Public Notices

PAGE 21 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com** MARCH 29 - APRIL 4, 2024

POLK COUNTY LEGAL NOTICES

--- ESTATE ----

FIRST INSERTION

NOTICE.

BARRED.

THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative:

/s/ John Christy Carrozzella, II

John Christy Carrozzella, II

260 S. Osceola Ave, Unit 1401

Orlando, FL 32801

Attorney for Personal Representative:

Fax: (407) 578-2181 E-Mail: dpilcher@boginmunns.com

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIOD SET FORTH ABOVE, ANY

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

The date of first publication of this

AVERY STEPHENS, SR.

Personal Representative

607 Adams Street

Lakeland, FL 33815

Attorney for Personal Representative

Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B

DATE OF DEATH IS BARRED.

notice is: March 29, 2024.

Robert D. Hines, Esq.

Tampa, FL 33612

Secondary Email:

jrivera@hnh-law.com

Mar. 29; Apr. 5, 2024

Florida Bar No. 0413550

Telephone: 813-265-0100

Email: rhines@hnh-law.com

ALL CLAIMS NOT FILED WITHIN

bmmservice@boginmunns.com Addl. E-Mail:

DATE OF DEATH IS BARRED.

notice is March 29, 2024.

/s/ David Pilcher

Sec. E-Mail:

2240487 (21)

NOTICE.

BARRED.

David Pilcher, Attorney

P.O. Box 2807 Orlando, Florida 32802

Telephone: (407) 578-1334

Florida Bar Number: 0001562

Bogin, Munns & Munns, P.A.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000692 IN RE: ESTATE OF SARIYA D'MIA STEPHENS, Deceased.

The administration of the estate of SARIYA D'MIA STEPHENS, deceased, whose dateof death was September 11, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2023-CP-002989-0000-XX IN RE: ESTATE OF

ROGER M. PHILLIPS Deceased. The administration of the estate of Roger M. Phillips, deceased, whose date

of death was July 3, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attor-ney are set forth below.

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

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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

POLK COUNTY, FLORIDA

PROBATE DIVISION

File No. 53-2024-CP-000906-0000-XX

IN RE: ESTATE OF

BENJAMIN M. CROWDER

Deceased.

Benjamin M. Crowder, deceased, whose

date of death was March 2, 2024, is

pending in the Circuit Court for Polk

County, Florida, Probate Division, the

of which is 255 North Broad-

The administration of the estate of

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

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

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

The date of first publication of this notice is: March 29, 2024. AVERY STEPHENS, SR.

Personal Representative

607 Adams Street Lakeland, FL 33815 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com 24-00451K Mar. 29; Apr. 5, 2024

FIRST INSERTION

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

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

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

notice is March 29, 2024. Personal Representative: Timothy McLain Phillips

4 Bridgewater Drive Winter Haven, Florida 33884 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 24-00458K

FIRST INSERTION

mands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

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

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

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

File No. 2024 CP 000946 0000 XX IN RE: ESTATE OF DAVID W. BAKER Deceased.

The administration of the estate of David W. Baker, deceased, whose date of death was January 8, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000680 IN RE: ESTATE OF

DENVER O'RION STEPHENS, Deceased.

The administration of the estate of DENVER O'RION STEPHENS, deceased, whose date of death was September 11, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

POLK COUNTY, FLORIDA

PROBATE DIVISION

File No. 2023-CP-004310

IN RE: ESTATE OF

JOSEPHINE R. BORGES.

Deceased.

The administration of the estate of

JOSEPHINE R. BORGES, deceased,

whose date of death was September 30,

2023, is pending in the Circuit Court

for Polk County, Florida, Probate Di-vision, the address of which is 255 N.

FIRST INSERTION

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733 702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED

24-00452K

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

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case No. 2024CP0009450000 IN RE: ESTATE OF: ESTHER NOEMI LOPEZ

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 Esther Noemi Lopez, deceased, Case Number 2024CP0009450000, by the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830, that the decedent's date of death was October 18, 2023; that the total value of the estate is \$ 53,653.37 and the name and address of those to whom it has been assigned by such Order is: Name Address

Wilfredo Lopez

1148 Cambridge Drive, Winter Haven, FL 66881 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims

kpilcher@boginmunns.com Mar. 29; Apr. 5, 2024 24-00457K

FIRST INSERTION Notice Under Fictitious Name Law

According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Orange Manor East located at 206 Manor Drive in the City of Winter Haven, Polk County, FL 33884 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 20th day of March, 2024. TH Homes LLC March 29, 2024 24-00453K

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, **Florida Statutes**

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of JOSE A CORREA, DBA JC SURVEYING : Located at 5050 Apex Cir Apt 102 : Polk County in the City of Davenport : Florida, 33837-2321 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida Dated at Davenport Florida, this

March day of 21, 2024 CORREA JOSE A 24-00460K March 29, 2024

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of TRINITEE BOUTIQUE : Located at 2160 Maple Hill Ct : Polk County in the City of Lakeland : Florida, 33811-1483 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

Florida upon receipt of proof of the publication of this notice, the fictitious name, to-wit: DAVENPORT LOCKSMITH SERVICES under which I am en-gaged in business at 658 CARIB-BEAN DR DAVENPORT, FL 33897 That the party interested in said business enterprise is as follows: Ronen

Shifman Dated at Davenport, Polk County, Florida, March 26, 2024. March 29, 2024 24-00473K

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME STATUTE TO WHOM IT MAY CONCERN

Notice is hereby given that the un-dersigned pursuant to the "Fictitious Name Statute", Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of proof of the publication of this notice, the fictitious name, to-wit: DAVENPORT AIR DUCT CLEANING under which I am engaged in business at 658A CARIBBE-AN DR DAVENPORT, FL 33897That the party interested in said business enterprise is as follows: Ronen Shifman

Dated at Davenport, Polk County, Florida, March 26, 2024. March 29, 2024 24-00472K

FIRST INSERTION

Mar. 29; Apr. 5, 2024 --- PUBLIC SALES ----FIRST INSERTION Fictitious Name Notice MAY CONCERN: Notice is hereby given that the undersigned pursu-ant to the "Fictitious Name Statute", Chapter 865.09, Florida Statutes, will register with the Division of Corpora-tions, Department of State, State of

NOTICE UNDER FICTITIOUS NAME STATUTE TO WHOM IT

Daniel Medina, B.C.S., Attorney Florida Bar No. 0027553 MEDINA LAW GROUP, P.A. 425 S. Florida Ave., Suite 101 Lakeland, FL 33801 Telephone: (863) 682-9730 Fax: (863) 616-9754 E-Mail: dan@medinapa.com Secondary E-Mail:

sam@medinapa.com 24-00483K

Business Ibserver PAGES 21-28

or demands against the estate of the

decedent other than those for whom

provision for full payment was made in

the Order of Summary Administration

must file their claims with this court

WITHIN THE TIME PERIODS SET

FORTH IN FLORIDA STATUTES

SECTION 733.702. ALL CLAIMS AND

DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING ANY OTHER APPLI-

CABLE TIME PERIOD, ANY CLAIM

FILED TWO (2) YEARS OR MORE

AFTER THE DECEDENT'S DATE OF

The date of first publication of this Notice is March 29, 2024.

