

## HILLSBOROUGH COUNTY LEGAL NOTICES

### --- PUBLIC SALES ---

#### 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 CORE FOUR INSURANCE AGENCY located at 13014 N DALE MABRY HWY #231 in the City of TAMPA, Hillsborough County, FL 33618 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 21st day of March, 2024. CORE FOUR SOLUTIONS LLC March 29, 2024 24-00918H

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

NOTICE IS HEREBY GIVEN that Benjamin Swanson Benjamin Swanson will engage in business under the fictitious name CALLING ALL DOGS AND CATS OF SOUTH TAMPA, with a physical address 4318 La Mora Ct Tampa, FL 33611, with a mailing address 6311 S Church Ave. Tampa, FL 33616, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. March 29, 2024 24-00919H

#### 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 INNOVATIVE OUTDOOR SOLUTIONS : Located at 4002 W San Nicholas St : Hillsborough County in the City of Tampa : Florida, 33629-5730 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa Florida, this March day of 21, 2024 PEARCE JUSTIN KYLE March 29, 2024 24-00948H

#### 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 VENOS DESIGNS : Located at 12707 Hammock Park Dr : Hillsborough County in the City of Riverview : Florida, 33579-9388 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Riverview Florida, this March day of 21, 2024 STRZALKA ADDISON C March 29, 2024 24-00949H

#### 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 WEST FORTUNE FISH MARKET : Located at 1926 W Main St : Hillsborough County in the City of Tampa : Florida, 33607-4322 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa Florida, this March day of 21, 2024 TAMPA TRADE, LLC March 29, 2024 24-00950H

#### 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 Best Option Restoration of N. Tampa located at 16057 Tampa Palms Blvd W #500, in the County of Hillsborough, in the City of Tampa, Florida 33647 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa, Florida, this 26th day of March, 2024. SYNTEK SOUTH LLC March 29, 2024 24-01007H

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

NOTICE IS HEREBY GIVEN that Andrea Svenby will engage in business under the fictitious name SVENBY VENTURES DBA FASHIONISTA FIX BOUTIQUE, with a physical address 1307 E Warren St Plant City, FL 33563, with a mailing address PO Box 4024 Plant City, FL 33563, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. March 29, 2024 24-00954H

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Tampa Bay Christian Counseling Center located at 18524 N Dale Mabry Hwy, in the County of Hillsborough, in the City of Lutz, Florida 33548 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Lutz, Florida, this 25th day of March, 2024. FULL CIRCLE MINISTRIES, INC. March 29, 2024 24-00977H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that BULALA BOTANICAL COFFEE COMPANY, LLC, OWNER, desiring to engage in business under the fictitious name of BULALA KAVA BAR located at 2718 N. FLORIDA AVE, TAMPA, FLORIDA 33602 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. March 29, 2024 24-00978H

#### 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 Florida Land Company located at 4522 W Village Dr Ste 6266 in the City of Tampa, Hillsborough County, FL 33624 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 22nd day of March, 2024. XFA LLC March 29, 2024 24-00979H

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

NOTICE IS HEREBY GIVEN that Glen A Lisenby will engage in business under the fictitious name GLEN ALAN LISENBY, with a physical address 816 TUSCANNY ST BRANDON, FL 33511, with a mailing address 816 TUSCANNY ST BRANDON, FL 33511, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. March 29, 2024 24-00998H

#### FICTITIOUS NAME NOTICE

Notice is hereby given that SUN WEST MORTGAGE COMPANY, INC., OWNER, desiring to engage in business under the fictitious name of YES HOME LOANS located at 18303 GRIDLEY RD., CERRITOS, CALIFORNIA 90703 intends to register the said name in HILLSBOROUGH county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. March 29, 2024 24-00999H

#### 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 I SHAPE : Located at 4124 W Sevilla St : Hillsborough County in the City of Tampa : Florida, 33629-8517 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Tampa Florida, this March day of 21, 2024. EJJ HEALTH AND WELLNESS LLC March 29, 2024 24-00951H

### FIRST INSERTION

#### NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9811 Progress Blvd. Riverview, FL, 33578, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 4/18/2024 at 2:30 P.M. Contents include personal property along with the described belongings to those individuals listed below.

**A010 Poiola Caraballo Boxes/Bags/Totes, Electronics, Furniture, Sports**  
**A012 Deron McQueen Appliances, Boxes/Bags/Totes, Clothing, Electronics**  
**A110 Marsha Jarrett Appliances, Boxes/Bags/Totes, Dishes, Furniture**  
**A138 Milan Walker Boxes/Bags/Totes, Furniture, Lamps**  
**A201 Carlos Del Sol Ramos Boxes/Bags/Totes, Furniture, Toys**  
**B013 Oscar Sanchez Boxes, Tools, Shop vac, Ladders**  
**B017 Nichole Samuel Bags, Electronics, Furniture**  
**B056 Felicia Ginebra Bedding, Boxes/Bags/Totes, Carpet cleaner**  
**B159 Marque Noble Boxes/Bags/Totes, Holiday decor**  
**B208 Jordan Foster Furniture, Sports, Tools, Car parts**  
**B268 Kate Noble Boxes/Bags/Totes, Furniture, Instruments, Movies**  
**B269 Kate Noble Appliances, Boxes/Bags/Totes, Toys, Pet Items**  
**B270 Marilyn Valdez Boxes/Bags/Totes, Clothing**  
**C009 Kneco Kennedy Boxes, Clothing**  
**C030 Kyle Myers Boxes, Furniture, Sports, Toys, Tire**  
**C046 Eric James Boxes/Bags/Totes, Furniture, Holiday Decor**

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)344-7390. Mar. 29; Apr. 5, 2024 24-00924H

#### NOTICE OF MEETING STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors Meeting of the **Stonelake Ranch Community Development District** originally scheduled for **Tuesday, March 19, 2024 at 1:00 P.M.** has been rescheduled to **Wednesday, April 10, 2024 at 11:30 A.M.** at the **Lake Lodge 10820 Eagle Roost Cove, Thonotosassa, Florida 35592.**

The meeting is open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for each meeting can be found on the District's website at [www.stonelakeranchcdd.org](http://www.stonelakeranchcdd.org) or by phoning the District's Management office at (954) 658-4900.

The meeting may be cancelled or continued to a date, time and location specified on the record at the meeting.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at these meetings should contact the District Manager at (954) 658-4900 at least five (5) days prior to the date of the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for assistance in contacting the District Office.

Each person who decides to appeal any action taken at these meetings 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.

**Stonelake Ranch Community Development District**  
**James P. Ward**  
**District Manager**  
March 29, 2024 24-00926H

#### BOARD OF SUPERVISORS REVISED MEETING DATES BALLENTRAE HILLSBOROUGH COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2023-2024

The Board of Supervisors of the Ballentrae Hillsborough Community Development District will hold their regular meetings for the remainder **Fiscal Year 2023-2024** at the Ballentrae Clubhouse, 11864 Thicket Wood Drive, FL 33579, at 6:00 p.m. on the 1st Monday of each month unless otherwise indicated as follows:

May 6, 2024  
June 3, 2024  
July 1, 2024

September 16, 2024\* (3rd Monday)

The meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from Governmental Management Services - Tampa, LLC, 4530 Eagle Falls Place, Tampa, Florida 33619 or by calling (813) 344-4844 ("District Office").

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (813) 334-4844 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that 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.

Jason Greenwood  
District Manager  
March 29, 2024 24-00927H

#### MAGNOLIA PARK COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Magnolia Park Community Development District (the "District") will be held on Monday, April 8, 2024, at 5:30 p.m. at HCC at the Regent - 6437 Watson Rd, Rm 103, Riverview, FL 33578. The purpose of the meeting is to conduct any and all business coming before the Board of Supervisors.

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

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

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

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

District Manager  
March 29, 2024 24-00952H

#### NOTICE OF RULE DEVELOPMENT BY BALLENTRAE HILLSBOROUGH COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, *Florida Statutes*, the Ballentrae Hillsborough Community Development District ("District") hereby gives notice of its intent to develop amended Amenity Center Policies, including rates and fees ("Rates").

The proposed Rates will address the establishment and/or amendment of certain amenity center related rates and/or fees. The purpose and effect of the proposed Rates are to provide for efficient and effective District operations by setting rates and fees as provided by Section 190.035, *Florida Statutes*. Specific legal authority for the rules includes Sections 190.011, 190.012(3), 190.035(2), 190.011(5), 120.54, 120.69, and 120.81, *Florida Statutes*.

A public hearing and Board meeting will be conducted by the District on May 6, 2024, at 6:00 p.m., at the Ballentrae Clubhouse, 11864 Thicket Wood Dr., Riverview FL 33579. A copy of the proposed Amended Amenity Center Policies and additional information on the public hearing may be obtained by contacting the District Manager at 4530 Eagle Falls Place, Tampa, Florida 33619, (813) 344-4844.

Jason Greenwood, District Manager  
Ballentrae Hillsborough Community Development District  
March 29, 2024 24-00928H

### ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Wednesday the 17th day of April, 2024 at 11:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 1819 James L Redman Pkwy, Plant City, FL, 33563. Ortiz Rosado, Jehzel N. Car Seat, Box, Car Parts, Furniture, Tent Poles; Smith, Melissa Clothes, Boxes, Bags, Chairs, Medical Equipment, Beds, Shoes; Brooks, Ricardo A. Furniture; Ungerathen, Lillie K. Leather Couch; Avonce-Wise, Emy L. Box Spring, Furniture; Aponte, Susan R. Furniture, Bags, Clothes, Folding Chair, Totes, Grill, Shoes; Toth, Sheila Furniture, Totes, Boxes, Misc. Items, Cages, Statuettes; Toth, Sheila Boxes, Misc. Goods, Furniture, Couch Pillows, Bike, Vacuum, Clothes, Ladder Sale is subject to cancellation in the event of settlement between owner and obligated party. March 29; April 5, 2024 24-00929H

### NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 04/15/2024 at 10:00 AM the following vehicles(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

1N4AL2AP7CC234700 2012 NISS  
3FAGP0LUXDR278131 2013 FORD  
SALTY1243YA270074 2000 LNDR

March 29, 2024 24-00983H

### NOTICE OF PUBLIC SALE:

Notice is given that on 04/17/2024 at 08:00 AM the following vehicles(s) may be sold at public sale pursuant to Florida Statute 713.585. WDDNG-7DB6CA468955 2012 MERZ 4635.56 Lienor Name: ANITA & SHAM AUTO SALES & REPAIR Lienor Address: 6821 S 78TH ST, RIVERVIEW, FL 33578 Lienor Telephone #: 813-697-1791 MV License #: MV-82476 Location of Vehicles: 6821 S 78TH ST RIVERVIEW, FL 33578 March 29, 2024 24-00941H

### NOTICE OF PUBLIC SALE:

Notice is given that on 04/17/2024 at 08:00 AM the following vehicles(s) may be sold at public sale pursuant to Florida Statute 713.585. 3N1AB7AP-1KY282485 2019 NISS Lienor Name: QUALITY FIX AUTO BODY Lienor Address: 7310 NORTH FLORIDA AVE, TAMPA, FL 33604 Lienor Telephone #: 813-697-1791 MV License #: MV-110930 Location of Vehicles: 7310 NORTH FLORIDA AVE TAMPA, FL 33604 March 29, 2024 24-00942H

### FIRST INSERTION

**NOTICE OF PUBLIC AUCTION:** Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on **April 23rd 2024 at 11:00am** online at: **www.storageauctions.com** for the safe-guard self-storage facility located at: **SAFEGUARD SELF STORAGE** 1601 S. Kingsway Rd. Seffner, FL 33584 Tel: 813-736-1720

**Unit 1818 ANTOLINA TIRADO** Household Goods, Furniture, Sporting Goods, Appliances and Tools  
**Unit 3506 MARY B MIELE** Household Goods, Boxes and Tools

Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids. Mar. 29; Apr. 5, 2024 24-00930H

### NOTICE OF PUBLIC SALE:

Notice is given that on 04/17/2024 at 08:00 AM the following vehicle(s) may be sold at public sale pursuant to Florida Statute 713.585. 2T1BU4EE1BC707335 2011 TOYOTA 3381.16 Lienor Name: ROAD RUNNERZ AUTO SOLUTIONS LLC Lienor Address: 7606 E BROADWAY AVE, TAMPA, FL 33619 Lienor Telephone #: 813-697-1791 MV License #: MV-108201 Location of Vehicles: 7606 E BROADWAY AVE, TAMPA, FL 33619 March 29, 2024 24-00940H

### --- ESTATE ---

### FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
**Case No. 23-CP-000976**  
**Division A**  
**IN RE: ESTATE OF**  
**KATHERINE LUCILLE BURDETT**  
**Deceased.**

The administration of the Estate of KATHERINE LUCILLE BURDETT, Deceased, whose date of death was September 1, 2022, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File Number: 23-CP-000976. 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, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have served a copy of this notice, 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, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT 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 March 29, 2024.

**Personal Representative:**  
**Maria Bonilla**  
10225 N. 29th Street  
Tampa, FL 33612  
/s/ Rose A. Tapia  
ROSE A. TAPIA, ESQUIRE  
[rapia@rardonlaw.com](mailto:rapia@rardonlaw.com)  
3242 Henderson Boulevard Ste. 310  
Tampa, FL 33609  
FL Bar No: 0670162  
813-228-7772  
Attorney for Personal Representative  
Mar. 29; Apr. 5, 2024 24-01025H



## --- PUBLIC SALES ---

## NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource Permit application number 888917 from 200 S Hoover LLC application received 12/13/23. Proposed activity: commercial. Project name: Beach Park. Project size: 5.54 acres. Location: Section 20, Township 29, Range 18, in Hillsborough County. Outstanding Florida Water: no. Aquatic preserve: no. The application is available for public inspection Monday through Friday at Tampa Service Office, 7601 Highway 301 North, Tampa, FL. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Performance Management Department, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at [www.watermatters.org](http://www.watermatters.org). The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.

March 29, 2024

24-00981H

## NOTICE

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 887119, from Rayl Engineering & Surveying, LLC, 810 E Main Street, Bartow, FL 33830. Application received: 02/20/2024. Proposed activity: An automated car wash, self-storage building and private storage building ancillary to car wash use. Project name: Bubble Down South Tampa. Project size: 4.9 acres. Location: Section(s) 04 Township 30S, Range 18E, in Hillsborough County. Outstanding Florida Water: No. Aquatic preserve: No. The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at [www.watermatters.org/permits/](http://www.watermatters.org/permits/). Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at [www.watermatters.org](http://www.watermatters.org). The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103.

March 29, 2024

24-00982H

### STONEBRIER COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Stonebrier Community Development District (the "District") will be held on Thursday, April 11, 2024, at 6:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 737. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

#### Stonebrier Community Development District

Sydney Viera, District Manager

(321) 263-0132, Ext. 737

March 29, 2024

24-00934H

### HERITAGE HARBOR COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD OF SUPERVISORS REGULAR MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Heritage Harbor Community Development District (the "District") will be held on Tuesday, April 9, 2024, at 5:30 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, FL. The purpose of the meeting is to discuss any topics presented to the board for consideration.

Copies of the agenda may be obtained from the District Manager, Vesta District Services, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 285.

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 285. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

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

#### Heritage Harbor Community Development District

Tish Dobson, District Manager

(321) 263-0132, Ext. 285

March 29, 2024

24-00933H

## FIRST INSERTION

## NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd Plant City FL 33566, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via [www.selfstorageauction.com](http://www.selfstorageauction.com) on 4/18/24 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

<b>Unit # 16-201 Cruz Sanchez</b>	<b>Kitchenware, Home Decor, Purses</b>
<b>Unit # B-417 Chris Cannon</b>	<b>Lawn Equipment, Outdoor Goods</b>
<b>Unit # C-586 Gary Driggers</b>	<b>Lawn Mower, Treadmill, Tools</b>
<b>Unit # D-748 Tampa Hillsborough Action Plan</b>	<b>Machinery, Tools, Furniture</b>
<b>Unit # B-522 Davandlyn Doster</b>	<b>Electronics, Car Parts, Appliances</b>
<b>Unit # D-760 Cody Pool</b>	<b>Totes, Furniture, Clothing</b>

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)375-9856.

Mar. 29; Apr. 5, 2024

24-00925H

## FIRST INSERTION

## NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 16900 State Rd 54, Lutz FL 33558 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via [www.selfstorageauction.com](http://www.selfstorageauction.com) on 04/18/2024 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below

<b>Unit 2171 Keturha Reese</b>	<b>Artwork, Cabinets, Furniture</b>
<b>Unit 1016 Mica Anderson</b>	<b>Appliances, Artwork, Totes, Electronics, Furniture</b>
<b>Unit 1516 Alisa Gross</b>	<b>Furniture, Outdoors</b>

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)553-3703.

Mar. 29; Apr. 5, 2024

24-00955H

## FIRST INSERTION

## NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9823 W. Hillsborough Ave, Tampa, FL 33615, intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via [www.selfstorageauction.com](http://www.selfstorageauction.com) on 04/18/2024 at 2:30 pm. Contents include personal property described below belonging to those individuals listed below.

<b>Unit 005 Anthony Harrington</b>	<b>Furniture, boxes</b>
<b>Unit 100 Karen Hemby</b>	<b>Furniture, tools</b>
<b>Unit 188 Miguel Brito</b>	<b>Furniture, boxes</b>
<b>Unit 331 Carlos Valiente</b>	<b>Furniture, tools</b>
<b>Unit 933 Eugene Hooks</b>	<b>Furniture, tools</b>

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813) 333-5348.

