corporation; and

LUMIDATH, LLC, Defendants. TO: ASSET INTERVENTION, INC., AS ASSIGNEE FOR THOMAS SHER-SHENOVICH, CHIEF EXECUTIVE OFFICER OF TDK HOLDING CORP: YOU ARE HEREBY NOTIFIED that an action for interpleader on the fol-

lowing described property in Charlotte County, Florida: Lot 3, Block C, BREEZEWOOD MANOR SUBDIVISION, ac-

cording to the Plat thereof as recorded in Plat Book 7, Page 12, of the Public Records of Charlotte County, Florida

Commonly Known As: 1605 Meadow Lark Lane, Englewood, Florida 34224

has been filed against you and you are

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE

COUNTY, FLORIDA CIVIL DIVISION

THIRD INSERTION PROPERTY ADDRESS 7365 Palm Island Drive, Placida, Florida 33946 PARCEL IDENTIFICATION NUMBER 412031531015 LEGAL DESCRIPTION Unit No. 29 of Seaside I, a Land Condominium, according to The

of Charlotte County, Florida.

Case No.: 24000206CA SEASIDE INVESTMENTS LLC. a Kansas limited liability company, **BMO HARRIS BANK, as Successor** of M&I Marshall and Ilsley Bank, as Successor of Gold Bank; and

Declaration of Condominium recorded in O.R. Book 1085, Page 1932, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 9, Page 42, Public Records

has been filed against you, and you are

ter: otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability

impaired, call 711.

24-00153T

Court February 13, 2024. ROGER D. EATON, CLERK OF COURT (SEAL) By: Deni G Deputy Clerk Ernest W. Sturges, Jr., Esq. Goldman, Tiseo & Sturges, P.A. 701 JC Center Court, Suite 3

lic Records of Charlotte County FOURTH INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR CHARLOTTE COUNTY, FLORIDA CASE NUMBER: 23-1354-CC JOSEPH LEE DUTTON, an individual

Plaintiff vs. UNKNOWN SPOUSE, HEIRS, **BENEFICIARIES, DEVISEES,** 

call 711. Witness my hand and the seal of this

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

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

attorney, otherwise a default and judg-

ment will be entered against you for the

to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifica-

court on this 29th day of January, 2024 Clerk of the Circuit Court By: (SEAL) B. Lackey Deputy Clerk

tion if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired,

24-00089T

Florida. Commonly Known As: 7457 Coburn Street, Port Charlotte, FL has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ernest W. Sturges, Jr., Esq., Plaintiff's attorney whose

address is Goldman, Tiseo & Sturges, P.A.,701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereaf-

Ernest W. Sturges, Jr., Esq. Goldman, Tiseo & Sturges, P.A. 701 JC Center Court, Suite 3 Port Charlotte, FL 33954 941-625-6666 941-625-0660 (Facsimile) Feb. 9, 16, 23; Mar. 1, 2024 24-00112T

# HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

- Notice to creditors / Notice of administration / Miscellaneous / Public Announcement - Fax, Mail or e-mail your notice to the Business Observer office in the required county for publication.
- Notice of actions / Notice of sales / DOM / Name Change / Adoption, etc.
- · When submitting a notice directly to the courthouse, please indicate your preference to publish with the Business Observer.
- · On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be attached.
- Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court
- · A file copy of your delivered affidavit will be sent to you.



ASSIGNEES, LENIORS, CREDITORS, TRUSTEES, And ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF TARVIS SHIELDS a/k/a TARVIS MCKELL SHIELDS AND UNKNOWN PARTY #1: AND STATE OF FLORIDA DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES Respondent(s)TO: Shields Brothers Trucking, Inc. 10378 Yates Drive Olive Branch, MS 38654 Eric Shields 81 Curley Rd. Holly Springs, MS 38635 Senitra Dowsing a/k/a Senetris "NeNe" Dowsing 10378 Yates Drive Olive Branch, MS 38654 18th Chancery District Court 128 East Van Dorn Avenue (as agent for Estate of Tarvis Shields a/k/a Tarvis Mckell Shields, dec'd 07/05/2022) Attn: Probate P.O. Box 219 Holly Springs, MS 38635 Evelvn Jones Shields 1895 Roberts Chapel Rd. Slayden, MS 38642 Evelvn Jones Shields 1895 Roberts Chapel Rd. Lamar, MS 38642 Brian Shields 51 Pheasant Creek Byhalia, MS 38611

parties claiming by, through, under, or against said defendant, and all other claimants, persons, or parties, natural or corporate or whose exact legal status is unknown, if alive, and if dead or not known to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, successors-in-interest, or other parties claiming by, through, under,

its unknown grantees, assignees,

successors-in-interest, or other

lienors, creditors, trustees,

or against said claimant, having or claiming to have any right, title, or interest in the property hereafter described.

#### Defendants.

Plaintiff, vs.

TO: Any unknown grantee, assignee, lienor, creditor, trustee, successor-ininterest, or other party claiming by, through, under, or against the Defendant herein, BMO HARRIS BANK, as Successor of M&I Marshall and Ilsley Bank, as Successor of Gold Bank, and any other claimant, person, or party, natural or corporate or whose exact legal status is unknown, if alive, and if dead or not known to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, successors-in-interest, or other parties claiming by, through, under, or against said claimant, having or claiming to have any right, title, or interest in the property hereafter described.

YOU ARE HEREBY NOTIFIED that an action to quiet title to the following real property located in Charlotte County, Florida:

required to serve your written defenses, if any, on Plaintiff's attorney, Will W. Sunter, Esq., of Farr Law Firm P.A., whose address is 99 Nesbit Street, Punta Gorda, Florida 33950, on or before 3-7-2024, 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.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

DATED this 2-1-2024.

ROGER D. EATON as Clerk of the Court (SEAL) BY: B. Lackey as Deputy Clerk

Will W. Sunter, Esq., Farr Law Firm P.A., 99 Nesbit Street. Punta Gorda, Florida 33950 Feb. 9, 16, 23; Mar. 1, 2024 24-00109T