Person Giving Notice: Wilfredo Lopez Attorney for Person Giving Notice:

DEATH IS BARRED.

way Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

NOTICE TO CREDITORS

The date of first publication of this notice is March 29, 2024.

Personal Representative: Jonathan Maclin Crowder PO Box 396

Eldorado Springs, Colorado 80025 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 24-00481K The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

Personal Representative[s]: THERESA BUTLER

c/o K. Wade Boyette, Esquire Attorney for Personal Representative[s]: K. WADE BOYETTE, JR., Esquire Florida Bar No. 0977111 BOYETTE, CUMMINS & NAILOS, PLLC 1635 E. Highway 50, Suite 300 Clermont, FL 34711 Telephone: 352-394-2103 Fax: 352-394-2105 Email: wboyette@bcnlawfirm.com pwheeler@bcnlawfirm.com Mar. 29; Apr. 5, 2024 24-00477K Dated at Lakeland Florida, this

March day of 21, 2024 SHERMAN LATORIA MYRTICIA March 29, 2024 24-00461K

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ADOLFOHOLDINGS REAL ESTATE Located at 1024 Bethpage Rd : Polk County in the City of Auburndale : Florida, 33823-8407 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Auburndale Florida, this March day of 21, 2024 ACONSTRU LLC

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

Diesel Society Florida LLC, 5315 Grimes Rd., Polk City, Fl 2015 FRHT 3AKJGLD56FSGK4853 \$13,559.70 March 29, 2024 24-00478K

IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2024-CP-000807-0000-XX Division 14 IN RE: ESTATE OF STEPHEN M. GEDDIE Deceased.

The administration of the estate of Stephen M. Geddie, deceased, whose date of death was January 23, 2023, is pending in the Cir-cuit Court for Polk County, Florida, Probate Division, the address of

which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and

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

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

FIRST INSERTION

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

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

DATE OF DEATH IS BARRED. The date of first publication of this notice is March 29, 2024.

Personal Representative: Richard Geddie, Jr. 33 Barnett Drive

Leoma, Tennessee 38468 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com Mar. 29; Apr. 5, 2024 24-00480K

March 29, 2024

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME STATUTE TO WHOM IT MAY CONCERN

24-00462K

Notice is hereby given that the undersigned pursuant to the "Fictitious Name Statute", Chapter 865.09, Florida Statutes, will register with the Division of Corporations, Department of State, State of Florida upon receipt of proof of the publication of this no-

tice, the fictitious name, to-wit: HANDYMAN DAVENPORT SERVICES under which I am engaged in business at 318 Langham Dr DAVENPORT, FL 33897 That the party interested in said business enterprise is as follows: Ronen Shifman Dated at Davenport, Polk County, Florida, March 26, 2024.

March 29, 2024 24-00474K



---- SALES ----

FIRST INSERTION

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

CASE NO.: 2023-CA-004386 U.S. BANK NATIONAL ASSOCIATION,

Plaintiff,

BRIAN ANTONIO IRIZARRY AKA BRIAN A. IRIZARRY, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 19, 2024, and entered in Case No. 2023-CA-004386 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank National Association, is the Plaintiff and Brian Antonio Irizarry aka Brian A. Irizarry, Wendy Luz Irizarry, Florida Housing Finance Corporation, United States of America Acting through Secretary of Housing and Ur-

FOR POLK COUNTY, FLORIDA

GENERAL JURISDICTION

DIVISION

BANK OF NEW YORK MELLON

ASSETS MANAGEMENT SERIES

TRUST COMPANY, N.A. AS

TRUSTEE FOR MORTGAGE

THE UNKNOWN HEIRS/

LIENORS, CREDITORS,

BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES,

IN THE ESTATE OF NANCY

WYATT, DECEASED AND

SANDRA HENSON, et al.

TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST

Defendant(s). NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure

dated February 14, 2024, and entered

in 2021CA002725000000 of the Cir-

cuit Court of the TENTH Judicial Cir-

cuit in and for Polk County, Florida,

wherein BANK OF NEW YORK MEL-

LON TRUST COMPANY, N.A. AS

TRUSTEE FOR MORTGAGE ASSETS

MANAGEMENT SERIES I TRUST is the Plaintiff and THE UNKNOWN

HEIRS, BENEFICIARIES, DEVISEES,

GRANTEES, ASSIGNEES, LIENORS,

ITRUST

Plaintiff, vs.

ban Development, Solar Mosaic, Inc., Highland Meadows 5 Homeowners Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk. realforeclose.com, Polk County, Florida at 10:00am EST on the April 23, 2024 the following described property as set forth in said Final Judgment of Foreclosure: LOT 222 OF RIDGE AT HIGH-

LAND MEADOWS, ACCORD-ING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 164, PAGE 43, PUB-LIC RECORDS OF POLK COUN-TY, FLORIDA. A/KIA 942 FALLON HILLS DRIVE HAINES CITY FL 33844

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

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

Dated this 26 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. CT - 23-003940 Mar. 29; Apr. 5, 2024 24-00476K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE CREDITORS, TRUSTEES AND ALL IN THE CIRCUIT COURT OF THE OTHERS WHO MAY CLAIM AN IN-TENTH JUDICIAL CIRCUIT IN AND TEREST IN THE ESTATE OF NANCY WYATT AKA ANNA WYATT, DE-CEASED; SANDRA HENSON; UNIT-ED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY CASE NO. 2021CA002725000000 OF HOUSING AND URBAN DEVEL-OPMENT; FOUNDATION FINANCE COMPANY, LLC.; SUZANNE WYATT; NANCY PORTER; PATRICIA WY-ATT; KIMBERLY WYATT; CHERYL THRASHER; STATE OF FLORIDA, DEPARTMENT OF REVENUE are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on April 15, 2024, the following described property as set forth in said

Final Judgment, to wit: LOT 26, OAK TRAIL, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 71, PAGE 29 AND 30, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH 1985 MOBILE HOME ID# SHS4WGA05852961A AND B Property Address: 4639 BRI-DLÊ PATH DR, LAKELAND, FL 33810

Any person claiming an interest in the surplus from the sale, if any, other

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

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

CIVIL ACTION CASE NO.: 53-2023-CA-004385 U.S. BANK NATIONAL ASSOCIATION, Plaintiff,

MELISSA LYNETTE FLORES AKA MELISSA L. FLORES, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 19, 2024, and entered in Case No. 53-2023-CA-004385 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank National Association, is the Plaintiff and Melissa Lynette Flores, Poinciana Village Eight Association, Inc., Association of Poinciana Villages, Inc., Unknown Party#1 N/K/A