Mar. 29; Apr. 5, 2024

24-00956H

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

The Florida Department of Environmental Protection (FDEP) gives notice of the issuance of Conditional Site Rehabilitation Completion Order (CSRCO) (Order) for the contaminated site known as the Harceros Chemicals, Inc., 5132 Trenton St., Tampa, Hillsborough County, Florida FDEP Site # ERIC\_13804 (Formerly COM\_69575) (Property) including the following parcels or parts of parcels: #192934ZZ-Z000001622300U/ 3610 S 50th St, Tampa; #192934IQ400000000160U/ 5020 Trenton St, Tampa; #192934IQ400000000180U/ 5132 Trenton St, Tampa; 12928ZZZ000004136900U/ No Street Address (Site). The Order confirms that the FDEP has approved the rehabilitation of the Property and that the Site meets the requirements of Chapter 62-780, FAC for closure.

The files associated with these orders are available for public inspection during normal business hours 8:00 a.m. to 5:00 p.m., Monday through Friday, except legal holidays at FDEP, 13051 North Telecom Parkway #101, Temple Terrace, Florida 33637-0926, attention: John Segó or online at <http://depdocs.dep.state.fl.us/Oculus/servlet/login>, Facility identification: ERIC\_13804 (formerly COM\_69575).

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

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

March 29, 2024

24-01000H

### NOTICE OF BOARD MEETING WYNNMERE WEST COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the Board of Supervisors ("Board") of the Wynnmere West Community Development District ("District") will hold a regular meeting of the Board of Supervisors on **April 10, 2024, at 7:00 PM** at the Vista Palms Clubhouse, 5019 Grist Mill Court, Wimauma, FL 33598.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. A copy of the agenda for this meeting may be obtained by contacting the District Manager by mail at 4530 Eagle Falls Place, Tampa, FL 33619 or by telephone at (813) 344-4844, or by visiting the District's website at [wynnmerewestdd.com](http://wynnmerewestdd.com). This meeting may be continued to a date, time, and place to be specified on the record at the meeting.

Any member of the public interested in listening to and participating in the meetings remotely may do so by dialing in telephonically at (865) 606-8207 and entering the conference identification number 7700. Information about how the meetings will be held and instructions for connecting and participating may be obtained by contacting the District Manager's Office at (813) 344-4844 or [jgreenwood@gmstnn.com](mailto:jgreenwood@gmstnn.com). Additionally, participants are strongly encouraged to submit questions and comments to the District Manager's Office in advance to facilitate consideration of such questions and comments during the meetings.

In accordance with Sections 119.071(3)(a) and 286.0113, Florida Statutes, a portion of the Regular Meeting may be closed to the public, as it relates to the District's security system. The closed session is scheduled to begin at 7:00 p.m. but may begin at any time during the Regular Meeting and is expected to last approximately thirty (30) minutes but may end earlier than expected or may extend longer. When the security system plan agenda item is discussed, the public will be asked to leave. The public will be notified that they may return upon completion of the discussion regarding the security system plan.

Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the District Office at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager.

Each person who decides to appeal any action taken at these meetings 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.

Jason Greenwood, District Manager

Governmental Management Services - Tampa, LLC

March 29, 2024

24-00932H

## NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 04/25/2024 at 10:00 AM the following vehicle(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

2T3C1RFV4KC006501 2019 TOYT  
JN1CV6AR6BM356787 2011 INFI  
JN8AS5MVDW655039

2013 ROGUE

JTHB51FF4J5004700 2018 LEXS  
KMHCM3AC2BU199796 2011 HYUN  
KNDPN3AC3H7268070 2017 KIA

March 29, 2024

24-01021H

## NOTICE OF PUBLIC SALE:

ASCENSION AUTO SERVICE gives notice that on 04/15/2024 at 10:00 AM the following vehicle(s) may be sold by public sale at 4108 W CAYUGA ST TAMPA FL 33614 to satisfy the lien for the amount owed on each vehicle for any recovery, towing, or storage services charges and administrative fees allowed pursuant to Florida statute 713.78.

1N4AL2AP7CC234700 2012 NISS  
3FA6P0LUXDR278131 2013 FORD  
SALTY1243YA270074 2000 LNDR

March 29, 2024

24-01020H

## NOTICE OF PUBLIC SALE:

Notice is given that on 04/19/2024 at 08:00 AM the following vehicle(s) may be sold at public sale pursuant to Florida Statute 713.585.

2HKRW2H86JH615426 2018 HOND  
770177 Lienor Name: JOSE REPAIR  
LLC Lienor Address: 5638 W WATERS  
AVE, TAMPA, FL 33634 Lienor Telephone #: 813-697-1791 MV License #: MV-104136 Location of Vehicles: 5638 W WATERS AVE # A, TAMPA, FL 33634

March 29, 2024

24-00945H

## NOTICE OF PUBLIC SALE:

Notice is given that on 04/22/2024 at 08:00 AM the following vehicle(s) may be sold at public sale pursuant to Florida Statute 713.585. 1G1ZE5ST-3GF278954 2016 CHEVY 4070.47 Lienor Name: EXOL INC Lienor Address: 4902 16TH AVE S, SUITE F, TAMPA, FL 33619 Lienor Telephone #: 813-697-1791 MV License #: MV-110316 Location of Vehicles: 4902 16TH AVE S, SUITE F, TAMPA, FL 33619

March 29, 2024

24-00947H

### 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 From the Wild Studio located at 1405 E Cayuga St, in the County of Hillsborough, in the City of Tampa, Florida 33603 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Tampa, Florida, this 26th day of March, 2024.

PAWSSH STUDIO, LLC

March 29, 2024

24-01008H

## NOTICE OF PUBLIC SALE

Public Notice is hereby given that National Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges unpaid pursuant to Florida Statutes, Sec. 713.78 to the highest bidder at 2309 N 55th St. Tampa, FL 33619 on 04/12/2024 at 9:00 A.M.

3LNHM26T78R620131

2008 LINCOLN MKZ

Public Notice is hereby given that National Auto Service Centers Inc. will sell at PUBLIC AUCTION free of all prior liens the follow vehicle(s) that remain unclaimed in storage with charges unpaid pursuant to Florida Statutes, Sec. 713.78 to the highest bidder at 5019 N Hale Ave. Tampa, FL 33614 on 04/12/2024 at 09:00 A.M.

1HGCM56885A119445

2005 HONDA ACCORD

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

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

NATIONAL AUTO SERVICE CENTER

March 29, 2024

24-01003H

## FICTITIOUS NAME NOTICE

Notice Is Hereby Given that Southeast Quality Pharmacy LLC, 5710 Hoover Blvd, Tampa, FL 33634, desiring to engage in business under the fictitious name of AnazaoHealth, with its principal place of business in the State of Florida in the County of Hillsborough, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

March 29, 2024

24-01019H

## NOTICE OF PUBLIC SALE:

Notice is given that on 04/17/2024 at 08:00 AM the following vehicle(s) may be sold at public sale pursuant to Florida Statute 713.585. 55SWF4JB-9FU080004 2015 MERZ Lienor Name: DREW PARK AUTO COLLISION LLC Lienor Address: 4816 N CHURCH AVE, TAMPA, FL 33614 Lienor Telephone #: 813-697-1791 MV License #: MV-107665 Location of Vehicles: 4816 N CHURCH AVE, TAMPA, FL 33614

March 29, 2024

24-00943H

## NOTICE OF PUBLIC SALE:

Notice is given that on 04/22/2024 at 08:00 AM the following vehicle(s) may be sold at public sale pursuant to Florida Statute 713.585. JTH-BAID2XH2546908 2017 LEXS 3160.60 WDDSJ4EBXKN709215 2019 MERZ 4747.10 Lienor Name: QUALITY FIX AUTO BODY Lienor Address: 7310 NORTH FLORIDA AVE, TAMPA, FL 33604 Lienor Telephone #: 813-697-1791 MV License #: MV-110930 Location of Vehicles: 7310 NORTH FLORIDA AVE TAMPA, FL 33604

March 29, 2024

24-00946H

## NOTICE OF PUBLIC SALE:

Notice is hereby given that on 04/17/2024 at 08:00 AM the following vehicle(s) may be sold at public pursuant to Florida Statute 713.585. 5YF-BURHE7HP18647 2017 TOYT JN1D-V6AP0CM812335 2012 INFI Lienor Name: HILLSBOROUGH AUTO REPAIR CO. Lienor Address: 3500 HILLSBOROUGH AVE, TAMPA, FL 33610 Lienor Telephone #: 813-697-1791 MV License #: MV-102906 Location of Vehicles: 3500 HILLSBOROUGH AVE, TAMPA, FL 33610

March 29, 2024

24-00944H

## FIRST INSERTION

**NOTICE OF PUBLIC AUCTION:** Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on **April 23rd, 2024 at 12:00pm** online at: [www.storageauctions.com](http://www.storageauctions.com) for the safe-guard self-storage facility located at: **SAFEGUARD SELF STORAGE** 1115 E. Hillsborough Ave. Tampa, FL 33604

Tel: 813-708-7438

**Unit# A2307 ESSIE**  
**LORRAINE KING HOUSE-**  
**HOLD GOODS, FURNITURE,**  
**BOXES**

**Unit# A2311 STANLEY**  
**SOUVENIR HOUSEHOLD**  
**GOODS, FURNITURE, BOXES**

**Unit# A2314 BARBARA SUE**  
**HALA HOUSEHOLD GOODS,**  
**BOXES, SUITCASE**

**Unit# A2317 TAMMIE**  
**BARNES HOUSEHOLD**  
**GOODS, FURNITURE, BOXES**

**Unit# A2418 ARTHUR**  
**LEWIS MCKAY HOUSE-**  
**HOLD GOODS, BOXES, SUIT-**  
**CASE**

**Unit# A2424 BRENNAN**  
**MILLSAP CALKINS HOUSE-**  
**HOLD GOODS, FURNITURE,**  
**BOXES**

**Unit# A2502 ESSIE**  
**LORRAINE KING HOUSE-**  
**HOLD GOODS, FURNITURE,**  
**BOXES**

**Unit# A3329 MARQUITA**  
**VICQUE GILLETTE HOUSE-**  
**HOLD GOODS, FURNITURE,**  
**BOXES**

**Unit# A3417 JOHN**  
**THOMAS WILSON HOUSE-**  
**HOLD GOODS, CLOTHES,**  
**BOXES**

**Unit# A3524 ARTHUR**  
**WIGGINS HOUSEHOLD**  
**GOODS, FURNITURE, BOXES**

**Unit# A3609 DEMETRIUS**  
**LASHAWN SHARPON BOX-**  
**ES, APPLIANCES, HOUSE-**  
**HOLD GOODS**

**Unit# B1312 FRENECIA**  
**LATRICE THOMAS HOUSE-**  
**HOLD GOODS, FURNITURE,**  
**BOXES**

**Unit# B2709 RAYMOND**  
**PEREZ HOUSEHOLD**  
**GOODS, FURNITURE, BOXES**

**Unit# B2713 BREANNA**  
**MARIE JONES HOUSEHOLD**  
**GOODS, FURNITURE, BOXES**

Purchases must be paid at the facility with Credit Card or Cash. All Purchases must be complete within 48 hours of the end of the online auction.

A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.

Mar. 29; Apr. 5, 2024







## --- TAX DEEDS ---

## --- ESTATE ---

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0513120000  
File No.: 2024-387  
Certificate No.: 2021 / 4344  
Year of Issuance: 2021  
Description of Property:  
GIBSONTON ON THE BAY 7TH ADDITION SOUTH GIBSONTON LOT 16  
PLAT BK / PG : 33 / 3  
SEC - TWP - RGE : 35 - 30 - 19  
Name(s) in which assessed:  
MILLER ARTHUR ANDREW LIFE ESTATE  
MILLER SHEILA LYNN LIFE ESTATE  
SLAYTON MARJORIE  
MILLER RICHARD B  
MILLER SAMUEL G  
CROSS ANDREA L

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00973H

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0268370000  
File No.: 2024-384  
Certificate No.: 2021 / 2228  
Year of Issuance: 2021  
Description of Property:  
PINECREST VILLA ADDITION NO 3 LOTS 13 AND 14 BLOCK G  
PLAT BK / PG : 16 / 51  
SEC - TWP - RGE : 28 - 28 - 18  
Name(s) in which assessed:  
CORPORATE INVESTMENTS LLC

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00970H

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0591510000  
File No.: 2024-388  
Certificate No.: 2021 / 5141  
Year of Issuance: 2021  
Description of Property:  
FROM NW COR OF NE 1/4 RUN N 58 DEG 54 MIN 51.5 SEC E 720.18 FT AND S 31 DEG 05 MIN 08.5 SEC E 1566.31 FT FOR POB THEN RUN S 58 DEG 54 MIN 51.5 SEC W 125 FT S 31 DEG 05 MIN 08.5 SEC E 75.7 FT N 58 DEG 54 MIN 51.5 SEC W 125 FT AND N 31 DEG 05 MIN 08.5 SEC W 75.7 FT TO BEG  
SEC - TWP - RGE : 36 - 32 - 19  
Name(s) in which assessed:  
ALBERTO GUERRERO  
ELIDA GUERRERO

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00974H

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 1659310000  
File No.: 2024-378  
Certificate No.: 2021 / 13042  
Year of Issuance: 2021  
Description of Property:  
CHELSEA N 120 FT OF LOT 6 BLOCK 5  
PLAT BK / PG : 4 / 23  
SEC - TWP - RGE : 01 - 29 - 18  
Name(s) in which assessed:  
REHEISER JOHN EDWARD JR

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00966H

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0767885018  
File No.: 2024-447  
Certificate No.: 2021 / 6852  
Year of Issuance: 2021  
Description of Property:  
RIVER RAPIDS SUBDIVISION LOT 9

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00972H

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0679767938  
File No.: 2024-396  
Certificate No.: 2021 / 6128  
Year of Issuance: 2021  
Description of Property:  
CHELSEA MANOR LOT 3 BLOCK 22  
PLAT BK / PG : 91 / 10  
SEC - TWP - RGE : 17 - 29 - 20  
Name(s) in which assessed:  
KEATHEL CHAMCEY TRUST-EE  
KEATHEL CHAUNCEY ESQ AS TRUSTEE ONLY UNDER THE 2108 ROTTWELL LAND TRUST

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00975H

## FIRST INSERTION

## NOTICE OF APPLICATION FOR TAX DEED

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

Folio No.: 0045790664  
File No.: 2024-385  
Certificate No.: 2021 / 578  
Year of Issuance: 2021  
Description of Property:  
PALMERA POINTE UNIT 7904B BLDG 34 AND AN UNDIV INT IN COMMON ELEMENTS  
PLAT BK / PG : 20 / 127  
SEC - TWP - RGE : 25 - 28 - 17  
Name(s) in which assessed:  
MERCEDIS GONZALEZ PA TRUSTEE  
LAW OFFICES OF MERCEDES GONZALEZ HALE PA TRUSTEE UNDER THAT CERTAIN FLORIDA LAND TRUST DATED OCTOBER 21 2015

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

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (5/9/2024) on line via the internet at [www.hillsborough.realtaxdeed.com](http://www.hillsborough.realtaxdeed.com).

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

Dated 3/22/2024

Cindy Stuart

Clerk of the Circuit Court

Hillsborough County Florida

BY Travis Hubbard, Deputy Clerk

Mar. 29; Apr. 5, 12, 19, 2024

24-00971H

## FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION  
File No. 24-CP-000918  
Division B  
IN RE: ESTATE OF ANN ELIZABETH NILSSON DAVIS a/k/a ANN N. DAVIS f/k/a ANN E. NILSSON, Deceased.

The administration of the estate of ANN ELIZABETH NILSSON DAVIS a/k/a ANN N. DAVIS f/k/a ANN E. NILSSON, deceased, whose date of death was December 14, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601-1110. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 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 SECTION 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 March 29, 2024.

**SCOTT N. KLUKSDAHL**  
Personal Representative  
13502 Sobrado Drive  
Tampa, FL 33624

JAMES P. HINES, JR.  
Attorney for Personal Representative  
Florida Bar No. 061492  
Hines Norman Hines, P.L.  
315 S. Hyde Park Ave.  
Tampa, FL 33606  
Telephone: 813-251-8659  
Email: [jhinesjr@hnh-law.com](mailto:jhinesjr@hnh-law.com)  
Secondary Email: [lmartinez@hnh-law.com](mailto:lmartinez@hnh-law.com)  
Mar. 29; Apr. 5, 2024 24-00920H

## FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION  
File No. 24-CP-000703  
Division A  
IN RE: ESTATE OF RENE IRIZARRY a/k/a RENE IRIZARRY MUNOZ Deceased.

The administration of the estate of RENE IRIZARRY a/k/a RENE IRIZARRY MUNOZ, deceased, whose date of death was October 18, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons who have 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE 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 March 29, 2024.

**Yazmin Irizarry**  
Personal Representative  
826 Broadway  
Dunedin, Florida 34698  
G. Andrew Gracy, Attorney  
Florida Bar No. 570451  
Peebles & Gracy, P.A.  
826 Broadway  
Dunedin, Florida 34698  
Telephone: (727) 736-1411  
Fax: (727) 734-0701  
email: [Andrew@peeblesandgracy.com](mailto:Andrew@peeblesandgracy.com)  
Mar. 29; Apr. 5, 2024 24-00957H

## FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION  
File No. 24-CP-000878  
Division A  
IN RE: ESTATE OF JUANITA GRISSETT FRINK, aka JUANITA FRINK Deceased.

The administration of the estate of JUANITA GRISSETT FRINK, also known as JUANITA FRINK, deceased, whose date of death was February 10, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's 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 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 SECTION 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: March 29, 2024.