RE-NOTICE OF FORECLOSURE SALE

N THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN

than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. If you are a person with a disability

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

Dated this 26 day of March, 2024. By: _\S\Danielle Salem_ Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com 20-079976 - NaC Mar. 29; Apr. 5, 2024 24-00479K

John Doe, are defendants, the Polk who needs any accommodation in or-County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk realforeclose.com, Polk County, Florida at 10:00am EST on the April 23, 2024 $\,$ the following described property as set forth in said Final Judgment of Fore-

LOT 2, BLOCK 824, OF POINCI-ANA NEIGHBORHOOD 2, VIL-LAGE 8, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 53, PAGES 29 THROUGH 43, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

closure:

A/K/A 2004 BEGONIA WAY POINCIANA FL 34759 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

FIRST INSERTION

cuit Court shall sell to the highest and

best bidder for cash at www.polk.real-

foreclosure at 10:00AM on the 21st day

der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 26 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. CT - 23-003581 Mar. 29; Apr. 5, 2024 24-00475K

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

FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION

DIVISION CASE NO. 2023-CA-000158 PENNYMAC LOAN SERVICES, LLC,

Plaintiff, vs. JANICE A EDWARDS, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 14, 2024 in Civil Case No. 2023-CA-000158 of the Circuit Court of the TENTH JUDI-CIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and Janice A Edwards, et al., are Defendants, the Clerk of Court, STACY BUT-TERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of April, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 94, RIDGE OF DUNDEF. according to the Plat thereof, recorded in Plat Book 137, Page(s) 8 of the Public Records of Polk County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a dis-ability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. By: /s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 East Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 146803 23-07832FL Mar. 29; Apr. 5, 2024 24-00463K

FIRST INSERTION

NOTICE OF JUDICIAL SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO: 532023CA006604000000

BASSEDENA CIRCLE HOLDINGS, LLC. Plaintiff(s), v.

LAKELAND TWO TRUST and POLK CUSIP 22 TRUST, Defendant(s). NOTICE IS HEREBY GIVEN that a

judicial sale will be made pursuant to an Order or Final Judgment for Partition entered in the above styled cause of action. The Clerk of Court. Stacy M. Butterfield, shall sell the following described real property at a public sale online at https://polk.realforeclose.com/ to the highest bidder or bidders for cash beginning at 10:00 a.m. on April

23, 2024:LOT 56, AND THE WEST 15

FIRST INSERTION

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

2023CC-002860-0000-00 ROUTE 27 ASSOCIATES, LTD, SUN COMMUNITIES OPERATING LIMITED PARTNERSHIP, COLLECTIVELY DBA THE RIDGE Plaintiff(s) VS. STEVEN YORK SILVA

Defendant(**s**) Notice is hereby given that pursuant to a Final Judgment entered on February 5. 2024 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as: 2004 HMMT mobile home

bearing vehicle identification numbers FLHMBC177150595A and FLHMBC177150595B Property Address: 142 Sunset

Ridge Loop, Lot No. 395, Davenport, Florida 33897.

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 19TH day of APRIL, 2024.

NOTICE OF FORECLOSURE SALE

FIRST INSERTION

IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION: CASE NO .: 2022CA-001963-0000-00 PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. JESSICA CHRISTMAS; ANTHONY CHRISTMÁS; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF ANTHONY CHRISTMAS; UNKNOWN SPOUSE OF JESSICA CHRISTMAS; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant

to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), STACY M. BUT-TERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electroni-cally at www.polk.realforeclose.com at, 10:00 AM on the 23 day of April, 2024, the following described property as set forth in said Final Judgment, to wit:

PARCEL A: THE EAST 980.00 FEET OF THE SOUTH 165.00 FEET OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 28 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA. PARCEL B: THE NORTH 50.00 FEET OF THE SOUTH 165.00 FEET OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 28 SOUTH, RANGE 25 EAST, COUNTY, FLORIDA POLK LESS AND EXCEPT THE EAST 980.00 FEET THEREOF, AND

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

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

WITNESS my hand and the seal of the Court on this 15th day of March, 2024.STACY M. BUTTERFIELD, CPA

Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Bartow, Florida 33831-9000 (SEAL) By /s/Lynette Burke Deputy Clerk Mar. 29; Apr. 5, 2024 24-00450K

LESS AND EXCEPT EXISTING RIGHT OF WAY FOR OLD DI-XIE HIGHWAY. PROPERTY ADDRESS: 3715 OLD DIXIE HWY, AUBURN-DALE, FL 33823

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

If you are a person with a disability who needs assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 21 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 22-00673 Mar. 29; Apr. 5, 2024 24-00456K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO at 10:00am EST on the April 23, 2024 the following described property as set forth in said Final Judgment of Fore-

CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

closure: LOT 22, BLOCK A, NORTH-SHORE HIGHLANDS, AC-CORDING TO THE PLAT

AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2022CA001841000000 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. MARY J. BABYLON, MARY A. WRIGHT; ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to the Order on Motion to Cancel and Reschedule the March 22, 2024 Foreclosure Sale dated the 19th day of March 2024, and entered in Case No. 2022CA001841000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and MARY J. BABYLON; MARY A. WRIGHT: and LAKE DEX-TER WOODS HOMEOWNERS AS-SOCIATION, INC., are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Cir-

NOTICE OF PUBLIC SALE

The following personal property of MICHAEL JAMES KIRKLAND, will,

on April 11, 2024, at 10:00 a.m., at 355

Chub Street, Lot #355, Lakeland, Polk

County, Florida 33815; be sold for cash

to satisfy storage fees in accordance

of May, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 87, LAKE DEXTER WOODS, PHASE TWO, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 83, PAGE 6, PUBLIC RECORDS OF POLK 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 orto the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 25th day of March, 2024.

der to participate in this proceeding,

you are entitled, at no cost to you,

By: /s/ Liana R. Hall Liana R. Hall Bar No. 173813

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 22FL373-0685 Mar. 29, Apr. 5, 2024 24-00467K

--- PUBLIC SALES ---

FIRST INSERTION

with Florida Statutes, Section 715.109: 1962 GENE MOBILE HOME, VIN: 64X42034A, TITLE NO.: 0001018738, and VIN: 64X42034B, TITLE NO.: 0001018737 and all other personal property located therein

PREPARED BY: J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 24-00484K Mar. 29; Apr. 5, 2024

FEET OF LOT 52. BLOCK A. MAP OF PINEHURST COURT. ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 17, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 301 Bassedena Circle North, Lakeland, FL 33805

Parcel Identification Number: 23-28-01-018000-010521 ("Property").

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

DATED March 25, 2024 PREMIER LAW PLLC 6706 N. Nebraska Ave. #8386 Tampa, Florida 33604 Phone: 954.866.5255 Email: Premierlawpllc@gmail.com /s/ Derek A. Carrillo, Esg. DEREK A. CARRILLO, ESQ. Florida Bar Number: 111919 Attorney for the Uncontested Parties Mar. 29; Apr. 5, 2024 24-00465K

CIVIL ACTION CASE NO.: 2023-CA-004711 CELINK, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES,

ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST FLORA LEE HAMPTON AKA FLORA HAMPTON, DECEASED, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 19, 2024, and entered in Case No. 2023-CA-004711 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Celink, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees or other claimants claiming by, through, under, or against Flora Lee Hampton aka Flora Hampton, deceased, Rodrick Hampton, Michael Dean Hampton, Sr., Lorenzo Hampton, Tavares F. Hampton, Shavonda West aka Shavonda Vontice West aka Shavonda V West aka S West, Tracey Hampton, Reuben Hampton, III aka Reuben Hampton, United States of America Acting through Secretary of Housing and Urban Development, Polk County Clerk of the Circuit Court, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk. realforeclose.com, Polk County, Florida

THEREOF RECORDED IN PLAT BOOK 77, PAGE 27 OF THE PUBLIC RECORD OF POLK COUNTY, FLORIDA. A/K/A 825 WILDABON AVE LAKE WALES FL 33853

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

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

Dated this 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. CT - 23-002294 Mar. 29; Apr. 5, 2024 24-00464K

written defenses, if any, to it on AL-

DRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue

Suite 303 Delray Beach, FL 33484, on

or before 4-29-24, and file the original

with the clerk of this court either before service on Plaintiff's attorney or imme-

diately thereafter; otherwise a default

will be entered against you for the relief demanded in the complaint or petition.

who needs any accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the

provision of certain assistance. Please contact the Office of the Court Admin-

istrator, 255 N. Broadway Avenue, Bar-

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

at least 7 days before your scheduled

court appearance, or immediately upon

receiving this notification if the time before the scheduled appearance is less

than 7 days; if you are hearing or voice

5300 West Atlantic Avenue Suite 303

Stacy M. Butterfield

24-00470K

As Clerk of the Court (SEAL) By: /s/Carolyn Mack As Deputy Clerk

impaired, call 711. Dated on March 20, 2024.

ALDRIDGE PITE, LLP,

Delray Beach, FL 33484 1221-15124B

Mar. 29; Apr. 5, 2024

Plaintiff's attorney

Ref# 7232

If you are a person with a disability

--- ACTIONS ----FIRST INSERTION

FIRST INSERTION

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO .: 2023CA-007109-0000-00 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. SEAN E. STACK A/K/A SEAN STACK, ET AL., DEFENDANT(S). TO: Unknown tenant in possession of the subject property Last Known Address: 669 Lake Shore Pkwy, Davenport, FL 33896 Current Residence: UNKNOWN TO: Unknown spouse of Sean E. Stack A/K/A Sean Stack Last Known Address: 669 Lake Shore Pkwy, Davenport, FL 33896 Current Residence: UNKNOWN TO: Sean E. Stack A/K/A Sean Stack Last Known Address: 669 Lake Shore Pkwy, Davenport, FL 33896

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

Lot 2, Waterford at Bridgewater, according to the map or plat thereof, as recorded in Plat Book 167, Page(s) 1 through 3, inclusive, of the Public records of Polk County, Florida.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it, on MILLER,

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO .: 532024CA-000038-0000-00 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. JUAN GALARZA, ET AL., DEFENDANT(S). TO: Unknown spouse of Juan Galarza Last Known Address: 610 Grove St, Winter Haven, FL 33881

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

Lot 136, Inman Groves Phase 2, according to the plat as re-corded in Plat Book 190, Pages 39 through 44, of the Public Re-

cords of Polk County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 4-22-24, within or before a date at least thirty (30) days after the first publication of

ney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 4-25-24, within or before a date at least thirty (30) days after the first publication of this Notice in The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint If you are a person with a disability who needs any accommodation in order

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

GEORGE & SUGGS, PLLC, Attor-

WITNESS my hand and the seal of this Court this 18 day of March, 2024. STACY M. BUTTERFIELD, CPA

CLERK OF CIRCUIT COURT As Clerk of Court (SEAL) By: /s/ Carolyn Mack

As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, 210 N. University Drive, Suite 900,

Coral Springs, FL 33071 Mar. 29; Apr. 5, 2024 24-00454K

this Notice in The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately therafter; otherwise, a default will be entered against you for the relief de-

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

this Court this 15 day of March, 2024. STACY M. BUTTERFIELD, CPA (SEAL) By: /s/ Carolyn Mack As Deputy Clerk

Attorney for Plaintiff,

Coral Springs, FL 33071

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2024CA-000099-0000-00 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. SANDRA LIZ ARISTUD AGOSTO A/K/A AGOSTO SANDRA ARISTUD A/K/A SANDRA ARISTUD AGOSTO A/K/A SANDRA L. ARISTUD A/K/A SANDRA L. ARISTUD AGOSTO A/K/A SANDRA L. ARISTUDAGOSTO A/K/A SANDRA LIZ ARISTUD A/K/A SANDRA

manded in the complaint

WITNESS my hand and the seal of CLERK OF CIRCUIT COURT As Clerk of Court written defenses, if any, to it on, JEN-NIFER SINCLAIR, ESQUIRE, Plain-

MILLER, GEORGE & SUGGS, PLLC,

BOSINGER, PLLC, 280 W. Can-210 N. University Drive, Suite 900, ton Avenue, Suite 330, Winter Park,

Mar. 29; Apr. 5, 2024 24-00455K

ney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before 4-29-24, within or before a date at least thirty (30) days after the first publication of this Notice in The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately therafter; otherwise a default will be entered against you for the relief demanded in the complaint

If you are a person with a disability OF POINCIANA VILLAGES, INC.; who needs any accommodation in order POINCIANA VILLAGE SEVEN to participate in this proceeding, you ASSOCIATION, INC.; UNKNOWN are entitled, at no cost to you, to the SPOUSE OF JO-ANN MCCOY: provision of certain assistance. Please UNKNOWN TENANT #1; contact the Office of the Court Admin-UNKNOWN TENANT #2, istrator, 255 N. Broadway Avenue, Bar-Defendants. tow. Florida 33830, (863) 534-4686 TO: at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 21 day of March, 2024. STACY M. BUTTERFIELD, CPA, CLERK OF CIRCUIT COURT As Clerk of Court (SEAL) By: /s/ Carolyn Mack As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, 210 N. University Drive, Suite 900. Coral Springs, FL 33071 24-00466K Mar. 29; Apr. 5, 2024

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA CASE NO.: 2023CA004945000000 WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR OPTION ONE MORTGAGE LOAN TRUST 2007-4, ASSET-BACKED CERTIFICATES, SERIES 2007-4, Plaintiff, VS. MONA MAGLOIRE A/K/A MARIE M. MAGLOIRE A/K/A MARIE MONA MAGLOIRE A/K/A M.