**COURTNEY HAYES**  
Personal Representative  
194 Cape Bend Ave  
Tampa, FL 33613

Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 413350  
Ryne E. Hartt, Esq.  
Florida Bar No. 1011330  
Hines Norman Hines, P.L.  
315 S. Hyde Park  
Tampa, FL 33606  
Telephone: 813-251-8659  
Email: [rhines@hnh-law.com](mailto:rhines@hnh-law.com)  
Secondary Email: [rhartt@hnh-law.com](mailto:rhartt@hnh-law.com)  
Mar. 29; Apr. 5, 2024 24-00921H

## FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION  
Case No.: 24-CP-000666  
IN RE: THE ESTATE OF PATRICIA HURD a/k/a PATRICIA JOSEPHINE ADAMS HURD, Deceased.

The administration of the estate of PATRICIA HURD a/k/a PATRICIA JOSEPHINE ADAMS HURD, deceased, whose date of death was December 23, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Edgecomb Courthouse, 800 E. Twigg Street, Tampa, FL 33602. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 March 29, 2024.

**Wayne Rodney Fernald, Jr.**  
Wayne Rodney Fernald, Jr.  
11645 Timber Ridge Drive, Lot 7  
Tampa, FL 33625-3852  
/s/ Joel R. Epperson, Esquire  
Florida Bar No. 218340  
EPPERSON & RICH, PLLC  
8401 J R Manor Dr Ste 100  
Tampa, FL 33634  
Tel: (813) 886-8500  
Email: [jepperson@eppersonrich.com](mailto:jepperson@eppersonrich.com)  
[srich@eppersonrich.com](mailto:srich@eppersonrich.com)  
Attorney for Personal Representative  
Mar. 29; Apr. 5, 2024 24-00984H

## FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

PROBATE DIVISION  
File No. 24-CP-000708  
Division B  
IN RE: ESTATE OF LARRY EUGENE DORSEY, SR. Deceased.

The administration of the estate of LARRY EUGENE DORSEY, SR., deceased, whose date of death was June 20, 2015, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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 March 29, 2024.

**Personal Representative:**  
/s/ KENT W. JONES  
1302 Jen Ma Jo Lane  
Lutz, Florida 33549

Attorney for Personal Representative:  
/s/ Jeffrey A. Aman, Esquire  
Attorney for KENT W. JONES  
Florida Bar Number: 437417  
AMAN LAW FIRM  
282 Crystal Grove Boulevard  
Lutz, Florida 33548  
Telephone: (813) 265-0004  
Fax: (888) 870-8658  
E-Mail: [jeffa@amanlawfirm.com](mailto:jeffa@amanlawfirm.com)  
Secondary E-Mail: [service@amanlawfirm.com](mailto:service@amanlawfirm.com)  
Mar. 29; Apr. 5, 2024 24-00922H

## FIRST INSERTION

## NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY

PROBATE, GUARDIANSHIP & TRUST DIVISION  
CASE NO.: 24-CP-000117  
DIVISION: "B"  
FLORIDA BAR NO. 303641  
IN RE: ESTATE OF JENNIE FRANCES APRILE, Deceased.

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

The administration of the estate of Jennie Frances Aprile, deceased, Case Number 24-CP-000117, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Edgecomb Courthouse, 800 E. Twigg Street, Tampa, FL 33602. The name and address of the co-personal representatives and the co-personal representatives' attorney are set forth below.



--- ESTATE ---

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 23-CP-003394  
Division A  
IN RE: ESTATE OF  
JOHANNA MONTEFORTE  
Deceased.

The administration of the estate of Johanna Monteforte, deceased, whose date of death was July 20, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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 March 29, 2024.

**Personal Representative:**  
/s/ John Monteforte  
320 Hoover Avenue, Apt 67  
Bloomfield, New Jersey 07003  
Attorney for Personal Representative:  
/s/ Lesly Longa Vaillancourt  
E-mail Addresses: les@longalaw.com,  
diana@longalaw.com  
Florida Bar No. 44518  
Longa Law Firm, P.A.  
400 N Ashley Dr, Suite 1900  
Tampa, Florida 33602  
Telephone: (813) 421-0190  
Mar. 29; Apr. 5, 2024 24-00960H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT  
FOR HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000854  
Division A  
IN RE: ESTATE OF  
AWILDA MAESTRE ARROYO  
Deceased.

The administration of the estate of AWILDA MAESTRE ARROYO, deceased, whose date of death was April 21, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Hillsborough County Clerk of Court, P.O. Box 1110, 800 E. Twiggs St., Rm 101, Tampa, FL 33601, Attn: Probate. 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 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 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 March 29, 2024.

**Personal Representative:**  
/s/ Cesar Edgardo Lopez  
Cesar Edgardo Lopez  
135 Hunter Court  
Palm Harbor, Florida 34684  
Attorney for Personal Representative:  
/s/ Spiro J. Verras  
Spiro J. Verras, Esq.  
Florida Bar Number: 479240  
Verras Law, P.A.  
31640 US Highway 19 N, Suite 4  
Palm Harbor, Florida 34684  
Telephone: (727) 493-2900  
Fax: (888) 908-5750  
Email: spiro@verras-law.com  
Secondary Email:  
contact@verras-law.com  
Mar. 29; Apr. 5, 2024 24-00961H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000736  
Division A  
IN RE: ESTATE OF  
CAROL ELIZABETH CAMMISA  
a/k/a CARYLE ELIZABETH  
CAMMISA,  
Deceased.

The administration of the estate of CAROL ELIZABETH CAMMISA a/k/a CARYLE ELIZABETH CAMMISA, deceased, whose date of death was October 4, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's 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 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 SECTION 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: March 29, 2024.

**NATALIE MORGAN CAMMISA A/K/A NATALIE CAMMISA**  
**Personal Representative**  
5132 19th St. N.  
St. Petersburg, FL 33714  
Christopher H. Norman  
Attorney for Personal Representative  
Florida Bar No. 821462  
Hines Norman Hines, P.L.  
315 S. Hyde Park Ave.  
Tampa, FL 33606  
Telephone: 813-251-8659  
Email: cnorman@hnh-law.com  
Secondary Email:  
mgreco@hnh-law.com  
Mar. 29; Apr. 5, 2024 24-00923H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000626  
Division: A  
IN RE: ESTATE OF  
John Stopowenko, Jr.  
Deceased.

The administration of the estate of John Stopowenko, Jr., deceased, whose date of death was January 29, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Thirteenth Judicial Circuit Court, George Edgecomb Courthouse, 800 E. Twiggs Street, Tampa, Florida. 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 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 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 March 29, 2024.

**Personal Representative:**  
**Geno J Stopowenko**  
5209 Rough Woods Lane  
Wimauma, FL 33598  
Attorney for Personal Representative:  
Robert N Zimmerman, Jr.  
1013 Greenbriar Dr.  
Brandon, FL 33511  
Email: bobz765@yahoo.com  
Ph# (813) 300-3213  
Florida Bar No. 0884073  
Mar. 29; Apr. 5, 2024 24-01006H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000585  
Division A  
IN RE: ESTATE OF  
SANDRA JANE KAZO a/k/a  
SANDRA J. KAZO  
Deceased.

The administration of the estate of SANDRA JANE KAZO a/k/a SANDRA J. KAZO, deceased, whose date of death was September 1, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602 Attn: Probate Division. 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 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 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 March 29, 2024.

**Personal Representative:**  
/s/ Jesse Lowell Kazo  
Jesse Lowell Kazo  
6714 Grand Bahama Drive  
Tampa, Florida 33615  
Attorney for Personal Representative:  
/s/ Spiro J. Verras  
Spiro J. Verras, Esq.  
Florida Bar Number: 479240  
Verras Law, P.A.  
31640 US Highway 19 N, Suite 4  
Palm Harbor, Florida 34684  
Telephone: (727) 493-2900  
Fax: (888) 908-5750  
Email: spiro@verras-law.com  
Secondary Email:  
contact@verras-law.com  
Mar. 29; Apr. 5, 2024 24-00986H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-87  
IN RE: ESTATE OF  
FRED JACKSON CONNOR, JR.,  
Deceased.

The administration of the estate of FRED JACKSON CONNOR, JR., deceased, whose date of death was May 2, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 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: March 29, 2024.

**CANDACE BERLIN**  
**Personal Representative**  
403 Fourth Street  
Brandon, FL 33511  
Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 0413550  
Hines Norman Hines, P.L.  
1312 W. Fletcher Avenue, Suite B  
Tampa, FL 33612  
Telephone: 813-265-0100  
Email: rhines@hnh-law.com  
Secondary Email:  
jrvera@hnh-law.com  
Mar. 29; Apr. 5, 2024 24-00988H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000767  
Division B  
IN RE: ESTATE OF  
GWYNELL CURBY GODWIN  
Deceased.

The administration of the estate of Gwynell Curby Godwin, deceased, whose date of death was July 1, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 March 29, 2024.

**Personal Representative:**  
John Travis Godwin  
210 West Amelia Ave.  
Unit B  
Tampa, Florida 33602  
Attorney for Personal Representative:  
RACHEL ALBRITTON LUNSFORD  
Attorney  
Florida Bar Number: 268320  
GUNSTER, YOAKLEY &  
STEWART, P.A.  
601 Bayshore Boulevard  
Tampa, Florida 33606  
Telephone: (813) 253-2020  
Fax: (813) 251-6711  
E-Mail: rlunford@gunster.com  
Secondary E-Mail:  
swalsh@gunster.com  
eservice@gunster.com  
Mar. 29; Apr. 5, 2024 24-00989H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-1020  
IN RE: ESTATE OF  
DYLAN LEE BUTLER,  
Deceased.

The administration of the estate of DYLAN LEE BUTLER, deceased, whose date of death was October 22, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 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: March 29, 2024.

**CHEYANNE BUTLER**  
**Personal Representative**  
14424 Hellenic Drive, Apt. M201  
Tampa, FL 33613  
Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 0413550  
Hines Norman Hines, P.L.  
1312 W. Fletcher Avenue, Suite B  
Tampa, FL 33612  
Telephone: 813-265-0100  
Email: rhines@hnh-law.com  
Secondary Email:  
jrvera@hnh-law.com  
Mar. 29; Apr. 5, 2024 24-00966H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000499  
Division O  
IN RE: ESTATE OF  
JOHN CHARLES MORTON, JR.,  
aka JOHN C. MORTON, JR.  
aka JOHN MORTON aka  
JACK MORTON  
Deceased.

The administration of the estate of JOHN CHARLES MORTON, JR., also known as JOHN C. MORTON, JR. AKA JOHN MORTON AKA JACK MORTON, deceased, whose date of death was November 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's 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 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 SECTION 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: March 29, 2024.

**SUSAN P. MORTON**  
**Personal Representative**  
12652 Franklin Rd  
Thonotassasa, FL 33592  
Christopher H. Norman, Esq.  
Attorney for Personal Representative  
Florida Bar No. 821462  
Ryne E. Hartt, Esq.  
Florida Bar No. 1011330  
Hines Norman Hines, P.L.  
315 S. Hyde Park Ave  
Tampa, FL 33606  
Telephone: 813-251-8659  
Email: cnorman@hnh-law.com  
Secondary Email:  
rhartt@hnh-law.com  
Mar. 29; Apr. 5, 2024 24-00985H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR  
HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2024-CP-0875  
IN RE: ESTATE OF  
TIMOTHY WADE STOREY  
Deceased.

The administration of the estate of TIMOTHY WADE STOREY, deceased, whose date of death was January 24, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Room 430, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 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 March 29, 2024.  
Attorney and Personal Representative:  
/s/ LORI VELLA, ESQ.  
Florida Bar Number: 356440  
Law Office of Lori Vella, PLLC  
14502 N. Dale Mabry Hwy., Suite 200  
Tampa, FL 33618  
Telephone: (888) 778-0063  
E-Mail: attorneylori@lorivella.com  
Mar. 29; Apr. 5, 2024 24-00958H

FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT  
FOR HILLSBOROUGH COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000871  
Division: A  
IN RE: ESTATE OF  
MARK LAWRENCE GROSSMAN  
a/k/a MARK L. GROSSMAN  
Deceased.

The administration of the estate of MARK LAWRENCE GROSSMAN a/k/a MARK L. GROSSMAN, deceased, whose date of death was January 13, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Hillsborough County Clerk of Court, P.O. Box 1110, 800 E. Twiggs St., Rm 101, Tampa, FL 33601, Attn: Probate. The names and addresses of the co-personal representatives and the co-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 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 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 March 29, 2024.

**Personal Representatives:**  
/s/Eric Grossman  
Eric Grossman  
1207 Sweet Jasmine Drive  
Trinity, Florida 34655  
/s/Paul R. Grossman  
Paul R. Grossman  
50 Mill Drive  
Lafayette, Indiana 47905  
Attorney for Personal Representatives:  
/s/Spiro J. Verras  
Spiro J. Verras, Esq.  
Florida Bar Number: 479240  
Verras Law, P.A.  
31640 US Highway 19 N, Suite 4  
Palm Harbor, Florida 34684  
Telephone: (727) 493-2900  
Fax: (888) 908-5750  
Email: spiro@verras-law.com  
Secondary Email:  
contact@verras-law.com  
Mar. 29; Apr. 5, 2024 24-00962H

OFFICIAL  
COURTHOUSE  
WEBSITES

- MANATEE COUNTY  
manateeclerk.com
- SARASOTA COUNTY  
sarasotaclerk.com
- CHARLOTTE COUNTY  
charlottecclerk.com
- LEE COUNTY  
leeclerk.org
- COLLIER COUNTY  
collierclerk.com
- HILLSBOROUGH  
COUNTY  
hillsclerk.com
- PASCO COUNTY  
pascoclerk.com
- PINELLAS COUNTY  
pinellasclerk.org
- POLK COUNTY  
polkcountyclerk.net
- ORANGE COUNTY  
myorangeclerk.com



## --- ESTATE ---

## FIRST INSERTION

**NOTICE OF PETITION FOR EXONERATION FROM OR LIMITATION OF LIABILITY**  
UNITED STATES DISTRICT COURT  
MIDDLE DISTRICT OF FLORIDA  
TAMPA DIVISION  
IN ADMIRALTY  
Case No.: 8:23-cv-02890

IN RE: PETITION OF FREEDOM MARINE SALES LLC, as titled owner, and FREEDOM BOAT CLUB LLC, as owner pro hac vice of and for the M/V TIMELESS, a 2023 Crownline E235XS, hull identification number K1S89500C323, her engines, tackle, and appurtenances, Petitioners.

NOTICE is hereby given that Petitioners FREEDOM MARINE SALES LLC, as titled owner, and FREEDOM BOAT CLUB LLC, as owner pro hac vice of and for the M/V TIMELESS, a 2023 Crownline E235XS, hull identification number K1S89500C323, her engines, tackle, and appurtenances, (the "Vessel"), have filed a Petition claiming the benefit of exoneration from and/or limitation of liability according to 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 thereof, 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 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 Rules 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 Petitioners' attorneys, CHARLES S. DAVANT, ESQUIRE and BRANDON BUSHWAY, ESQUIRE, DAVANT LAW, P.A., 12 Southeast 7th Street, Suite 601, Fort Lauderdale, Florida 33301, on or before May 5, 2024 or be defaulted. Personal attendance is not required.

Any claimant 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.

Mar. 29; Apr. 5, 12, 19, 2024  
24-01001H

## FIRST INSERTION

**NOTICE OF PUBLIC AUCTION:**  
Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on April 23rd, 2024, at 10:00 a.m. online at: WWW.StorageAuctions.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE  
7014 Gunn Highway  
Tampa, FL 33625  
Tel: 813-519-1053

Unit #1024 Tiffany Matanane Boxes, Musical Instruments  
Unit #1062 Winter De Collins Boxes

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

Mar. 29; Apr. 5, 2024 24-00980H

## NOTICE OF PUBLIC SALE:

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order.  
**April 29, 2024**  
JAC Squared, Inc., 811 E Lumsden, Rd., Brandon, FL

2009 CHEV  
1GNER33D29S106146 \$3349.33  
Krucial Kolors, LLC., 3924 W Crest Ave., Tampa, FL

2015 DODG  
1C3CDFB3FD435006 \$5780.39  
March 29, 2024 24-01004H

## FIRST INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA.  
CASE No. 23-CA-012170  
CARRINGTON MORTGAGE SERVICES, LLC, PLAINTIFF, VS. TIMOTHY HUGHES A/K/A TIMOTHY M. HUGHES, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated March 4, 2024 in the above action, the Hillsborough County Clerk of Court will sell to the highest bidder for cash at Hillsborough, Florida, on May 6, 2024, at 10:00 AM, at www.hillsborough.realforeclose.com for the following described property: LOT 10, BLOCK 7, FAIRVIEW TERRACE, ACCORDING TO THE PLAT THERE-OF RECORDED IN PLAT BOOK 11, PAGE 55, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator Hillsborough County, ADA Coordinator at 813-272-7040 or at ADA@fjud13.org, 800 E. Twiggs Street, Tampa, FL 33602 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Tromberg, Morris & Poulin, PLLC  
Attorney for Plaintiff  
600 West Hillsboro Boulevard  
Suite 600  
Deerfield Beach, FL 33441  
Telephone #: 561-338-4101  
Fax #: 561-338-4077  
Email: eservice@tmppllc.com  
By: /s/ Timothy J. Landers  
Timothy J. Landers  
FBN 127154  
Our Case #: 23-000404/23-CA-012170/CMS  
Mar. 29; Apr. 5, 2024 24-00987H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000909  
IN RE: ESTATE OF MICHAEL JOSEPH HARRIS  
Deceased.

The administration of the estate of Michael Joseph Harris, deceased, whose date of death was February 6, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 3360, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 March 29, 2024.