MAGLOIRE; et al., Defendant(s).

TO: Barbara Magloire

Last Known Residence: 161 Cimarron Ln Kissimmee, FL 34759 TO: Unknown Spouse of Barbara

Magloire Last Known Residence: 161 Cimarron

Ln Kissimmee, FL 34759 YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following property in POLK County, Florida:

LOT 11, BLOCK 3037, POIN-CIANA, NEIGHBORHOOD NEIGHBORHOOD 6, VILLAGE 7, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 61, AT PAGES 29-52, PUBLIC RECORDS OF POLK COUNTY, FLORIDA has been filed against you and you are required to serve a copy of your

NOTICE OF ACTION

IN THE COUNTY COURT OF THE

FOR POLK COUNTY, FLORIDA

HOMEOWNERS ASSOCIATION.

ALFONSO R. JENKINS, et al.,

LAKESIDE LANDINGS

TO: Alfonso R. Jenkins

Winter Haven Florida 33881

YOU ARE NOTIFIED that an action to

enforce a lien foreclosure on the follow-

Lot 271, Lakesie Landings Phase

One, according to the map or

plat thereof, as recorded in Plat

Book 147. Page(s) 45 through 55.

inclusive, of the Public Records

A lawsuit has been filed against you and

you are required to serve a copy of your

tiff's Attorney, whose address is ARIAS

PROPERTY

FOR POLK COUNTY,

CIVIL DIVISION

FREEDOM MORTGAGE

CORPORATION.

Plaintiff, vs.

of Polk County, Florida.

ing property in Polk County, Florida:

INC.

Plaintiff, vs.

Defendant(s).

Diamond Jenkins

6070 Grey Heron Dr

Alfonso R. Jenkins

Diamond Jenkins

19948 Birwood St.

Detroit MI 48221

FIRST INSERTION

Florida 32789, within thirty (30) days after the first publication of this notice, TENTH JUDICIAL CIRCUIT IN AND 4-29-24, and file the original with the Clerk of this Court either before service CASE NO .: 2023CC004975000000 on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-manded in the Complaint for Lien Foreclosure and Monetary Damages. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED: March 20, 2024.

Stacey M. Butterfield CLERK OF THE COURT (SEAL) By: /s/ Carolyn Mack Deputy Clerk JENNIFER SINCLAIR, ESQUIRE

Plaintiff's Attorney ARIAS BOSINGER, PLLC, 280 W. Canton Avenue, Suite 330, Winter Park, Florida 32789 Mar. 29; Apr. 5, 2024 24-00468K

FIRST INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtul-IN THE CIRCUIT COURT OF THE la, PLLC, the plaintiff's attorney, whose TENTH JUDICIAL CIRCUIT OF address is 6801 Lake Worth Road, Suite THE STATE OF FLORIDA, IN AND 100E, Greenacres, FL 33467, on or before May 2, 2024, and file the original with the clerk of this court either be-CASE NO.: 2024-CA-000527 fore 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 JO-ANN MCCOY; ASSOCIATION petition. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow. Florida 33830, (863) 534-4686 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED on March 25, 2024. STACY M. BUTTERFIELD, CPA CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Carolyn Mack DEPUTY CLERK SOKOLOF REMTULLA, PLLC 6801 Lake Worth Road, Suite 110E Greenacres, FL 33467 Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff Mar. 29; Apr. 5, 2024 24-00482K NOTICE OF ACTION -

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

DIVISION CASE NO. 2024CA000163000000 CARRINGTON MORTGAGE SERVICES LLC,

Plaintiff, vs. FREDERICK LAMAR BROWN, JR, et. al.

Defendant(s), TO: FREDERICK LAMAR BROWN, JR, UNKNOWN SPOUSE OF FRED-ERICK LAMAR BROWN, JR, 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 here-

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

THAT PART OF LOTS 71 AND 72, OF CONVEYANCE LAND-ING PHASE TWO, AS RE-CORDED IN PLAT BOOK 77, PAGE 49, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, DESCRIBED AS: COMMENCE AT THE NORTHEAST COR-NER OF LOT 72 AND RUN THENCE S 12 DEGREES 21' 17' W, ALONG THE EASTERLY BOUNDARY THEREOF 4.95 FEET TO THE POINT OF BE-GINNING; CONTINUE S 12 DEGREES 21' 17" W, ALONG THE EASTERLY BOUNDARY OF LOTS 72 AND 71, A DIS-TANCE OF 48.61 FEET, RUN THENCE N 76 DEGREES 19' 18" W, 124 FEET, MORE OR LESS, TO THE APPROXI-MATE 100 YEAR FLOOD LINE AS SHOWN ON THE PLAT OF CYPRESS LANDING PHASE TWO: RUN THENCE NORTH-ERLY ALONG SAID APPROXI-MATE 100 YEAR FLOOD LINE TO THE INTERSECTION

WITH A LINE BEARING N 80 DEGREES 00' 32" W, FROM THE POINT OF BEGINNING; RUN THENCE S 80 DEGREES 00' 32" E, 124 FEET MORE OR LESS TO THE POINT OF BE-GINNING.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before May 3, 2024/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of this Court at County, Florida, this 26 day of March, 2024. Stacy M. Butterfield

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Carolyn Mack DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-166624 Mar. 29; Apr. 5, 2024 24-00485K





ARISTUD, ET AL., DEFENDANT(S).

TO: Unknown tenant in possession of the subject property Last Known Address: 722 Franklin Ct, Haines City, FL 33844 Current Residence: UNKNOWN

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

Lot 22, Liberty Square, according to map or plat thereof as recorded in Plat Book 147, Pages 39 through 44, inclusive of the Public Records of Polk County, Florida.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attor-

--- PUBLIC SALES ---

FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that A + ROOFING CO., INC, OWNER, desir-

ing to engage in business under the fictitious name of A+ROOFING CO., INC. located at 5675 NEW TAMPA HIGHWAY, #3, LAKELAND, FLOR-

IDA 33815 intends to register the said name in POLK county with the Division

of Corporations, Florida Department of

State, pursuant to section 865.09 of the

24-00471K

Florida Statutes.