**Personal Representative:**  
Suzanne Moraco  
229 N. Lake Hartridge Drive  
Winter Haven, Florida 33881  
Attorney for Personal Representative:  
Mark G. Turner, Esquire  
Florida Bar Number: 794929  
Straughn & Turner, P.A.  
Post Office Box 2295  
Winter Haven, Florida 33883-2295  
Telephone: (863) 293-1184  
Fax: (863) 293-3051  
E-Mail: mturner@straughnturner.com  
Secondary E-Mail:  
ahall@straughnturner.com  
Mar. 29; Apr. 5, 2024 24-01024H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 24-CP-000343  
Division A  
IN RE: ESTATE OF SILAS BENJAMIN TILLMAN SHAW III, aka SILAS B. SHAW III aka SILAS B. SHAW  
Deceased.

The administration of the estate of SILAS BENJAMIN TILLMAN SHAW III, also known as SILAS B. SHAW III, also known as SILAS B. SHAW, deceased, whose date of death was October 25, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, FL 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 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: March 29, 2024.

**AVERY SHAW**  
**Personal Representative**  
3314 Pine Top Drive  
Valrico, FL 33594  
Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 413550  
Telephone #: 561-338-4101  
Hines Norman Hines, P.L.  
315 S. Hyde Park Ave  
Tampa, FL 33606  
Telephone: 813-251-8659  
Email: rhines@hnh-law.com  
Secondary Email:  
rhartt@hnh-law.com  
Mar. 29; Apr. 5, 2024 24-00995H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
Case No. 24-CP-000486  
IN RE: ESTATE OF JOHN SCHULTZ  
Deceased.

The administration of the Estate of JOHN SCHULTZ, Deceased, whose date of death was January 10, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File Number: 24-CP-000486. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturing, contingent or unliquidated claims, and who have served a copy of this notice, 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, including unmaturing, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT 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 March 29, 2024.

**Personal Representative:**  
Sharon Biedrzycki  
1349 Carlton Street  
Spring Hill, FL 34609  
/s/ Rose A. Tapia  
ROSE A. TAPIA, ESQUIRE  
rtapia@rardonlaw.com  
3242 Henderson Boulevard Ste. 310  
Tampa, FL 33609  
FL Bar No: 0670162  
813-228-7772  
Attorney for Personal Representative  
Mar. 29; Apr. 5, 2024 24-01012H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
Case No. 24-CP-000818  
IN RE: ESTATE OF STEVEN J. ROBERTS,  
Deceased.

The administration of the estate of STEVEN J. ROBERTS, Deceased, Case No. 24-CP-000818, is pending in the Circuit Court of Hillsborough County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, 800 E. Twiggs Street, Tampa, Florida 33602. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO 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 MARCH 29, 2024.

**Personal Representative:**  
Lorrie Roberts Wheeler  
c/o George G. Pappas, Esq.  
Attorney for Personal Representative:  
GEORGE G. PAPPAS, ESQ.  
FBN 109312  
1822 North Belcher Road, Suite 200  
Clearwater, Florida 33765  
Telephone: 727-447-4999  
george@pappaspa.com  
admin@pappaspa.com  
paralegal@pappaspa.com  
Mar. 29; Apr. 5, 2024 24-01005H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
File Number 24-CP-000869  
Division A  
Florida Bar No. 144663  
IN RE: ESTATE OF GERRIE D. TELANDER  
a/k/a GERRIE DAY TELANDER  
Deceased.

The administration of the estate of GERRIE D. TELANDER a/k/a GERRIE DAY TELANDER, deceased, whose date of death was February 9, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, Florida 33601. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 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 MARCH 29, 2024.

**Personal Representative**  
Name:  
/s/ MARK BRANDON TYLER  
Address: 1808 Camp Ct.,  
Plant City, FL 33563  
Attorney for Personal Representative  
/s/ Charles S. White, Esq., of CHARLES S. WHITE, P.A.  
Florida Bar No. 144663  
104 N. Evers St., Ste. 201  
Plant City, Florida 33563  
Tel. 813-752-6155  
Fax. 813-754-1758  
Email: cswatty@aol.com  
Mar. 29; Apr. 5, 2024 24-00993H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
(Summary Administration)  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
Case No.: 24-CP-001070  
IN RE: ESTATE OF NANCY MARIE KEATING  
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 Nancy Marie Keating, deceased, File Number 24-CP-001070, by the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E Twiggs St, Tampa, FL 33602; that the decedent's date of death was January 20, 2024; that the total value of the estate is \$0 and that the names and addresses of those to whom it has been assigned by such order are:

Name: Nicholaus Matthew Kayian,  
Address: 36542 Jucee Dr. Zephyrhills, FL 33541

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. 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 March 29, 2024.

**Personal Giving Notice:**  
/s/ Nicholaus Matthew Kayian  
36542 Jucee Dr.  
Zephyrhills, Florida 33541  
Attorney for Person Giving Notice:  
/s/ T. Edmund Spinks  
T. Edmund Spinks, Esq.  
Fla Bar No. 0423947  
2801 W. Busch Blvd. Ste 200  
Tampa, FL 33618  
Phn: 813-651-1233  
Fax: 813-489-2553  
Email: ed@spinkslawfirm.com  
Mar. 29; Apr. 5, 2024 24-01011H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
File Number 24-CP-000940  
Division W  
Florida Bar No. 144663  
IN RE: ESTATE OF CATHERINE FAYE BOONE  
Deceased.

The administration of the estate of CATHERINE FAYE BOONE, deceased, whose date of death was October 29, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, Florida 33601. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 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 MARCH 29, 2024.

**Personal Representatives**  
Name:  
/s/ Julie Kaye Boone Daech  
Address: 3201 N. Maryland Ave.,  
Plant City, FL 33563  
Name:  
/s/ Charlie F. Boone  
Address: 3708 W. Sam Allen Rd.,  
Plant City, FL 33565  
Attorney for Personal Representative  
/s/ Charles S. White, Esq., of CHARLES S. WHITE, P.A.  
Florida Bar No. 144663  
104 N. Evers St., Ste. 201  
Plant City, Florida 33563  
Tel. 813-752-6155  
Fax. 813-754-1758  
Email: cswatty@aol.com  
Mar. 29; Apr. 5, 2024 24-00994H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
Case No.: 24-CP-000581  
IN RE: ESTATE OF JOSEPH PHILIP MAZZEI  
Deceased.

The administration of the Estate of JOSEPH PHILIP MAZZEI, deceased, who died on December 6, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is the Honorable Caroline Tesche Arkin, 800 E. Twiggs Street, Room 430, Tampa, Florida 33602. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 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 March 29, 2024.

**Personal Representative**  
Phillip Mazzei  
8894 134th Street  
Seminole, Florida 33776  
Attorney for the Personal Representative  
Aaron J. Bedy, Esq.  
Bedy Law, PLLC  
13043 West Linebaugh Avenue  
Tampa, Florida 33626  
727-308-0529  
Florida Bar No.: 99293  
aaron@bedylaw.com  
Mar. 29; Apr. 5, 2024 24-01010H

## FIRST INSERTION

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA  
PROBATE DIVISION  
FILE NO. 24-CP-000522  
IN RE: ESTATE OF CURTINA MENTON,  
Deceased.

The administration of the estate of Curtina Michelle Menton, deceased, whose date of death was August 28, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 419 N Pierce St, Tampa, FL 33602. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 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 March 29, 2024.

**Personal Representative:**  
/s/ Steven A. Ramunni  
Steven A. Ramunni, Esq., of Counsel  
Probate Legal Group, P.A.  
19 Del Prado Blvd. N., Ste 4.  
Cape Coral, Florida 33909  
Attorney for Personal Representative:  
/s/ Jessica De La Cruz  
JESSICA DE LA CRUZ, ESQ.  
FLA BAR NO. 127117  
STEVEN A. RAMUNNI, ESQ.,  
of Counsel  
FLA BAR NO. 396702  
Attorneys for Petitioner  
Probate Legal Group, P.A.  
19 Del Prado Blvd. N., Ste 4.  
Cape Coral, Florida 33909  
Tel 239-837-0097  
FAX 239-837-0098  
Email: jessica@probatelegalgroup.com  
Email:  
paralegal@probatelegalgroup.com  
Mar. 29; Apr. 5, 2024 24-00997H



--- ACTIONS / SALES ---

FIRST INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CASE NO. 24-CA-001014  
DIVISION: D

**WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLEWILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF MFA 2023-INV2 TRUST**  
Plaintiff, v.  
**FLORIDA BRAZIL REAL ESTATE, INC., ET AL.**  
Defendants.  
TO: ROBERTO EISENLOHR A/K/A ROBERTO P. EISENLOHR,  
Current residence is unknown but

whose last known address was: 4426 FENNWOOD COURT, WESLEY CHAPEL, FL 33543  
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Hillsborough County, Florida, to-wit:  
LOT 15, REVISED MAP OF HARMONY HEIGHTS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE(S) 43, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before 04/29/2024 or within thirty (30)

days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at Hillsborough County George Edgecomb Courthouse, 800 Twigg Street, Tampa, FL 33602; either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.  
If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by

contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602 Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770 ; or e-mail: ADA@fljud13.org  
WITNESS my hand and seal of the Court on this day of MAR 21 2024.  
Cindy Stuart  
Clerk of the Circuit Court  
(SEAL) By: /s/ Patricia Corbin  
Deputy Clerk  
eXL Legal, PLLC  
Plaintiff's attorney  
12425 28th Street North, Suite 200  
St. Petersburg, FL 33716  
1000009646  
Mar. 29; Apr. 5, 2024 24-00992H

FIRST INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL DIVISION  
Case No.: 22-CA-001844  
Division: T

**PATTYE D'AVANZA, as TRUSTEE OF THE ROY L. PIPPIN, SR. REVOCABLE TRUST U/T/A DATED April 7, 2009, Plaintiff, vs. LIDIA M. GUZMAN, RAY GARCIA and MERCANTIL COMMERCIAL BANK, N.A. Defendants.**  
NOTICE IS HEREBY GIVEN pursuant to an Amended Uniform Final Judgment of Foreclosure entered in the above styled cause, I will sell to the highest and best bidder for cash, ELECTRONICALLY ONLINE AT <http://www.hillsborough.realforeclose.com>, AT 10:00 A.M. on the 24th day of April, 2024, the following property as set forth in said Amended Uniform Final Judgment of Foreclosure, to-wit:

S45°25'02"E, a distance of 171.75 feet; thence N49°13'52"E, a distance of 25.58 feet; thence S45°25'02"E a distance of 30.10 feet to the SE corner of said Lot 2 and to the platted right of way line of Armor Road; thence S49°13'52"W, along said right of way line, a distance of 170.00 feet to the Point of Beginning, TOGETHER WITH a 1994 Redman Industries mobile home, I.D. 146M8373A & 146M8373B.  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.  
AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.  
DATED this 21st day of March, 2024.  
Respectfully submitted,  
SPERRY LAW FIRM  
By: /s/ Bruce J. Sperry  
Bruce J. Sperry, Esquire  
Florida Bar No. 312355  
BJSPPERRY@SPERRYLAW-PC.COM  
Benjamin C. Sperry, Esquire  
Florida Bar No. 084710  
BCSPERRY@SPERRYLAW-PC.COM  
1607 South Alexander Street  
Suite 101  
Plant City, Florida 33563-8421  
Telephone: (813) 754-3030  
Attorneys for Plaintiff  
Mar. 29; Apr. 5, 2024 24-00938H

FIRST INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL DIVISION:  
CASE NO.: 22-CA-004850  
SECTION # RF

**TOWD POINT MORTGAGE TRUST 2019-3, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, Plaintiff, vs. JAMES NUNAMAKER; UNKNOWN TENANT #1; UNKNOWN TENANT #2 IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**  
NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), the Clerk's website for on-line auctions at, 10:00 AM on the 15 day of April, 2024, the following described property as set forth in said Final Judgment, to wit:

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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org  
Dated this 05 day of March 2024.  
By: /s/ Lindsay Maisonet  
Lindsay Maisonet, Esq.  
Bar Number: 93156  
Submitted by:  
De Cubas & Lewis, P.A.  
PO Box 5026  
Fort Lauderdale, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
21-00578  
Mar. 29; Apr. 5, 2024 24-00937H

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION  
CASE NO. 10-CA-020071

**WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC 2005-FR5 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-FR5, Plaintiff, vs. CHARLES J. MARTINI, JR., et al. Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 14, 2018, and entered in 10-CA-020071 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC 2005-FR5 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-FR5 is the Plaintiff and CHARLES J. MARTINI, JR.; ANITA MARTINI; FISHHAWK RANCH HOMEOWNERS ASSOCIATION, INC. are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), at 10:00 AM, on April 15, 2024, the following described property as set forth in said Final Judgment, to wit:  
LOT 15, BLOCK 9, FISHHAWK RANCH, PHASE 1, UNIT 1A, 2 AND 3 AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 81, PAGE 7, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
Property Address: 16905 FALCONRIDGE RD, LITHIA, FL 33547

**IMPORTANT**  
AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fljud13.org  
Dated this 26 day of March, 2024.  
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC  
Attorney for Plaintiff  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
Telephone: 561-241-6901  
Facsimile: 561-997-6909  
Service Email: flmail@raslg.com  
By: /s/ Danielle Salem  
Danielle Salem, Esquire  
Florida Bar No. 0058248  
Communication Email: dsalem@raslg.com  
20-060089 - EuE  
Mar. 29; Apr. 5, 2024 24-01013H

FIRST INSERTION

**NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CASE NO.: 23-CA-012465

**MIDFIRST BANK, Plaintiff, vs. LUCILLE JOYCE BRYSON; UNKNOWN SPOUSE OF LUCILLE JOYCE BRYSON; UNITED STATES OF AMERICA-DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; HAWKS POINT WEST HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS**  
Defendant(s).  
NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 14, 2024 in Civil Case No. 23-CA-012465, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, MIDFIRST BANK is the Plaintiff, and LUCILLE JOYCE BRYSON; UNKNOWN SPOUSE OF LUCILLE JOYCE BRYSON; UNITED STATES OF AMERICA-DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; HAWKS POINT WEST HOMEOWNERS' ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIM-

ANTS are Defendants.  
The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) on May 14, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:  
LOT 10, BLOCK 31, HAWKS POINT PHASES 1C-2 AND 1D-1, AS PER THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 122, PAGE 121, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA  
ANY person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.  
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, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.  
DATED this 26 day of March, 2024.  
ALDRIDGE PITE, LLP  
Attorney for Plaintiff  
5300 West Atlantic Avenue  
Suite 303  
Delray Beach, FL 33484  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
By: Digitally signed by Zachary Ullman  
Date: 2024.03.26 13:24:45-04'00'  
Zachary Ullman  
FBN: 106751  
Primary E-Mail: ServiceMail@aldridgepite.com  
1485-387B  
Mar. 29; Apr. 5, 2024 24-01016H

FIRST INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CASE NO.: 2022-CA-003431  
U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF TREEHOUSE SERIES V TRUST, Plaintiff, v. ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST LINDA A. MCMATH BROWN A/K/A LINDA A. BROWN; ET AL, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Uniform Final Judgment in Foreclosure entered on March 20, 2024, and entered in Case No. 2022-CA-003431 in the Circuit Court of the 13th Judicial Circuit and in Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF TREEHOUSE SERIES V TRUST is the Plaintiff and ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST LINDA A. MCMATH BROWN A/K/A LINDA A. BROWN, DECEASED; LUCRETIA FARKAS; TAMMY BROWN; NANCY BROWN; MELODY FRAZIER, are the Defendants. The Clerk of the Court, CINDY STUART, will sell to the highest bidder for cash at <https://www.hillsborough.realforeclose.com> on April 22, 2024 at 10:00 AM, following described real property as set forth in said Final Judgment, to wit:  
ALL THAT CERTAIN PARCEL OF LAND IN HILLSBOROUGH COUNTY, STATE OF FL, AS MORE FULLY DESCRIBED IN OR BOOK 3552 PAGE 1539 ID# 205886-0000, BEING KNOWN AND DESIGNATED AS LOT 4, BLOCK 1 S.R. OSBORNES SUBDIVISION FILED IN PLAT

BOOK 21 AND PAGE 29. BEING THE SAME FEE SIMPLE PROPERTY CONVEYED BY WARRANTY DEED FROM JOHN O. BROOKER AND LENA BROOKER HUSBAND AND WIFE TO LINDA A. MCMATH BROWN, DATED 8/8/1979 RECORDED ON 8/20/1979 IN OR BOOK 3552, PAGE 1539 IN HILLSBOROUGH COUNTY RECORDS, STATE OF FL.  
Street Address: 1106 POWELL ST, PLANT CITY, FL 33563  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.  
IMPORTANT  
"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 ADA COORDINATOR, HILLSBOROUGH COUNTY COURTHOUSE, 800 E. TWIGGS ST., ROOM 604, TAMPA, FL, 33602, (813) 272-7040, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711."  
WITNESS my hand and the seal of the court on March 21, 2024.  
GHIDOTTI BERGER LLP  
Attorneys for Plaintiff  
1031 North Miami Beach Blvd  
North Miami Beach, FL 33162  
Telephone: (305) 501 2808;  
Facsimile: (954) 780.5578  
By: /s/ Tara L. Rosenfeld  
Chase A. Berger, Esq.  
Florida Bar No.: 083794  
Tara L. Rosenfeld, Esq.  
Florida Bar No.0059454  
fcpleadings@ghidottiberger.com  
Mar. 29; Apr. 5, 2024 24-00964H

**RE-NOTICE OF SALE PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL DIVISION  
CASE NO. 18-CA-011155  
DIVISION: K  
RF-Section II

**FLAGSTAR BANK, FSB, Plaintiff, vs. JEFFREY H. LICATA; TINA M. LICATA; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to a Uniform Summary Final Judgment of Foreclosure dated September 10, 2019, and an Order Resetting Sale dated March 14, 2024 entered in Case No. 18-CA-011155 of the Circuit Court in and for Hillsborough County, Florida, wherein FLAGSTAR BANK, FSB is Plaintiff and JEFFREY H. LICATA; TINA M. LICATA; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, CINDY STUART, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at <http://www.hillsborough.realforeclose.com>, at 10:00 a.m., on May 10, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:  
LOT 13, BLOCK 1, CORRECTED PLAT OF IDLE GROVE PARK, UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 38, PAGE 37, PUBLIC RE-