March 29, 2024

UNKNOWN SPOUSE OF ANN MCCOY, 304 DOGFISH CT, POINCIANA, FL 34759

UNKNOWN TENANT #1, 304 DOG-FISH CT, POINCIANA, FL 34759 UNKNOWN TENANT #2, 304 DOG-FISH CT, POINCIANA, FL 34759 YOU ARE NOTIFIED that an action to foreclose to the following properties in Polk County, Florida:

LOT 5, BLOCK 1077, POIN-CIANA NEIGHBORHOOD 4, VILLAGE 7, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 53, PAGES 4 THROUGH 18, IN-CLUSIVE, PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 304 Dogfish Ct, Poinciana, FL 34759



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



CHARLOTTE

charlotteclerk.com

LEE COUNTY

COUNTY

leeclerk.org

COLLIER

COUNTY

collierclerk.com



pinellasclerk.org

POLK COUNTY polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

--- ACTIONS ----

FIRST INSERTION

FLORIDA. TOGETHER WITH 1993 MOBILE HOME VIN NUMBERS GEO72361/723632. 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 Con-gress Ave., Suite 100, Boca Raton, Florida 33487 on or before 4-29-24/ (30 days from Date of First Publica-tion of this Notice) and file the original

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

If you are a person with a disability

who needs any accommodation in or-

der to participate in this proceeding,

you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Office of the Court

Administrator, 255 N. Broadway Av

enue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving this notification if the time before the scheduled ap-

pearance is less than 7 days; if you

are hearing or voice impaired, call

WITNESS my hand and the seal of

this Court at County, Florida, this 19

(2) CONSECUTIVE WEEKS. WITNESS my hand and the seal of this Court at County, Florida, this 22 day of March, 2024 Stacy M. Butterfield

CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Carolyn Mack DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND

SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave.,

Suite 100

Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-164432

Mar. 29; Apr. 5, 2024 24-00469K

IN THE ESTATE OF THOMAS P. NOTICE OF ACTION -CONSTRUCTIVE SERVICE MASON, JR., DECEASED, et. al. IN THE CIRCUIT COURT OF THE Defendant(s), TENTH JUDICIAL CIRCUIT IN AND TO: THE UNKNOWN HEIRS, BEN-FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL DIVISION CASE NO. 2024CA000006 CARRINGTON MORTGAGE OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF THOM-SERVICES LLC, AS P. MASON, JR., DECEASED, whose residence is unknown if he/she/

Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST

NOTICE OF ACTION -

CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY,

FLORIDA

GENERAL JURISDICTION DIVISION

CASE NO.

532024CA000426000000 FINANCE OF AMERICA

BENEFICIARIES, DEVISEES,

Plaintiff, vs. THE UNKNOWN HEIRS,

GRANTEES, ASSIGNEES, LIENORS, CREDITORS,

REVERSE LLC,

TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LUZ M. DIAZ, DECEASED, et. al. Defendant(s).

TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF LUZ M. DIAZ, DECEASED, whose residence is unknown if he/ she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors,

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

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 20, SONORA HEIGHTS,

ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 92. PAGE(S) 22. OF THE PUBLIC RECORDS OF POLK COUNTY,

Defendants, who are not known to be

dead or alive, and all parties having or

to have any right, title or interest in the

property described in the mortgage be-

an action to foreclose a mortgage on the

THE WESTERLY 1/2 OF VA-CATED SEQUOYAH DRIVE

LYING EAST AND ADJACENT

TO LOT 15 OF SEQUOYAH

RIDGE, ACCORDING TO THE

MAP OR PLAT THEREOF AS

RECORDED IN PLAT BOOK

following property: LOT 15, TOGETHER WITH

YOU ARE HEREBY NOTIFIED that

claiming

ing foreclosed herein.

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.

86, PAGE 9, PUBLIC RECORDS

OF POLK COUNTY, FLORIDA.

has been filed against you and you

are required to serve a copy of your

written defenses, if any, to it on counsel for Plaintiff, whose address is

6409 Congress Ave., Suite 100, Boca

Raton, Florida 33487 on or before April 26, 2024/(30 days from Date

of First Publication of this Notice)

and file the original with the clerk

of this court either before service on

Plaintiff's attorney or immediately

thereafter; otherwise a default will be

entered against you for the relief de-

manded in the complaint or petition

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO

day of March, 2024 THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO

(2) CONSECUTIVE WEEKS. CLERK OF THE CIRCUIT COURT Stacy M. Butterfield (SEAL) BY: /s/ Carolyn Mack

DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487

PRIMARY EMAIL: flmail@raslg.com 23-166890 Mar. 29; Apr. 5, 2024 24-00459K

SECOND INSERTION

NOTICE OF SALE OF

ABANDONED PROPERTY

PURSUANT TO SECTION 715.109,

FLORIDA STATUTES

Notice is hereby given that, on April 9, 2024, at 9:00 AM, at 30 East Ln.,

Lk. Alfred, FL 33850, Palm Shores Mo-

bile Village, Inc., pursuant to Section 715.109, Florida Statutes, shall sell at public sale by competitive bidding the

following property abandoned by Ronald E. Pouliot, to wit: A certain 1964 GULF singlewide mobile home, bear-

ing VIN # G12150CK854. The name of

All sales are as-is, where-is, with all

faults, for cash, and subject to any and

all ownership rights, liens, and security interests which have priority under

law. The landlord, pursuant to statute,

reserves the right to bid on the subject

property in an attempt to recover un-

paid storage costs and costs of adver-

tising and sale. Other sales terms and

the former tenant is Ronald E. Pouliot.

SUBSEQUENT INSERTIONS

filed herein.

FIRST INSERTION

--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of TAMRA LEIGH LASSETER, KAREN ABNEY, CLAIRE HAMLIN and DAVID ROGERS, will, on April 3, 2024, at 10:00 a.m., at 412 Lisa Street, Lot #412, Lakeland, Polk County, Florida 33815; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

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

dead, the unknown defendants who

may be spouses, heirs, devisees, grant-

ees, assignees, lienors, creditors, trust-

ees, and all parties claiming an inter-

est by, through, under or against the

1984 CLAR MOBILE HOME, VIN: FLFL1AD387004739, TITLE NO.: 0020709786 and all other personal property located therein

PREPARED BY: J. Matthew Bobo

Lutz. Bobo & Telfair. P.A.

2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236

24-00431K March 22, 29, 2024

---- ESTATE ----

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA Case No. 53-2024-CP-000599-0000-XX PROBATE DIVISION IN RE: ESTATE OF ERNESTO SUAREZ

Deceased. The administration of the estate of

ERNESTO SUAREZ, deceased, whose date of death was November 6, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal 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 deinst decedent's estate must

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-000818 Division Probate IN RE: ESTATE OF

ROBERT SHIRLEY MCFEELEY Deceased. The administration of the Estate of

Robert Shirley McFeeley, deceased, whose date of death was December 7, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

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

All other creditors of the Decedent and other persons having claims or demands against Decedent's Estate must

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2024CP0006690000XX

DIVISION: 14 IN RE: ESTATE OF BERTUDE JULIEN, Deceased.