**CORDS OF HILLSBOROUGH COUNTY, FLORIDA.**  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.  
Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.  
IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG.  
DATED March 22, 2024.  
By: /s/ Lisa Woodburn  
Lisa A Woodburn  
Florida Bar No.: 11003  
Roy Diaz, Attorney of Record  
Florida Bar No. 767700  
Diaz Anselmo & Associates, P.A.  
Attorneys for Plaintiff  
499 NW 70th Ave., Suite 309  
Fort Lauderdale, FL 33317  
Telephone: (954) 564-0071  
Facsimile: (954) 564-9252  
Service E-mail: answers@dallegal.com  
1691-177919 / TM1  
Mar. 29; Apr. 5, 2024 24-00963H

FIRST INSERTION

**SAVE TIME**

Email your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)  
Deadline Wednesday at noon • Friday Publication

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**  
IV20906\_V12



FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

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

CASE NO.: 22-CA-010311 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2018-R6 MORTGAGE-BACKED NOTES, SERIES 2018-R6, Plaintiff, vs. KIMBERLY S. PATTERSON A/K/A KIMBERLY PATTERSON, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 14, 2024, and entered in Case No. 22-CA-010311 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which U.S. Bank National Association, not in its individual capacity but solely as Trustee for the CIM Trust 2018-R6 Mortgage-Backed Notes, Series 2018-R6, is the Plaintiff and Kimberly S. Patterson a/k/a Kimberly Patterson, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www.hillsborough.realforeclose.com, Hillsborough County, Florida at 10:00 AM on the June 27, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 3, BLOCK 15, BENJAMIN'S SECOND ADDITION TO WEST TAMPA, ACCORDING TO THE

PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, AT PAGE 62, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. A/K/A 1706 W ARCH ST TAMPA FL 33607

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

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

Dated this 27 day of March, 2024. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Swosinski Florida Bar #96533 Justin Swosinski, Esq. AM - 22-010544 Mar. 29; Apr. 5, 2024 24-01026H

FIRST INSERTION

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

CASE NO.: 2023-CA-012099 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. DESIREE PADILLA, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 11, 2024, and entered in Case No. 23-CA-012099 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which U.S. Bank National Association, is the Plaintiff and Desiree Padilla, Matthew Norton, Florida Housing Finance Corporation, a Public Corporation, United States of America Acting through Secretary of Housing and Urban Development, Paramount Equity Mortgage, LLC DBA Loanpal aka Goodleap, LLC, Unknown Party#1 N/K/A Maria Rodriguez, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at http://www.hillsborough.realforeclose.com, Hillsborough County, Florida at 10:00 AM on the May 8, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOTS 6 AND 7, BLOCK 8, REVISED MAP OF RUBENSTEINS SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 8, PAGE 38, OF

THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. A/K/A 4311 E FRIERSON AVE TAMPA FL 33610

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

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

Dated this 22 day of March, 2024. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/ Justin Swosinski Florida Bar #96533 Justin Swosinski, Esq. AM - 23-003589 Mar. 29; Apr. 5, 2024 24-00990H

FIRST INSERTION

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

CASE NO. 10-CA-013401 BANK OF AMERICA NA, Plaintiff, vs. CITY OF TAMPA, TYESHA N. WALKER, et al, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 31, 2022, and Amended Final Judgment Nunc Pro Tunc, and entered in 10-CA-013401 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and CITY OF TAMPA; TYESHA N WALKER; UNKNOWN SPOUSE OF TYESHA WALKER are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on April 18, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 15, BLOCK 9, BELVEDERE PARK SUBDIVISION AKA CARVER CITY SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGE(S) 44, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 4006 W LA SALLE ST, TAMPA, FL 33607

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.

dance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 26 day of March, 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 19-280223 - GrS Mar. 29; Apr. 5, 2024 24-01015H

FIRST INSERTION

NOTICE OF SALE IN THE 13th JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

Case No. 23 CA 015474 Div. K

FIRST CITIZENS BANK AND TRUST COMPANY, Plaintiff, vs. A. PRYOR VANOVERBEKE; AMY VANOVERBEKE; UNITED STATES OF AMERICA, INTERNAL REVENUE SERVICE; and UNKNOWN TENANT, Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated February 27, 2024, entered in Case No.: 23 CA 015474 of the Circuit Court in and for Hillsborough County, Florida, wherein PRYOR VANOVERBEKE, AMY VANOVERBEKE and UNITED STATES OF AMERICA, INTERNAL REVENUE SERVICE are the Defendants, that Cindy Stuart, the Clerk of the Circuit Court and Comptroller, shall sell the subject property at public sale on May 03, 2024 to the highest bidder for cash, except as prescribed in Paragraph 7, conducted electronically online at http://www.hillsborough.realforeclose.com. All electronic sales will begin at 10:00 a.m. and continue until all scheduled sales have been completed. The following described real property as set forth in the Final Judgment will be sold:

THE WEST 1/2 OF LOT 5 AND THE EAST 40 FEET OF LOT 6, BLOCK 36 OF REVISED PLAT OF MARYLAND MANOR, ACCORDING TO THE PLAT

THEREOF AS RECORDED IN PLAT BOOK 14, PAGE 7, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

NOTICE 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.

NOTICE IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT, PERSONS NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS FUNCTION SHOULD CONTACT COUNTY CIVIL NOT LATER THAN ONE (1) DAY PRIOR TO THE FUNCTION AT 813-276-8100; if you are hearing impaired, call 1-800-955-8771; if you are voice impaired, call 1-800-955-8770. By: /s/ Leslie S. White, for the firm Florida Bar No. 521078 Telephone 407-841-1200 Facsimile 407-423-1831 primary email: lwhite@deanmead.com secondary email: bransom@deanmead.com Dean, Mead, Egerton, Bloodworth, Capouano & Bozarth, P.A. Attn: Leslie S. White Post Office Box 2346 Orlando, FL 32802-2346 Mar. 29; Apr. 5, 2024 24-00936H

FIRST INSERTION

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

CASE NO. 24-CA-2083 JACOLADE TRUST INC., A FLORIDA CORPORATION Plaintiff, vs. LIVING INTERIOR PLANT SERVICE INC., A FLORIDA CORPORATION Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment for Partition dated March 19, 2024, and entered in 2024-CA-2083 of the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, wherein Jacolade Trust Inc., is the Plaintiff and Living Interior Plant Service Inc. is the Defendant. Cindy Stuart as the Clerk of the Court will sell to the highest and best bidder for cash at http://www.hillsborough.realforeclose.com, at 10:00 AM on April 25, 2024, the following described property as set forth in said Final Judgment for Partition, to wit:

Lot 8, Block 1, Country Hills Unit One E, according to the plat thereof, as recorded in Plat Book 59, Page 52 of the Public Records of Hillsborough County, Florida. More commonly known as: 4722 S. Dawnmeadow Ct., Plant City, FL 33566 ("Property"). 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 Statute, Section 45.031.

than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statute, Section 45.031.

AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordination by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordination, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org. Dated 3/25/2024. IVANOV & WOLF, PLLC Attorney for Plaintiff 3310 W. Cypress St, Suite 206 Tampa, FL 33607 Telephone: 813-870-6396 Matt@IWFirm.com By: /s/ Matthew D. Wolf MATTHEW D. WOLF, FBN: 92611 Mar. 29, Apr. 5, 2024 24-00991H

FIRST INSERTION

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

CASE NO. 23-CA-013201 REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. JULIO SANDOVAL, et al, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 26, 2024, and entered in 23-CA-013201 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein LONGBRIDGE FINANCIAL LLC is the Plaintiff and JULIO SANDOVAL; GLORIA M. SANDOVAL; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on April 18, 2024, the following described property as set forth in said Final Judgment, to wit:

LOTS 16 & 17, BLOCK 4, LA CARBAYERA, PER MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 11 AS RECORDED IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, TOGETHER WITH THE WEST 1/2 OF THE CLOSED ALLEY ABUTTING ON THE EAST. Property Address: 3209 N 15TH STREET, TAMPA, FL 33605

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQs for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

Dated this 26 day of March, 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 23-116338 - NaC Mar. 29; Apr. 5, 2024 24-01014H

--- ACTIONS / SALES ---

FIRST INSERTION

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

CASE NO.: 24-CA-000937 DIVISION: K

AMERIHOM MORTGAGE COMPANY, LLC; Plaintiff, vs.

EDGARDO G. ZAMBRANO; WILTHER U. SALTOS; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT #1 IN POSSESSION OF THE PROPERTY; UNKNOWN TENANT #2 IN POSSESSION OF THE PROPERTY; Defendant(s).

To the following Defendant(s): EDGARDO G. ZAMBRANO Last Known Address 10905 N 22ND ST TAMPA, FL 33612

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

LOT 32, BLOCK 1, SHERWOOD HEIGHTS UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 44, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

A/k/a 10905 N 22ND ST, TAMPA, FL 33612

has been filed against you and you are required to serve a copy of you written defenses, if any, to it, on Marinosci Law Group, P.C., Attorney for Plaintiff, whose address is 100 W. Cypress Creek Road, Suite 1045, Fort Lauderdale, Florida 33309, within 04/25/2024

days after the first publication of this Notice in the BUSINESS OBSERVER (GULF COAST), 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 demand in the complaint.

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

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

WITNESS my hand and the seal of this Court this 20 day of MARCH, 2024.

Cindy Stuart As Clerk of the Court by: (SEAL) By: /s/ Isha Tirado-Baker As Deputy Clerk

Submitted by: Marinosci Law Group, P.C. 100 W. Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Telephone: (954) 644-8704 Facsimile: (754) 206-1971 Mar. 29; Apr. 5, 2024 24-00939H

FIRST INSERTION

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

CASE NO. 20-CA-000018 CITIMORTGAGE, INC., Plaintiff, vs. JUAN A. HERNANDEZ, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 18, 2024 in Civil Case No. 20-CA-000018 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein CITIMORTGAGE, INC. is Plaintiff and Juan A. Hernandez, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 6th day of May, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 35 and 36, Block 11, Casa Loma Subdivision, according to the map or plat thereof as re-

corded in Plat Book 14, Page 14, of the Public Records of Hillsborough County, Florida.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. By: /s/Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 22-05002FL Mar. 29; Apr. 5, 2024 24-01017H

FIRST INSERTION

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

CASE NO.: 22-CA-006299 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES,; KYLE C. BIALK; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 8, 2024 in Civil Case No. 22-CA-006299, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF2 ACQUISITION TRUST is the Plaintiff, and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES,; KYLE C. BIALK; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at www.hillsborough.realforeclose.com on May 8, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 92 IN BLOCK 1 OF BOYETTE SPRINGS SECTION "B" UNIT 3 ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 60 PAGE 36 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

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

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, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 26 day of March, 2024. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2024.03.26 11:54:14-04'00' Zachary Ullman FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1221-15645B Mar. 29; Apr. 5, 2024 24-01018H



FIRST INSERTION

**NOTICE OF SALE**  
IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
GENERAL CIVIL DIVISION  
**CASE NO.: 20-CC-068931**  
**RUSTIC CONDOMINIUM ASSOCIATION, INC.,**  
**Plaintiff, v.**  
**BEVERELY E. SHERARD and UNKNOWN TENANT(S),**  
**Defendants.**

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Case No. 20-CC-068931 the Clerk of the Court, Hillsborough County, shall sell the property situated in said county, described as:

UNIT 3 OF RUSTIC CONDOMINIUM (PHASE 1), ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORD BOOK 4034, PAGE 574 AND AMENDMENT RECORDED IN OFFICIAL RECORD BOOK 4051, PAGE 1357 AND RECORDED IN CONDOMINIUM PLAT BOOK 5, PAGE 26, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 3426 Townhouse Court, Unit 3, Tampa, Florida 33614 ("Property") at public sale, to the highest and best bidder for cash at 10:00 a.m. on May

3, 2024. The sale shall be conducted online at <http://www.hillsborough.realforeclose.com>. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated this 20th day of March, 2024.

RABIN PARKER GURLEY, P.A.  
2653 McCormick Drive  
Clearwater, Florida 33759  
Telephone: (727)475-5535  
Facsimile: (727)723-1131  
For Electronic Service:  
Pleadings@rpglaw.com  
Counsel for Plaintiff  
By: /s/ John D. Kimbrough III  
Monique E. Parker,  
Florida Bar No. 0669210  
Bennett L. Rabin,  
Florida Bar No. 0394580  
Adam C. Gurley,  
Florida Bar No. 0112519  
John D. Kimbrough III,  
Florida Bar No.: 1018111  
10200-014  
Mar. 29; Apr. 5, 2024 24-00935H

SUBSEQUENT INSERTIONS

SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO.: 22-CA-003350**

**BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, vs. THE ESTATE OF IDA MAE JENKINS, DECEASED; et al., Defendant(s).**

TO: The Estate of Ida Mae Jenkins, deceased  
Last Known Residence: Unknown  
TO: Jada Smoak  
Last Known Residence: 902 Summerchase Drive Duluth, GA 30096  
TO: Douglas Smoak  
Last Known Residence: 582 Zig Zag Rd Luray, SC 29932

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

LOT 6, BLOCK 1, PROGRESS VILLAGE, UNIT 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 35, PAGE 32, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300

West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before April 19, 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

Dated on March 14, 2024.  
As Clerk of the Court (SEAL) By: /s/ Mustafa Divan  
As Deputy Clerk

ALDRIDGE PITE, LLP  
Plaintiff's attorney  
5300 West Atlantic Avenue Suite 303  
Delray Beach, FL 33484  
1395-433B  
Ref# 7218  
March 22, 29, 2024 24-00891H

SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIRCUIT CIVIL DIVISION  
**CASE NO.: 2023CA015637**  
**DIVISION: E**

**NEXBANK Plaintiff(s), vs. MARIA N PADILLA A/K/A MARIA N. PADILLA GARCIA; THE UNKNOWN SPOUSE OF MARIA N PADILLA A/K/A MARIA N. PADILLA GARCIA; OAKWOOD TERRACE TOWNHOMES PROPERTY OWNERS ASSOCIATION, INC.; THE UNKNOWN TENANT IN POSSESSION, Defendant(s).**

TO: MARIA N PADILLA A/K/A MARIA N. PADILLA GARCIA  
LAST KNOWN ADDRESS: 9950 SW 218TH TER, CUTLER BAY, FL 33190  
CURRENT ADDRESS: 9950 SW 218TH TER, CUTLER BAY, FL 33190  
TO: THE UNKNOWN SPOUSE OF MARIA N PADILLA A/K/A MARIA N. PADILLA GARCIA  
LAST KNOWN ADDRESS: 9950 SW 218TH TER, CUTLER BAY, FL 33190  
CURRENT ADDRESS: 9950 SW 218TH TER, CUTLER BAY, FL 33190

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

THE FOLLOWING DESCRIBED PROPERTY LOCATED IN THE COUNTY OF HILLSBOROUGH, FLORIDA: LOT 3, BLOCK 40 OF OAKWOOD TERRACE TOWNHOMES, PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 108, PAGE(S) 148 THROUGH 151, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY,

TY, FLORIDA.  
Property address: 3019 Bear Oak Drive, Valrico, FL 33594

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

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

DATED this 13 day of MARCH, 2024.