The administration of the Estate of Bertude Julien, deceased, whose date of death was August 16, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

SECOND INSERTION NOTICE OF SALE OF ABANDONED PROPERTY PURSUANT TO SECTION 715.109. FLORIDA STATUTES

Notice is hereby given that, on April 8, 2024, at 9:00 AM, at 558 Cone Rd., Auburndale, FL 33823, pursuant to Section 715.109, Florida Statutes, shall sell at public sale by competitive bid-ding the following property abandoned by Andrew Lee Hamilton, to wit: A certain 1971 FEST singlewide mobile home, bearing VIN # 0205. The name of the former tenant is Andrew Lee Hamilton.

All sales are as-is, where-is, with all faults, for cash, and subject to any and all ownership rights, liens, and secu-rity interests which have priority under law. The landlord, pursuant to statute, reserves the right to bid on the subject property in an attempt to recover unpaid storage costs and costs of advertising and sale. Other sales terms and conditions may apply and will be announced at the sale March 22, 29, 2024

NOTICE OF SALE OF

SECOND INSERTION

Notice is hereby given that, on April 8, 2024, at 9:00 AM, at 558 Cone Rd., Auburndale, FL 33823, pursuant to Section 715.109, Florida Statutes, shall sell at public sale by competitive bid-ding the following property abandoned by Brenda Howard Losh, to wit: A certain 1980 SKYL singlewide mobile home, bearing VIN # 0161392N. The name of the former tenant is Brenda Howard Losh.

March 22, 29, 2024

--- ESTATE ----

SECOND INSERTION

to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER conditions may apply and will be announced at the sale March 22, 29, 2024 24-00439K

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

Personal Representatives: Marilyn K. Bauer

Winter Haven, Florida 33880 Karen C. Peckham 63 Thistle Down Court

Appleton, WI 54915 Attorney for Personal Representatives: 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

24-00441K

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

File No. 53-2024-CP-000712-0000-XX IN RE: ESTATE OF CHRISTINE E. ANDERSON Deceased.

The administration of the estate of Christine E. Anderson, deceased, whose date of death was February 9, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representatives and the personal repre-

711.

ABANDONED PROPERTY PURSUANT TO SECTION 715.109, FLORIDA STATUTES

All sales are as-is, where-is, with all faults, for cash, and subject to any and all ownership rights, liens, and secu-rity interests which have priority under law. The landlord, pursuant to statute, reserves the right to bid on the subject property in an attempt to recover unpaid storage costs and costs of advertising and sale. Other sales terms and conditions may apply and will be announced at the sale

24-00440K

The date of first publication of this

notice is March 22, 2024.

2105 9th Street SE

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

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

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

The date of first publication of this notice is March 22, 2024.

Personal Representative: Mark E. Clements 310 East Main Street Lakeland, FL 33801 Attorney for Personal Representative: Keifer M. Exum, Esq. Florida Bar No. 1025388 Elder Law Firm of Clements & Wallace, P.L 310 East Main Street Lakeland, FL 33801 Ph: (863) 687-2287 Eml: kexum@mclements.com 2nd Eml: cross@mclements.com March 22, 29, 2024 24-00417K

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

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

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

The date of first publication of this notice is March 22, 2024.

Personal Representative: Robert McFeeley Jr.

5211 Marbella Isle Drive Orlando, Florida 32837 Attorney for Personal Representative: Joshua M. Sachs E-mail Addresses: ims@hendersonsachs.com. michael@hendersonsachs.com Florida Bar No. 24277 Henderson Sachs, PA 8240 Exchange Drive Ste. C6 Orlando, Florida 32809 Telephone: (407) 850-2500 March 22, 29, 2024 24-00416K

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

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

notice is March 22, 2024.

Personal Representative: Clebert Julien c/o: Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Attorney for Personal Representative: Linda Muralt, Esquire Florida Bar No.: 0031129 Bennett Jacobs & Adams, P.A. Post Office Box 3300 Tampa, Florida 33601 Telephone: (813) 272-1400 Facsimile: (866) 844-4703 E-mail: LMuralt@bja-law.com 24-00410K March 22, 29, 2024

sentatives' 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

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case No.: 2024CP-000667-0000XX IN RE: ESTATE OF CLARENCE J. SOCIA a/k/a CLARENCE JOSEPH SOCIA, JR. Deceased.

The administration of the estate of ESTATE OF CLARENCE J. SOCIA a/k/a CLARENCE JOSEPH SOCIA, JR., deceased, whose date of death was February 3, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Box 9000, Drawer CC-4, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR Fax: (863) 293-3051 E-Mail: mturner@straughnturner.com Secondary E-Mail: ahall@straughnturner.com 24-00448K March 22, 29 2024

SECOND INSERTION

All creditors of the Decedent and other persons having claims or de-mands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF FIRST PUBLICATION OF THIS NO-TICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME

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

The date of first publication of this notice: March 22, 2024

Personal Representatives BENJAMIN W. HARDIN, JR.

P.O. Box 3604 Lakeland, FL 33802 ELAINE K. PETERSON

7041 Montreal Drive Lakeland, FL 33810 Attorney for Personal Representatives JULIE LANDRIGAN BALL, ESQUIRE Florida Bar No.: 0768731

Post Office Box 3604 Lakeland, Florida 33802 Telephone: 863-688-5200 Facsimile: 863-686-0777 Primary Email: service@hardinpalaw.com March 22, 29, 2024 24-00445K

BUSINESS BUSINESS BUSINESS

PUBLISH YOUR LEGAL NOTICE

Call **941-906-9386** and select the a name from the r

or email legal@businessobserverfl.com

NOTICE OF SALE

IN THE COUNTY COURT OF THE

10TH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA

CASE NO: 2023-CC-002853

MADISON PLACE TOWNHOMES

ASSOCIATION, INC., a not-for-

LINDA PAULINE INGBER: AND

NOTICE IS HEREBY GIVEN that.

pursuant to the Final Judgment en-

tered in this cause, in the County Court

of Polk County, Florida, Stacy But-terfield Clerk of Court, will sell all the

property situated in Polk County, Flor-

Lot 247, MADISON PLACE

PHASE 2, according to the Plat

thereof as recorded in Plat Book

181, Pages 24 through 27, inclu-

sive, of the Public Records of

profit Florida corporation,

Plaintiff, vs. LINDA PAULINE INGBER;

UNKNOWN SPOUSE OF

UNKNOWN TENANT(S),

Defendants.

ida described as:

POLK COUNTY

--- SALES ----

SECOND INSERTION

Polk County, Florida, and any subsequent amendments to the aforesaid

A/K/A 1136 Merrill St., Davenport, FL 33837 at public sale, to the highest and best bidder, for cash, via the Internet at www.polk.realforeclose.com at 10:00

A.M. on April 11, 2024 IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDG-MENT.