CINDY STUART  
CLERK OF THE CIRCUIT COURT  
As Clerk of the Court (SEAL) BY: /s/ Isha Tirado-Baker  
Deputy Clerk  
Plaintiff Atty:  
Padgett Law Group  
6267 Old Water Oak Road, Suite 203  
Tallahassee, FL 32312  
attorney@padgettlawgroup.com  
TDP File No. 23-008262-1  
March 22, 29, 2024 24-00851H

SECOND INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL ACTION  
**CASE NO.: 2023-CA-012172**

**U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. MIGUEL A. ACOSTA ROMERO, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 29, 2024, and entered in Case No. 2023-CA-012172 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which U.S. Bank National Association, is the Plaintiff and Miguel A. Acosta-Romero, Florida Housing Finance Corporation, a Public Corporation, Unknown Party #1 N/K/A Jaiver Acosta AKA Javier Acosta, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at <http://www.hillsborough.realforeclose.com>, Hillsborough County, Florida at 10:00 AM on the April 30, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 53, LINEBAUGH ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 32, PAGE 7, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

A/K/A 10116 N HIGHLAND AVE TAMPA FL 33612

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

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

Dated this 18 day of March, 2024.  
ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
eService: servealaw@albertellilaw.com  
By: /s/ Justin Swosinski  
Florida Bar #96533  
Justin Swosinski, Esq.  
AM - 23-003971  
March 22, 29, 2024 24-00900H

SECOND INSERTION

**NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL ACTION  
**CASE NO.: 2023-CA-014484**

**HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR WELLS FARGO HOME EQUITY ASSET-BACKED SECURITIES 2004-2 TRUST, HOME EQUITY ASSET-BACKED CERTIFICATES, SERIES 2004-2, Plaintiff, vs. RENESCIA LATAURA HAYES, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 16, 2024, and entered in Case No. 2023-CA-014484 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which HSBC Bank USA, National Association as Trustee for Wells Fargo Home Equity Asset-Backed Securities 2004-2 Trust, Home Equity Asset-Backed Certificates, Series 2004-2, is the Plaintiff and Resencia Lataura Hayes, Reginald Marquis Hayes, Reginald Hayes, Cristina Phase II Homeowners Association, Inc, Hillsborough County, FL, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at <http://www.hillsborough.realforeclose.com>, Hillsborough County, Florida at 10:00 AM on the April 16, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 22, BLOCK 4, CRISTINA PHASE II, UNIT 3, ACCORD-

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

A/K/A 11238 ANDY DRIVE RIVERVIEW FL 33569

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

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

Dated this 18 day of March, 2024.  
ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
eService: servealaw@albertellilaw.com  
By: /s/ Justin Swosinski  
Florida Bar #96533  
Justin Swosinski, Esq.  
AM - 23-008055  
March 22, 29, 2024 24-00899H

SECOND INSERTION

**NOTICE OF SALE PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL ACTION  
**CASE NO.: 29-2022-CA-006385**

**FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2017-2, AS OWNER OF THE RELATED MORTGAGE LOAN, Plaintiff, vs. JEFFREY JENKINS AKA JEFFREY R. JENKINS, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 19, 2023, and entered in Case No. 29-2022-CA-006385 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Federal Home Loan Mortgage Corporation, as trustee for Freddie Mac Seasoned Credit Risk Transfer Trust, Series 2017-2, as owner of the Related Mortgage Loan, is the Plaintiff and Jeffrey Jenkins aka Jeffrey R. Jenkins , Meb Loan Trust VI, Unknown Party #1 N/K/A Luis Angel Mantilla Sanchez, are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at <http://www.hillsborough.realforeclose.com>, Hillsborough County, Florida at 10:00 AM on the April 15, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 11 BLOCK G OF RIDGEWOOD PARK, ACCORD-

ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 6 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

A/K/A 816 WEST AMELIA AVENUE TAMPA FL 33602

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

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

Dated this 18 day of March, 2024.  
ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
eService: servealaw@albertellilaw.com  
By: /s/ Justin Swosinski  
Florida Bar #96533  
Justin Swosinski, Esq.  
AM - 22-007072  
March 22, 29, 2024 24-00881H

SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION  
**CASE NO. 14-CA-006072**

**WELLS FARGO BANK, NA, Plaintiff, vs. Michael J. Katchuk A/K/A Michael Katchuk, et al., Defendants.**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 14-CA-006072 of the Circuit Court of the THIRTEENTH Judicial Circuit, in and for Hillsborough County, Florida, wherein WELLS FARGO BANK, NA is the Plaintiff and Michael J. Katchuk A/K/A Michael Katchuk; Rosa M Katchuk are the Defendants, that Cindy Stuart, Hillsborough County Clerk of Court will sell to the highest and best bidder for cash at, <http://www.hillsborough.realforeclose.com>, beginning at 10:00 AM on the 24th day of April, 2024, the following described property as set forth in said Final Judgment, to wit:

THE EAST 100.00 FEET OF THE WEST 220.00 FEET OF THE NORTH 137.50 FEET OF LOT 10, NELMS' SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 46, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY FLORIDA.  
TAX ID: 022014-0000

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

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

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

Dated this 19th day of March, 2024.  
BROCK & SCOTT, PLLC  
Attorney for Plaintiff  
2001 NW 64th St, Suite 130  
Ft. Lauderdale, FL 33309  
Phone: (954) 618-6955, ext. 4766  
Fax: (954) 618-6954  
FLCourtDocs@brockandscott.com  
By /s/ Justin J. Kelley  
Justin J. Kelley, Esq.  
Florida Bar No. 32106  
File # 15-FO7815  
March 22, 29, 2024 24-00912H

SECOND INSERTION

**NOTICE OF ACTION**  
IN THE 13th JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO. 23-CA-014715**  
**Division: I**

**FIRST CITIZENS BANK AND TRUST COMPANY, Plaintiff, vs. ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST MARVENIA COX; ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST CHRISTOPHER COX; LOVETTE LATRELL BEASLEY; UNKNOWN SPOUSE OF LOVETTE LATRELL BEASLEY; APRIL P. COX; UNKNOWN SPOUSE OF APRIL P. COX; YVONNE COX; UNKNOWN SPOUSE OF YVONNE COX; JIMMY J. COX; UNKOWN SPOUSE OF JIMMY J. COX and UNKNOWN TENANT, Defendant.**

TO: ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST CHRISTOPHER COX; LOVETTE LATRELL BEASLEY; UNKNOWN SPOUSE OF LOVETTE LATRELL BEASLEY; APRIL P. COX; UNKNOWN SPOUSE OF APRIL P. COX; YVONNE COX; UNKNOWN SPOUSE OF YVONNE COX; JIMMY J. COX; UNKOWN SPOUSE OF JIMMY J. COX and UNKNOWN TENANT, Defendant.  
TO: ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST CHRISTOPHER COX.  
last known address, 3014 East Osborne Avenue, Tampa, Florida 33610

Notice is hereby given to ANY UNKNOWN PARTY WHO MAY CLAIM AS HEIR, DEVISEE, GRANTEE, ASSIGNEE, LIENOR, CREDITOR, TRUSTEE, OR OTHER CLAIMANT, BY, THROUGH, UNDER OR AGAINST CHRISTOPHER COX that an action of foreclosure on the following property in Hillsborough County, Florida:

LOT 18, BLOCK 21, BELMONT HEIGHTS SUBDIVISION, AS PER MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, AT PAGE 83, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Leslie S. White, Esquire, the Plaintiff's attorney, whose address is, 420 S. Orange Avenue, Suite 700, P.O. Box 2346, Orlando, Florida 32802-2346 on or before APRIL 23, 2024 and file the original with the clerk of the 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 an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.

DATED ON MARCH 18, 2024.  
CINDY STUART  
County Clerk of Circuit Court (SEAL) By: /s/ Isha Tirado-Baker  
Deputy Clerk

Leslie S. White, Esquire  
the Plaintiff's attorney  
420 S. Orange Avenue, Suite 700  
P.O. Box 2346  
Orlando, Florida 32802-2346  
March 22, 29, 2024 24-00902H

SECOND INSERTION

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY  
GENERAL JURISDICTION  
DIVISION  
**CASE NO. 29-2024-CA-000771**  
**DIVISION: A**

**FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. DEMETRIA GREEN A/K/A DEMETRIA S. GREEN, et al., Defendant.**

TO: DEMETRIA GREEN A/K/A DEMETRIA S. GREEN, 15456 LONG CYPRESS DR, RUSKIN, FL 33573  
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN  
YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:  
LOT 9, BLOCK 12, CYPRESS CREEK PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 109, PAGE 282, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, Esq, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before APRIL 18,

2024 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of said Court on the 13 day of MARCH, 2024.

CINDY STUART  
CLERK OF THE CIRCUIT COURT  
As Clerk of the Court (SEAL) BY: /s/ Isha Tirado-Baker  
Deputy Clerk

MCCALLA RAYMER  
LEIBERT PIERCE, LLC  
225 East Robinson Street, Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email:  
AccountsPayable@mccalla.com  
24-09018FL  
March 22, 29, 2024 24-00861H



--- ESTATE ---

SECOND INSERTION

NOTICE OF ADMINISTRATION (testate) IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA

later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

Unless an extension is granted pursuant to section 732.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an attorney in fact or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.

Under certain circumstances and by failing to contest the will, the recipient of this notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into the will.

Personal Representative: /s/ Jocelyn Barrie (Mar 14, 2024 12:22 GMT) Jocelyn Dee Barrie 22830 Killington Blvd. Land O'Lakes, FL 34639

Attorney for Personal Representative: /s/ Cady L. Huss Florida Bar No. 00888661 CADY L. HUSS, P.A. 260 1st Ave. S. #10 St. Petersburg, FL 33701

March 22, 29, 2024 24-00880H

SECOND INSERTION

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

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME 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 March 22, 2024.

Personal Representative: Jennifer E. Closshey 2111 N. Golfview Drive Plant City, Florida 33566

Attorney for Personal Representative: /s/ Benjamin C. Sperry Benjamin C. Sperry, Attorney Florida Bar Number: 84710 SPERRY LAW FIRM 1607 S. Alexander Street, Suite 101 Plant City, Florida 33563-8421 Telephone: (813) 754-3030 Fax: (813) 754-3928 E-Mail: bcsperry@sperrylaw-pc.com Secondary E-Mail: pleadings@sperrylaw-pc.com

March 22, 29, 2024 24-00916H

--- ACTIONS / SALES ---

THIRD INSERTION

NOTICE OF PETITION FOR EXONERATION FROM OR LIMITATION OF LIABILITY UNITED STATES DISTRICT COURT MIDDLE DISTRICT OF FLORIDA TAMPA DIVISION

scribed in the Petition and said Petition 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 Rules 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, MACKAY LAW GROUP, P.A., 1402 3rd Avenue West, Bradenton, Florida 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 Mar. 15, 22, 29; Apr. 5, 2024

24-00808H

SECOND INSERTION

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

CASE NO. 2022-CA-007177 DIVISION: F JMBA GROUP, LLP, Plaintiffs, vs. ANTHONY J. BROWN, UNKNOWN TENANT, Defendants

NOTICE IS HEREBY GIVEN that, pursuant to a Final Judgment of Foreclosure entered in the above-styled cause on February 27, 2023 and pursuant to an Order Granting Plaintiff's Motion to Reschedule Foreclosure Sale entered on March 1, 2024 in the Circuit Court of Hillsborough County, Florida, Cindy Stewart, the Clerk of Court of Hillsborough County, Florida will sell the property situated in Hillsborough County, Florida, described as:

Lot 28, Hunter's Green Parcel 18A, Phase I, according to the map or plat thereof, as recorded in Plat Book 71, Pages 23-a through 23-4, inclusive, of the Public Records of Hillsborough County, Florida

Property address: 9318 Heritage Oak Ct., Tampa FL 33647

at public sale, to the highest bidder, for cash, on May 1, 2024 at 10:00am.

The judicial sale will be conducted electronically online at the following website: http://www.hillsborough.realforeclose.com

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

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

Ivanov Wolf PLLC 3310 W. Cypress Street, Suite 206 Tampa FL 33607

Attorney for Plaintiff 813-563-6646

March 22, 29, 2024 24-00911H

SECOND INSERTION

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

CASE NO.: 22-CA-007636 MAGNOLIA PARK AT RIVERVIEW HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs. SHANNA RINGOLD HALL, et al., Defendants.

Notice is given that pursuant to the Final Judgment of Foreclosure dated August 24, 2023, in Case No.: 22-CA-007636 of the Circuit Court in and for Hillsborough County, Florida, wherein MAGNOLIA PARK AT RIVERVIEW HOMEOWNERS ASSOCIATION, INC., is the Plaintiff and SHANNA RINGOLD HALL, et al., are the Defendants. The Clerk of Court will sell to the highest and best bidder for cash at 10:00 a.m., at https://www.hillsborough.realforeclose.com, in accordance with Section 45.031, Florida Statutes, on April 25, 2024, the following described property set forth in the Final Judgment of Foreclosure:

Lot 16, Block 7, MAGNOLIA PARK, SOUTHEAST "E", according to the plat thereof, as recorded in Plat Book 116, Page(s) 126 through 131, of the Public Records of Hillsborough County, Florida.

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

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATIONS IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT MEDIATION & DIVERSION SERVICES, 800 E. TWIGGS ST. ROOM 208, TAMPA, FL, 33602, TELEPHONE 272-5644 WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS MEDIATION CONFERENCE NOTICE; IF YOU ARE HEARING IMPAIRED CALL 1-800-955-8771; IF YOU ARE VOICE IMPAIRED, AND CALL 1-800-955-8770.

DATED: March 15, 2024

By: /s/ Shayla J. Mount Shayla J. Mount, Esquire Florida Bar No.: 108557 ARIAS BOSINGER, PLLC 280 W. Canton Avenue, Suite 330 Winter Park, Florida 32789 (407) 636-2549

March 22, 29, 2024 24-00857H

SECOND INSERTION

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

CASE NO. 23-CA-002527 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-25, Plaintiff, vs. EDDIE L RUSSELL, JR., et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered October 26, 2023 in Civil Case No. 23-CA-002527 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-25 is Plaintiff and EDDIE L RUSSELL, Jr., et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of April, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 34, Block 2, SUGAR-CREEK SUBDIVISION, UNIT NO. 2, according to the map or plat thereof as recorded in Plat Book 51, Page 53, of the Public Records of Hillsborough County, Florida.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604, Tampa, FL 33602.

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

Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-08151FL

March 22, 29, 2024 24-00898H

SECOND INSERTION

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

CASE No. 24-CA-00060 CARRINGTON MORTGAGE SERVICES, LLC, PLAINTIFF, VS. MICHAEL P. MCDANIEL A/K/A MICHAEL MCDANIEL, ET AL. DEFENDANT(S).

To: MICHAEL P. MCDANIEL A/K/A MICHAEL MCDANIEL RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 3126 Azalea Blossom Dr, Plant City, FL 33567

To: UNKNOWN TENANT # 1 RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 3126 Azalea Blossom Dr, Plant City, FL 33567

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

LOT 2, BLOCK A, MAGNOLIA GREEN PHASE 1, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 109, PAGES 17 THROUGH 24, IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 04/17/2024 or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint.

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact ADA Coordinator Hillsborough County, ADA Coordinator at 813-272-7040 or at ADA@fjud13.org, 800 E. Twigg Street, Tampa, FL 33602 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Date: MAR 12 2024

Clerk of the Circuit Court (SEAL) By: /s/ Patricia Corbin Deputy Clerk of the Court

Tromberg, Morris & Poulin, PLLC attorneys for Plaintiff 600 West Hillsboro Boulevard, Suite 600 Deerfield Beach, FL 33441 Our Case #: 23-001711

March 22, 29, 2024 24-00860H

SECOND INSERTION

TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 56, PAGE 69, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before April 19, 2024, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

Dated on March 14, 2024.

As Clerk of the Court (SEAL) By: /s/ Mustafa Divan As Deputy Clerk

ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1190-1487B Ref# 7231

March 22, 29, 2024 24-00892H

SECOND INSERTION

LOT 8, BLOCK 4, HEATHER LAKES, UNIT XVII, A SUBDIVISION ACCORDING TO THE PLAT OR MAP THEREOF DESCRIBED IN PLAT BOOK 57, AT PAGE(S) 14, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before APRIL 24, 2024, a date which is within thirty (30) days after the first publication of this Notice in 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 demand in the complaint.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court

SECOND INSERTION

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

CIVIL DIVISION CASE NO.: 24-CA-001658 DIVISION: C

EVERBANK, N.A., Plaintiff, vs. PAUL FENNEL, et al., Defendants.

TO: UNKNOWN SPOUSE OF DAVID L. PARRY

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

LOT 8, BLOCK 27, OF MIRABAY PHASE 1A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 93, PAGE 34, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 on or before 04/18/2024, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twigg Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twigg Street, Tampa, FL 33602. Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org

WITNESS my hand and the seal of this Court this 13 day of MARCH, 2024.

CINDY STUART As Clerk of the Court (SEAL) By /s/ Isha Tirado-Baker As Deputy Clerk

De Cubas & Lewis, P.A. Attorney for Plaintiff PO BOX 5026 CORAL SPRINGS, FL 33310 24-00312

March 22, 29, 2024 24-00852H

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

Dated on March 14, 2024.

As Clerk of the Court (SEAL) By: /s/ Mustafa Divan As Deputy Clerk

ALDRIDGE PITE, LLP Plaintiff's attorney 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 1190-1487B Ref# 7231

March 22, 29, 2024 24-00892H

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

WITNESS my hand and seal of this Court this 19 day of MARCH, 2024.

Clerk of the Court (SEAL) By /s/ Isha Tirado-Baker, Deputy Clerk As Deputy Clerk

Submitted by: MCCALLA RAYMER LEIBERT PIERCE, LLC 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Email: AccountsPayable@mccalla.com 23-08987FL

March 22, 29, 2024 24-00908H







## --- ACTIONS / SALES ---

## SECOND INSERTION

**NOTICE OF SALE**  
IN THE CIRCUIT CIVIL COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION  
**Case No. 29-2023-CA-011921**  
**Division I**  
**RESIDENTIAL FORECLOSURE**  
**Section II**

**SUNCOAST CREDIT UNION, A FEDERALLY INSURED STATE CHARTERED CREDIT UNION Plaintiff, vs.**  
**ALAYNA VERNON A/K/A ALAYNA CHRISTIANA VERNON, MAURICE VERNON; FORD MOTOR CREDIT COMPANY, LLC, AND UNKNOWN TENANTS/ OWNERS, Defendants.**

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on March 12, 2024, in the Circuit Court of Hillsborough County, Florida, Cindy Stuart, Clerk of the Circuit Court, will sell the property situated in Hillsborough County, Florida described as:

LOT 4, BLOCK 8, BELVEDERE PARK, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGE 44, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

and commonly known as: 4017 W NASSAU ST., TAMPA, FL 33607; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder,

for cash, on the Hillsborough County auction website at <http://www.hillsborough.realforeclose.com>, on June 13, 2024 at 10:00 AM.

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

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

Dated: March 14, 2024

By: /s/ Jennifer M. Scott  
Jennifer M. Scott  
Attorney for Plaintiff  
Jennifer M. Scott  
(813) 229-0900 x  
Kass Shuler, P.A.  
1505 N. Florida Ave.  
Tampa, FL 33602-2613  
ForeclosureService@kasslaw.com  
011150/2321713/wvl  
March 22, 29, 2024 24-00849H

## SECOND INSERTION

**NOTICE OF SALE**  
**PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**CASE NO.: 2023-CA-014911**

**WELLS FARGO BANK, N.A., Plaintiff, vs.**  
**MARK COLBY CHURCH AKA MARK C. CHURCH AKA MARK CHURCH, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 7, 2024, and entered in Case No. 2023-CA-014911 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Mark Colby Church - AKA and single!, Bloomingdale Neighborhood Association Inc. fka Bloomingdale Homeowners Association Inc., are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at <http://www.hillsborough.realforeclose.com>, Hillsborough County, Florida at 10:00 AM on the April 12, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 21, BLOCK 1, BLOOMINGDALE-SECTION D - UNIT NO 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE(S) 39, OF THE PUBLIC RECORDS OF HILLSBOR-

OUGH COUNTY, FLORIDA.  
A/K/A 3909 BUTTWOOD CT BRANDON FL 33511

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

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

Dated this 18 day of March, 2024.

ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
eService: servealaw@albertellilaw.com  
By: /s/ Justin Swosinski  
Florida Bar #96533  
Justin Swosinski, Esq.  
AM - 23-009146  
March 22, 29, 2024 24-00867H

## SECOND INSERTION

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

**CIVIL DIVISION:**  
**CASE NO.: 23-CA-015268**

**SECTION # RF**  
**MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY, Plaintiff, vs.**

**ENZO GONZALES; DAMARA GONZALES; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), CINDY STUART as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), the Clerk's website for on-line auctions at 10:00 AM on the 18 day of April, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 29, BLOCK 16, TOWN N COUNTRY PARK - SECTION 9 UNIT NO. 4, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 44, PAGE 43, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.  
PROPERTY ADDRESS: 7517 BROOKHAVEN CT, TAMPA, FL 33634

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

Dated this 15 day of March 2024.

By: /s/ Lindsay Maisonet  
Lindsay Maisonet, Esq.  
Bar Number: 93156  
Submitted by:  
De Cubas & Lewis, P.A.  
PO Box 5026  
Fort Lauderdale, FL 33310  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
23-02568  
March 22, 29, 2024 24-00871H

## SECOND INSERTION

**NOTICE OF ACTION - CONSTRUCTIVE SERVICE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
GENERAL JURISDICTION  
DIVISION  
**CASE NO. 22-CA-010278**

**MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs.**

**THE UNKNOWN SUCCESSOR TRUSTEE OF THE BEHELER FAMILY TRUST, DATED JANUARY 13, 2004, et al. Defendant(s),**

TO: MARTIN CAPITANO, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

LOT 10, BLOCK 6, SEMINOLE CREST ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 32, PAGE(S) 78, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before April 19, 2024/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either

before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

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

WITNESS my hand and the seal of this Court at County, Florida, this 14th day of March, 2024.

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan  
DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL:  
fmail@raslg.com  
22-023909  
March 22, 29, 2024 24-00859H

## SECOND INSERTION

**NOTICE OF SALE**  
**PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CIVIL ACTION**  
**CASE NO.: 29-2022-CA-002106**

**U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.**

**YANNA ELIZABETH WINGARD AKA YANNA E. WINGARD, et al, Defendant(s).**

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 7, 2024, and entered in Case No. 29-2022-CA-002106 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which U.S. Bank National Association, is the Plaintiff and Yanna Elizabeth Wingard aka Yanna E. Wingard, Florida Housing Finance Corporation, Country Hills Homeowners Association, Inc., are defendants, the Hillsborough County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at electronically/online at <http://www.hillsborough.realforeclose.com>, Hillsborough County, Florida at 10:00 AM on the April 12, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 6, BLOCK 4, COUNTRY HILLS UNIT ONE B, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 58, PAGE 2, OF THE PUBLIC RECORDS OF

HILLSBOROUGH COUNTY, FLORIDA.

A/K/A 4613 EASTWIND DRIVE PLANT CITY FL 33566

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

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

Dated this 18 day of March, 2024.

ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
eService: servealaw@albertellilaw.com  
By: /s/ Justin Swosinski  
Florida Bar #96533  
Justin Swosinski, Esq.  
AM - 22-000812  
March 22, 29, 2024 24-00868H

## SECOND INSERTION

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
CIVIL DIVISION  
**CASE NO.: 22-CA-007955**

**FREEDOM MORTGAGE CORPORATION Plaintiff, vs.**

**DAWN M. DRURY A/K/A DAWN MARIE HASLER; ET AL., DEFENDANTS.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 14th day of March, 2024, and entered in Case No. 22-CA-007955, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, where-in Freedom Mortgage Corporation is the Plaintiff and DAWN M. DRURY A/K/A DAWN MARIE HASLER; BALENTRAE OF HILLSBOROUGH HOMEOWNERS ASSOCIATION, INC.; THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC A/K/A ISPC; and UNKNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Cindy Stuart as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) at 10:00 A.M. on the 8th day of May, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 24, IN BLOCK 7, OF BALENTRAE SUBDIVISION PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, PAGE 294, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

Phone: (813) 272-7040 or [ada@fljud13.org](mailto:ada@fljud13.org)

Dated this 18th day of March, 2024.  
By: /s/ Liana R. Hall  
Bar No. 73813  
Submitted by:  
Miller, George & Suggs, PLLC  
ATTORNEY FOR PLAINTIFF  
210 N. University Drive, Suite 900  
Coral Springs, FL 33071  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
ESERVICE@MGS-LEGAL.COM  
22FL373-1347  
March 22, 29, 2024 24-00888H

## SECOND INSERTION

**NOTICE OF SALE**  
**PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA

**CASE NO.: 2008-CA-004323**  
**U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE IGLOO SERIES IV TRUST, Plaintiff, v.**

**JEFFREY SHIOLENO; HOLLY SHIOLENO AKA HOLLY WALL SHIOLENO AKA HOLLY LEE WALL; et al, Defendants.**

NOTICE IS HEREBY GIVEN that pursuant to an Order Resetting the Foreclosure Sale entered on March 3, 2024, and entered in Case No. 08-CA-0004323 in the Circuit Court of the 13th Judicial Circuit and in Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE IGLOO SERIES IV TRUST, is the Plaintiff HOLLY SHIOLENO AKA HOLLY WALL SHIOLENO AKA HOLLY LEE WALL; JEFFREY SHIOLENO and SUNTRUST BANK, are the Defendants. The Clerk of the Court, CINDY STUART, will sell to the highest bidder for cash at <https://www.hillsborough.realforeclose.com> on May 23, 2024, at 10:00 AM, following described real property as set forth in said Final Judgment, to wit:

THE EAST 60 FEET OF THE WEST 180 FEET OF THE SOUTH 140 FEET OF LOT 11, HESPERIDES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 2, PAGE 84, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 5105 W Cleveland Street, Tampa, FL 33609.  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

IMPORTANT

"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 ADA COORDINATOR, HILLSBOROUGH COUNTY COURTHOUSE, 800 E. TWIGGS ST., ROOM 604, TAMPA, FL, 33602, (813) 272-7040, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711."

WITNESS my hand and the seal of the court on March 16th, 2024.

GHIDOTTI | BERGER LLP  
Attorneys for Plaintiff  
1031 North Miami Beach Blvd  
North Miami Beach, FL 33162  
Telephone: (305) 501-2808;  
Facsimile: (954) 780-5578  
By: /s/ Tara L. Rosenfeld  
Chase A. Berger, Esq.  
Florida Bar No.: 083794  
Tara L. Rosenfeld, Esq.  
Florida Bar No.0059454  
fcpleadings@ghidottiberger.com  
March 22, 29, 2024 24-00870H

## SECOND INSERTION

**NOTICE OF SALE**  
IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO.: 23CC088617**

**ATLANTIC MUTUAL LEGAL DEFENSE INSURANCE COMPANY, INC., Plaintiffs, v.**

**CALVIN TYLER; KAREN TYLER; LARRY A. HUNTER, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to the Amended Final Judgment of Foreclosure entered in Case No. 23-CC-088617, of the County Court of the 13th Judicial Circuit in and for Hillsborough County, wherein Plaintiff, and the above mentioned Defendants, will sell to the highest bidder for cash at <https://www.hillsborough.realforeclose.com>, on April 26, 2024. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The following is the subject property being foreclosed and set for auction as set forth in said Amended Final Judgment of Foreclosure, to wit:

Unit No. 3-3, Building No. 3, of Laurelwood Village of Meadowood Unit 1, a Condominium, according to the Declaration of Condominium recorded in O.R. Book

4647, Page 1095, and all exhibits and amendments thereof, Public Records of Hillsborough County Florida.

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

DONE at Hillsborough County, Florida, on this 14th day of March, 2024.

Respectfully submitted,  
/s/ Michael Bogen  
Michael D. Bogen, Esq.  
Fla. Bar No. 84898  
Bogen Law Group, P.A.  
7351 Wiles Rd. Ste. 202  
Coral Springs, FL 33067  
Tel: 954-525-0751  
Email: [Michael@condolaw.com](mailto:Michael@condolaw.com)  
Attorney for Plaintiff  
March 22, 29, 2024 24-00848H

## SECOND INSERTION

**RE-NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA  
**CASE NO.: 23-CA-011698**

**ANGEL OAK MORTGAGE FUND EU TRUST, Plaintiff, vs.**

**RUSH AND BEE MANAGEMENT AND INVESTMENT GROUP, LLC; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et al., Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated February 5, 2024 and an Order Rescheduling Foreclosure Sale dated March 19, 2024, entered in Civil Case No.: 23-CA-011698 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein ANGEL OAK MORTGAGE FUND EU TRUST, Plaintiff, and RUSH AND BEE MANAGEMENT AND INVESTMENT GROUP, LLC, is Defendant.

CINDY STUART, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com), at 10:00 AM, on the 24th day of April, 2024, the following described real property as set forth in said Judgment, to wit:

THE EAST 21 FEET OF LOT 14, AND THE WEST 47 FEET OF LOT 15, BLOCK 28, TOWN N COUNTRY PARK UNIT NO. 6, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 36, PAGE 76, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

If you are a person claiming a right to

funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

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

Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance in completing this form due to your disability, or to request this document in an alternate format, please contact the ADA Coordinator at (813) 272-7040 or 711 (Hearing or Voice Impaired Line) or [ADA@fljud13.org](mailto:ADA@fljud13.org).

Dated: March 19, 2024  
/s/ Brian L. Rosaler  
By: Brian L. Rosaler  
Florida Bar No.: 0174882.  
Attorney for Plaintiff:  
Brian L. Rosaler, Esquire  
Popkin & Rosaler, P.A.  
1701 West Hillsboro Boulevard  
Suite 400  
Deerfield Beach, FL 33442  
Telephone: (954) 360-9030  
Facsimile: (954) 420-5187  
23-50413  
March 22, 29, 2024 24-00910H



--- ACTIONS / SALES ---

SECOND INSERTION

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

**CASE NO.: 22-CA-004554**  
**FREEDOM MORTGAGE CORPORATION** PLAINTIFF, VS. **CHANDRA RAMKISSOON; ET AL.,** DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 14th day of March, 2024, and entered in Case No. 22-CA-004554, of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and DANIEL ROBLES; CLERK OF THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CHANDRA RAMKISSOON; ABDUL ELSAYED A/K/A ABDELRAHMAN ELSAYED A/K/A ABDELRAHMAN ELSAUD; STATE OF FLORIDA; AND UNKNOWN TENANTS IN POSSESSION OF THE SUBJECT PROPERTY are defendants. Cindy Stuart as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com at 10:00 A.M on the 5th day of June, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 47, HERCHEL HEIGHTS 3RD ADDITION, UNIT 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 40, PAGE 26, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAIN-

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

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

Phone: (813) 272-7040 or [ada@fljud13.org](mailto:ada@fljud13.org)

Dated this 18th day of March, 2024. By: /s/ Liana R. Hall Bar No. 73813

Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 210 N. University Drive, Suite 900 Coral Springs, FL 33071 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 [ESERVICE@MGS-LEGAL.COM](mailto:ESERVICE@MGS-LEGAL.COM) 22FL373-0766 March 22, 29, 2024 24-00889H

SECOND INSERTION

**NOTICE OF ACTION - CONSTRUCTIVE SERVICE** IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

**CASE NO. 17-CA-001045**  
**U.S. BANK NATIONAL ASSOCIATION,** Plaintiff, vs. **THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ROMONIA C. BREEDY A/K/A BROMIA BREEDY, et al.** Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF AARON CHRISTOPHER DAVIS, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

LOTS 9, 10, 11, 12, 13 AND 14, BLOCK 9 TAMPA TOURIST CLUB, TOGETHER WITH SOUTH 1/2 OF VACATED STREET ABUTTING ON LOTS 9, 11, AND 13 ON NORTH OF BLOCK 9 VACATED IN OFFICIAL RECORDS BOOK 4541, PAGE 1054, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 21,

PAGE(S) 21, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before April 19, 2024/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

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

WITNESS my hand and the seal of this Court at County, Florida, this 14th day of March, 2024

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: [flmail@raslg.com](mailto:flmail@raslg.com) 21-114350 March 22, 29, 2024 24-00858H

SECOND INSERTION

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

**CASE NO.: 18-CA-007104**  
**DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-HE3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE3,** Plaintiff, vs. **EMELIA GABBIDON A/K/A E. GABBIDON; EVELYN PARPER; ; UNKNOWN SPOUSE OF EMELIA GABBIDON A/K/A E. GABBIDON N/K/A EDWIN; BARBARA BICKNELL A/K/A BARBARA J. BICKNELL; UNKNOWN TENANT 1 N/K/A ROGER BETE; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS** Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 15, 2020 in Civil Case No. 18-CA-007104, of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-HE3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE3 is the Plaintiff, and EMELIA GABBIDON A/K/A E. GABBIDON; EVELYN PARPER; ; UNKNOWN SPOUSE OF EMELIA GABBIDON A/K/A E. GABBIDON N/K/A EDWIN; BARBARA BICKNELL A/K/A BARBARA J. BICKNELL; UNKNOWN TENANT 1 N/K/A ROGER BETE; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO

ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Cindy Stuart will sell to the highest bidder for cash at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) on April 25, 2024 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 30, BLOCK 8, TOWN 'N COUNTRY PARK UNIT NO. 7, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 37, PAGE 36, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

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

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, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 14 day of March, 2024. ALDRIDGE PITE, LLP Attorney for Plaintiff 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2024.03.14 12:11:27-0400' Zachary Ullman FBN: 106751 Primary E-Mail: [ServiceMail@aldridgepite.com](mailto:ServiceMail@aldridgepite.com) 1221-1749B March 22, 29, 2024 24-00869H

SECOND INSERTION

**NOTICE OF ACTION - CONSTRUCTIVE SERVICE** IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

**CASE NO. 24-CA-000936**  
**U.S. BANK NATIONAL ASSOCIATION,** Plaintiff, vs. **THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KEMAR OFFICER, DECEASED, et. al.** Defendant(s).

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KEMAR OFFICER, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

TO: DONALD OFFICER, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

LOT 11, BLOCK 7, NORTH SIDE HOMES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 28, PAGE 15, OF THE PUBLIC RE-

CORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before April 19, 2024/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

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

WITNESS my hand and the seal of this Court at County, Florida, this 15th day of March, 2024

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Mustafa Divan DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: [flmail@raslg.com](mailto:flmail@raslg.com) 23-173432 March 22, 29, 2024 24-00882H

SECOND INSERTION

**NOTICE OF ACTION** IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION

**CASE NO. 23-CA-015596**  
**DIVISION: H**  
**MEB LOAN TRUST VI,** Plaintiff, vs. **TORREY LAMAR KINGCADE, et al.,** Defendant.

TO: TORREY LAMAR KINGCADE 18426 BRIDLE CLUB DRIVE, TAMPA, FL 33647 UNKNOWN SPOUSE OF TORREY LAMAR KINGCADE 18426 BRIDLE CLUB DRIVE, TAMPA, FL 33647 UNKNOWN TENANT IN POSSESSION 1 18426 BRIDLE CLUB DRIVE, TAMPA, FL 33647 UNKNOWN TENANT IN POSSESSION 2 18426 BRIDLE CLUB DRIVE, TAMPA, FL 33647 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT NO. 18426, BUILDING 13, OF EQUESTRIAN PARC AT HIGHWOODS PRESERVE, A CONDOMINIUM AND AN UNDIVIDED INTEREST OR SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO, IN ACCORDANCE WITH, AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS, TERMS AND OTHER PROVISIONS OF THE PROPOSED DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 15574, PAGE

149, AND ANY AMENDMENTS THERETO, AND THE CONDOMINIUM PLAT BOOK THEREOF, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sara Collins, McCalla Rayerm Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before APRIL 24, 2024 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of said Court on the 19 day of MARCH, 2024.

CINDY STUART CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Isha Tirado-Baker Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC 225 East Robinson Street, Suite 155, Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: [AccountsPayable@mccalla.com](mailto:AccountsPayable@mccalla.com) 23-06225FL March 22, 29, 2024 24-00909H

SECOND INSERTION

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

**CASE NO.: 2019-CA-011511**  
**HEADLANDS RESIDENTIAL SERIES OWNER TRUST, SERIES E,** Plaintiff, vs. **JARED FAGER A/K/A JARED MARMARELLIS FAGER; UNKNOWN SPOUSE OF JARED FAGER A/K/A JARED MARMARELLIS FAGER; ASBURY PARK CONDOMINIUM ASSOCIATION, INC.; BARCLAYS BANK DELAWARE; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2,** Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated March 14, 2024 entered in Civil Case No. 2019-CA-011511 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein HEADLANDS RESIDENTIAL SERIES OWNER TRUST, SERIES E, Plaintiff and JARED FAGER A/K/A JARED MARMARELLIS FAGER; UNKNOWN SPOUSE OF JARED FAGER A/K/A JARED MARMARELLIS FAGER; ASBURY PARK CONDOMINIUM ASSOCIATION, INC.; BARCLAYS BANK DELAWARE; UNKNOWN TENANT #1 N/K/A CONNER MORE; UNKNOWN TENANT #2 N/K/A MARIO MELGAR are defendants, Cindy Stuart, Clerk of Court, will sell the property at public sale at [www.hillsborough.realforeclose.com](http://www.hillsborough.realforeclose.com) beginning at 10:00 AM on June 12, 2024 the following described property as set forth in said Final Judgment, to-wit:

UNIT 12, BUILDING D, ASBURY PARK, A CONDOMINIUM TOGETHER WITH AN UNDIVIDED SHARE IN THE COMMON ELEMENTS AP-

PURTENANT THERETO, ACCORDING TO THE DECLARATION OF CONDOMINIUM AS RECORDED IN OFFICIAL RECORD BOOK 3962, PAGE 1256, AND ALL ITS ATTACHMENTS AND AMENDMENTS, AND AS RECORDED IN CONDOMINIUM PLAT BOOK 4, PAGE 42, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

Property Address: 4810 S Daphin Avenue #D12, Tampa, FL 33611 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Kelley Kronenberg 8201 Peters Road, Suite 4000 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: [flrealprop@kelleykronenberg.com](mailto:flrealprop@kelleykronenberg.com) /s/ Jordan Shealy Jordan Shealy, Esq. FBN: 1039538 File No: 02201479-JMV March 22, 29, 2024 24-00872H

**SAVE TIME**



Email your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com) • Deadline Wednesday at noon • Friday Publication

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**

**PUBLISH YOUR LEGAL NOTICE**

Call 941-906-9386 and select the appropriate County name from the menu.

or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

**Business Observer**



--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 19-CA-003654 DIVISION: RF -Section I U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DOROTHY B. JORDAN, DECEASED; COURTNEY GILMORE; JASMINE JOHNSON; ORIEL BLUNT; D'ANAE THOMAS, THROUGH HER NATURAL GUARDIAN TREATIA WILCOX; PAUL SCOTT; STATE FARM FIRE AND CASUALTY COMPANY, AS SUBROGEE OF PAUL SCOTT; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA; Y'CEANIA THOMAS, BY AND THROUGH HER NATURAL GUARDIAN TREATIA WILCOX; D'ANIYA THOMAS, BY AND THROUGH HER NATURAL GUARDIAN TREATIA WILCOX UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL

UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated March 7, 2024, and entered in Case No. 19-CA-003654 of the Circuit Court in and for Hillsborough County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DOROTHY B. JORDAN, DECEASED; COURTNEY GILMORE; JASMINE JOHNSON; ORIEL BLUNT; D'ANAE THOMAS, THROUGH HER NATURAL GUARDIAN TREATIA WILCOX; PAUL SCOTT; STATE FARM FIRE AND CASUALTY COMPANY, AS SUBROGEE OF PAUL SCOTT; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF THE CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA; Y'CEANIA THOMAS, BY AND THROUGH HER NATURAL GUARDIAN TREATIA WILCOX; D'ANIYA THOMAS, BY AND THROUGH HER NATURAL GUARDIAN TREATIA WILCOX UNKNOWN TENANT NO. 1; UN-

KNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, CINDY STUART, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at http://www.hillsborough.realforeclose.com, 10:00 a.m., on May 8, 2024, the following described property as set forth in said Order or Final Judgment, to-wit: THE SOUTH 40 FEET OF THE EAST 10 FEET OF LOT 10 AND THE SOUTH 40 FEET OF LOTS 11 AND 12 AND THE NORTH 20 FEET OF THE EAST 140.55 FEET OF LOT 13 IN BLOCK 4 OF HAMPSHIRE PARK SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 19 ON PAGE 18 OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. Pursuant to Florida Statute

45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. TO REQUEST SUCH AN ACCOMMODATION, PLEASE CONTACT THE ADMINISTRATIVE OFFICE OF THE COURTS WITHIN TWO WORKING DAYS OF THE DATE THE SERVICE IS NEEDED: COMPLETE THE REQUEST FOR ACCOMMODATIONS FORM AND SUBMIT TO 800 E. TWIGGS STREET, ROOM 604 TAMPA, FL 33602. IF YOU ARE HEARING IMPAIRED, CALL 1-800-955-8771, VOICE IMPAIRED, CALL 1-800-955-8770 OR EMAIL ADA@FLJUD13.ORG. DATED March 18, 2024. By: /s/ Ian Dolan Ian C. Dolan Florida Bar No.: 757071 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1446-183807 /SR4 March 22, 29, 2024 24-00901H

FOURTH INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE COUNTY COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION I CASE NO.: 24-CC-000183 PAWNEE LEASING CORPORATION, Plaintiff, vs. MA CONSULTING GROUP LLC, d/b/a VERACITY TRUCKING CO, and ANTWAN SHIRLEY, Defendants. To: Antwan Shirley 10212 Newminster Loop Ruskin, FL 33573 YOU ARE NOTIFIED that an action for damages has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Robert A. Solove, Esq., Plaintiff's attorney, whose address is: Solove Law Firm, P.A., P.O. Box 560608, Miami, Florida 33256, on or before thirty (30) days from first publication date, and file the original with the Clerk of this Court by 04/05/2024 either before service upon Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact the individual or agency sending this notice no later than seven (7) days prior to the proceeding at the address given on notice. Telephone 1(800) 955-8771; (TDD) 1(800) 955-8770 (V), via Florida Relay Services. WITNESS my hand the seal of this Court on this 29 day of February, 2024. CINDY STUART Clerk of the Court (SEAL) BY: /s/ Regina Carvalho Deputy Clerk Attorney for Plaintiff: SOLOVE LAW FIRM, P.A. Robert A. Solove, Esq. PO Box 560608 Miami, Florida 33256 Tel. (305) 612-0800 Primary E-mail: service@solovelawfirm.com Secondary E-mail: robert@solovelawfirm.com March 8, 15, 22, 29, 2024 24-00694H

THIRD INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 23CA016837 Division: D CYPRESS PARK GARDEN HOMES I CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, v. DORIA PAYNE, UNKNOWN SPOUSE OF DORIA PAYNE, TENANT #1, TENANT #2, TENANT #3, and TENANT #4, the names being fictitious to account for parties in possession, all UNKNOWN PARTIES claiming by and through, under, and against the herein named individual DEFENDANT(s) who are not known to be dead or alive, whether said unknown parties may claim an interest as Spouses, Heirs, Devisees, Grantees, or other Claimant, if any, Defendant(s). TO: Doria Payne 11910 Dietz Drive Tampa, FL 33626 Unknown Spouse of Doria Payne 11910 Dietz Drive Tampa, FL 33626 And ALL OTHER WHOM IT MAY CONCERN Legal Description: Unit No. 24 of Cypress Park Garden Homes I, a Condominium according to the Declaration of Condominium recorded January 7, 1983 in Official Record Book 4049, Page 628 and plat thereof recorded in Condominium Plat Book 5, Page 33 and Certificate of Surveyor and Developer recorded in Official Record Book 4063, Page 889 of the Public Records of Hillsborough County, Florida; together with an undivided 1/68th interest in the common elements and appurtenance thereto, in accordance with the Declaration. a/k/a 11910 Dietz Drive, Tampa, FL 33626 YOU ARE HEREBY NOTIFIED that a Complaint has been filed and commenced in this Court against the above-described property by Cypress Park Garden Homes I Condominium Association, Inc. ("Plaintiff") to foreclose a claim of lien for unpaid assessments involving the above-described property in Hillsborough County, Florida. You are

required to serve a copy of your written defenses, if any, to it on Andrea L. Pearl, Esquire, attorney for Plaintiff, whose address is: Andrea L. Pearl, Esq., Kopelowitz Ostrow Ferguson Weisberg Gilbert, One West Las Olas Blvd., Suite 500, Fort Lauderdale, FL 33301, and file the original with the clerk of the above-styled court on or before APRIL 12, 2024; otherwise a default will be entered against you for the relief prayed for in the complaint or petition. This notice shall be published once a week for four consecutive weeks in the DAILY BUSINESS REVIEW. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. WITNESS my hand and the seal of said court at Hillsborough County, Florida on this 7 day of MARCH, 2024. Cindy Stuart As Clerk, Circuit Court Hillsborough County, Florida (SEAL) By: /s/ Isha Tirado-Baker As Deputy Clerk KOPELOWITZ OSTROW FERGUSON WEISELBERG GILBERT Attorneys for Cypress Park Garden Homes I Condominium Association, Inc. Andrea L. Pearl, Esq. 1 West Las Olas Blvd, Suite 500 Fort Lauderdale, FL 33301 Direct Phone: (954) 525-4100 Facsimile: (954) 525-4300 Email: pearl@kolawyers.com Mar. 15, 22, 29; Apr. 5, 2024 24-00780H

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR HILLSBOROUGH COUNTY CIVIL DIVISION Case No. 2022-CA-005389 Division G RESIDENTIAL FORECLOSURE Section II US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST Plaintiff, vs. SILVER ROCK TWO, INC., AS TRUSTEE ONLY UNDER THE SR-7120 LAND TRUST, ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE SR-7120 LAND TRUST, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS TRUSTEES, BENEFICIARIES, OR OTHER CLAIMANTS; JOSE PINZON; CARROLLWOOD VILLAGE PHASE III HOMEOWNERS ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR CITIBANK,

FEDERAL SAVINGS BANK; HILLSBOROUGH COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; UNKNOWN TENANT IN POSSESSION 2; UNKNOWN SPOUSE OF JOSE PINZON, AND UNKNOWN TENANTS/OWNERS, Defendants. Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on March 15, 2024, in the Circuit Court of Hillsborough County, Florida, Cindy Stuart, Clerk of the Circuit Court, will sell the property situated in Hillsborough County, Florida described as: THAT PART OF LOT 8, BLOCK 1, VILLAGE XVIII UNIT II OF CARROLLWOOD VILLAGE, PHASE III, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGE 4, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN AT THE NORTHWEST CORNER OF SAID LOT 8; THENCE SOUTH 74 DEGREES 30 MINUTES 00 SECONDS EAST, 163.04 FEET;

THENCE SOUTH 35 DEGREES 01 MINUTE 02 SECONDS WEST, 21.42 FEET TO A CURVE CONCAVE SOUTHEASTERLY AND HAVING A RADIUS OF 190.00 FEET; THENCE SOUTHEASTERLY ALONG SAID CURVE 16.20 FEET THROUGH A CENTRAL ANGLE OF 04 DEGREES 53 MINUTES 02 SECONDS (CHORD SOUTH 32 DEGREES 34 MINUTES 31 SECONDS WEST, 16.19 FEET); THENCE NORTH 74 DEGREES 30 MINUTES 00 SECONDS WEST 140.03 FEET THENCE NORTH 01 DEGREE 46 MINUTES 38 SECONDS WEST 37.36 FEET TO THE POINT OF BEGINNING. and commonly known as: 14224 VILLAGE TERRACE DR, TAMPA, FL 33624; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, on the Hillsborough County auction website at http://www.hillsborough.realforeclose.com., on April 10, 2024 at 10:00 AM. Any persons claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim

before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Dated this March 18, 2024 By: /s/ William Noriega William Noriega Attorney for Plaintiff William Noriega (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 328202/2321605/CMP March 22, 29, 2024 24-00890H

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL ACTION CASE NO.: 23-CA-011951 DIVISION: K THREE UNDER PAR, LLC, Plaintiff, vs. UNKNOWN HEIRS IN THE ESTATE OF CLAVON A. COLEMAN A/K/A CLAVON ALEX COLEMAN, et al., Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 7, 2024, and entered in Case No. 23-CA-011951 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida in which THREE UNDER PAR, LLC, is the Plaintiff and UNKNOWN HEIRS IN THE ESTATE OF CLAVON A. COLEMAN A/K/A CLAVON ALEX COLEMAN; UNKNOWN HEIRS IN THE ESTATE OF EDDIE MAE COLEMAN A/K/A EDDIE TILLER COLEMAN; HILLSBOROUGH COUNTY, FLORIDA; UNKNOWN TENANT #1; UNKNOWN TENANT

#2 are defendants, Cindy Stuart, Clerk of the Court, will sell to the highest and best bidder for cash in/on https://www.hillsborough.realforeclose.com/index.cfm in accordance with chapter 45 Florida Statutes, Hillsborough County, Florida at 10:00 am on the 12th day of April, 2024, the following described property as set forth in said Final Judgment of Foreclosure: PARCEL ONE: LYING WITHIN THE E 1/2 OF THE S.W. 1/4 OF THE S.E. 1/4 OF SECTION 8, TWP. 28 S, R. 20 E., AND BEING ON THE U.S. HWY #301; STARTING AT A POINT 182 FEET E. OF THE W. BOUNDARY OF ABOVE DESCRIBED LANDS AND RUNNING N.E. ALONG THE N. LINE OF THE U.S. HWY. #301 TO A POINT 232 FEET E. OF THE W. BOUNDARY OF ABOVE DESCRIBED LANDS; THENCE N. 127.10 FEET TO A POINT; THENCE E. 60 FT.; THENCE N. 82.50 FT.; THENCE W. 110 FT.; THENCE S. APPROX. 217.7 FT. TO THE INTERSECTION WITH U.S. HWY. #301. PARCEL TWO: LOT BEGINNING 232 FEET EASTERLY FROM INTERSEC-

TION OF WEST LINE OF EAST 1/2 OF SOUTHWEST 1/4 OF SOUTHEAST 1/4 AND NORTH LINE OF HIGHWAY 301 AND RUN NORTHEASTERLY 50 FEET; NORTH 119 FEET; WEST 50 FEET; AND SOUTH TO BEGGINING, RECORDED IN THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LYING AND BEING IN SECTION 8, TOWNSHIP 28 SOUTH, RANGE 20 EAST. TOGETHER WITH THE MOBILE HOME SITUATED THEREON DESCRIBED AS A REGENCY DOUBLE-WIDE, VIN NUMBERS N18735A AND N18735B. PROPERTY ADDRESS: 11707 BRADLEY ROAD, THONOTOSASSA, FL 33592 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein. \*\*See Americans with Disabilities Act\*\*

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/ Damian G. Waldman Damian G. Waldman, Esq. Florida Bar No. 0090502 Law Offices of Damian G. Waldman, P.A. PO Box 5162 Largo, FL 33779 Telephone: (727) 538-4160 Facsimile: (727) 240-4972 Email 1: damian@dwardmanlaw.com E-Service: service@dwardmanlaw.com Attorneys for Plaintiff March 22, 29, 2024 24-00850H

THIRD INSERTION

NOTICE OF ACTION Divorce by Publication IN THE THIRTEENTH JUDICIAL CIRCUIT COURT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY, FAMILY LAW DIVISION CASE NO.: 24-D-0003134 DIVISION: DP SUSAN DENISE AYALA, Petitioner/Wife, And MARY LOUISE WEST, Respondent/Wife. To: MARY WEST Current Address: Unknown YOU ARE NOTIFIED that an action for the dissolution of marriage has been filed by your wife, SUSAN DENISE AYALA. You are required to serve a

copy of your written objections if any, to Susan Ayala whose address is 8907 Citrus Village Drive, Apt 105, Tampa, Florida 33626, on or before April 6th, 2024, and file an original with the Clerk of this Court either before service or immediately thereafter. Otherwise a default will be entered against you for the relief demanded in the Petition. DATED on March 8, 2024. (SEAL) BY: Jessica Saladin As Deputy Clerk Jessica Saladin 800 E Twigg Street Tampa, Florida 33602 813-272-5173 Mar. 15, 22, 29; Apr. 5, 2024 24-00807H

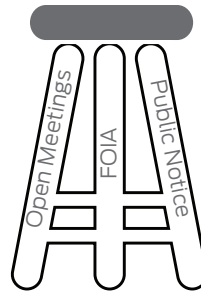
OFFICIAL COURTHOUSE WEBSITES manateeclerk.com leeclerk.org pinellasclerk.com sarasotaclerk.com collierclerk.com polkcountyclerk.net charlotteclerk.com hillsclerk.com myorangeclerk.com pascoclerk.com

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER CALL 941-906-9386 and select the appropriate County name from the menu option OR e-mail legal@businessobserverfl.com Business Observer



# Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

**It’s newspapers *and* newspaper websites vs government websites**

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would **reduce the presence of public notices on the internet**



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

**prevent government officials from hiding information**

they would prefer the public not to see

Since the first U.S. Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the **essential elements of public notice:**



**Accessibility**



**Independence**

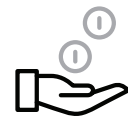


**Verifiability**



**Archivability**

**Publishing notices on the internet is neither cheap nor free**



**Newspapers remain the primary vehicle for public notice in all 50 states**



## Types Of Public Notices

### Citizen Participation Notices



Government Meetings and Hearings



Land and Water Use



Meeting Minutes or Summaries



Creation of Special Tax Districts



Agency Proposals



School District Reports



Proposed Budgets and Tax Rates



Zoning, Annexation and Land Use Changes

### Commercial Notices



Unclaimed Property, Banks or Governments



Delinquent Tax Lists, Tax Deed Sales



Government Property Sales



Permit and License Applications

### Court Notices



Mortgage Foreclosures



Name Changes



Probate Rulings



Divorces and Adoptions



Orders to Appear in Court

## Stay Informed, It’s Your Right to Know.

For legal notice listings go to: [Legals.BusinessObserverFL.com](https://Legals.BusinessObserverFL.com)

To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)





### Newsprint is inherently superior to the internet for public notice because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.

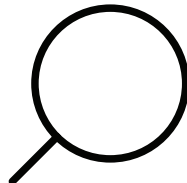


### Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

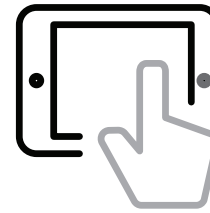
### Verifying publication is difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



### Significant numbers of people in rural areas still lack high-speed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



### Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

### Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, public officials aren't compelled by the free market to operate effective websites.



### Types Of Public Notices

#### Citizen Participation Notices

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

#### Commercial Notices

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

#### Court Notices

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

### Stay Informed, It's Your Right to Know.

For legal notice listings go to: [Legals.BusinessObserverFL.com](http://Legals.BusinessObserverFL.com)

To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)