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

SECOND INSERTION

QUICKEN LOANS, LLC, Plaintiff and

MELINDA SHEEHAN; WEST HAV-

EN HOMEOWNER'S ASSOCIATION,

INC. are defendants, Stacy M. But-

terfield, Clerk of Court, will sell the

property at public sale at www.polk.real

foreclose.com beginning at 10:00 AM

on April 29, 2024 the following de-

scribed property as set forth in said Fi-

LOT 84, SANCTUARY AT

WEST HAVEN, ACCORD-ING TO THE MAP OR PLAT

THEREOF, AS RECORDED

IN PLAT BOOK 113, PAGE(S)

12 THROUGH 14, INCLUSIVE,

OF THE PUBLIC RECORDS

OF POLK COUNTY, FLORIDA.

Property Address: 828 Kil-

drummy Dr, Davenport, Florida

ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM

THE SALE, IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF

THE DATE OF THE LIS PENDENS

MUST FILE A CLAIM BEFORE THE

CLERK REPORTS THE SURPLUS AS

THE COURT, IN ITS DISCRETION,

nal Judgment, to-wit:.

33896

UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. MANKIN LAW GROUP By /s/ Brandon K Mullis BRANDON K. MULLIS, ESQ. Attorney for Plaintiff E-Mail: Service@MankinLawGroup.com2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727) 725-0559 FBN: 23217 March 22, 29, 2024 24-00442K

MAY ENLARGE THE TIME OF THE

SALE. NOTICE OF THE CHANGED

TIME OF SALE SHALL BE PUB-

If you are a person with a disabil-

ity who needs any accommodation in

order to participate in this proceed-

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

to the provision of certain assistance.

Please contact the Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

scheduled court appearance, or imme-

diately upon receiving this notification if the time before the scheduled ap-

pearance is less than 7 days; if you

are hearing or voice impaired, call 711.

ftlrealprop@kelleykronenberg.com

Kelley Kronenberg

10360 West State Road 84

Fort Lauderdale, FL 33324

Phone: (954) 370-9970

Fax: (954) 252-4571

Service E-mail:

/s/ Jordan Shealy

Jordan Shealy, Esq.

LISHED AS PROVIDED HEREIN.

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2023CA006227000000 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. LOIS SEILER A/K/A LOIS M.

NOTICE OF FORECLOSURE SALE.

SEILER, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 6, 2024, and entered in 2023CA006227000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and LOIS SEILER A/K/A LOIS M. SEILER; UNKNOWN SPOUSE OF LOIS SEILER A/K/A LOIS M. SEILER are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.real-

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45,

FLORIDA STATUTES IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO .: 2023CA00528000000 GRANITE HILLS VENTURES, LLC SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE OF TEXTBOOK HOLDINGS TRUST, Plaintiff, vs. HOPE RISE DEVELOPMENT LLC; EMMANUEL MOHAMMED, INDIVIDUALLY AS GUARANTOR; WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE ASPEN **INCOME TRUST; TERRY ROBERTS SITE WORK, INC.;** GRASCO, LLC A/K/A GRASCO

LLC; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE

to wit: LOT 80, LAKEVIEW PARK,

ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 50, PAGE(S) 41, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 80 GARRI-SON LN, FROSTPROOF, FL 33843

SECOND INSERTION

foreclose.com, at 10:00 AM, on April

09. 2024, the following described prop-

erty as set forth in said Final Judgment,

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court

SECOND INSERTION

OF TEXTBOOK HOLDINGS TRUST is the Plaintiff and HOPE RISE DE-VELOPMENT LLC; EMMANUEL MOHAMMED. INDIVIDUALLY AS GUARANTOR; WILMINGTON SAVINGS FUND SOCIETY, FSB, AS OWNER TRUSTEE OF THE ASPEN INCOME TRUST; TERRY ROBERTS SITE WORK, INC.; GRASCO, LLC A/K/A GRASCO LLC; ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UN-KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are the Defendants, Stacy M. Butterfield, the Polk County Clerk of Courts & Country Comptroller, will sell to the highest and best bidder for cash online at the following website: www.polk.realforeclose.com beginning at 10:00 a.m. ET on April 15, 2024 in accordance with Chapter 45, Florida Statutes, the following described property in Polk County, Florida, as set forth in the Final Judgment, to wit:

LOT 2, FANTASY ISLAND RE-SORT ORLANDO, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 190, PAGE 45, PUBLIC RECORDS OF POLK COUNTY, FLORIDA PARCEL ID:

27-26-12-703512-000020. THE SALE WILL BE MADE PURSU-

IF THIS PROPERTY IS SOLD AT

SECOND INSERTION

MIDLAND FUNDING LLC; UN-KNOWNTENANT #1 N/K/A PAU-LINO CHIMCHILLA; UNKNOWN TENANT #2 N/K/A FERNANDO ZAMORA; ANY AND ALL UN-KNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-ANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield. CPA will sell to the highest bidder for cash at www.polk.real foreclose.com on April 16, 2024 at Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 19 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\Amanda Murphy_ Amanda Murphy, Esquire Florida Bar No. 81709 Communication Email: am and a.murphy @raslg.com23-116214 - NaP March 22, 29, 2024 24-00437K

IF YOU ARE A SUBORDINATE

LIENHOLDER CLAIMING A RIGHT

TO FUNDS REMAINING AFTER

THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT

BE ENTITLED TO ANY REMAINING

ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM

THE SALE, IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF

THE DATE OF THE LIS PENDENS

MUST FILE A CLAIM BEFORE THE

CLERK REPORTS THE SURPLUS AS

If you are a person with a disability

who needs any accommodation in or-der to participate in this proceeding,

you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

MENT.

FUNDS.

UNCLAIMED.

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA CASE NO.: 2022CA003066000000 ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,

Plaintiff, v. MELINDA SHEEHAN; UNKNOWN SPOUSE OF MELINDA SHEEHAN; WEST HAVEN HOMEOWNER'S ASSOCIATION, INC.: ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN **TENANT #1; UNKNOWN TENANT** #2,

Defendant(s),

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated March 13, 2024 entered in Civil Case No. 2022CA003066000000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A

SECOND INSERTION NOTICE OF SALE AS TO:

IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.

53-2022-CA-004345-0000-00 HOLIDAY INN CLUB VACATIONS INCORPORATED

Plaintiff, vs. COLLIER ET AL.,

Defendant(s).

Notice is hereby given that on 4/18/24 at 10:00 a.m. Eastern time at www. polk.realforeclose.com,, Clerk of Court, Polk County, Florida, will offer for sale the following described real property:

An undivided interest as tenantin-common as defined below in and to the below Unit No., Use Period No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort") , according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively (the "Declaration"), with the exclusive right to occupy the Unit during the Use PeSUSAN L. FANSKA AND ANY AND UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIM-ANTS OF SUSAN L. FANSKA Interest 1.923% , Use Period No./Unit No. 49/0104, Building1,

COUNT IV DONNA HALE, LLOYD HALE AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LLOYD HALE Interest 1.923%, Use Period

F,

SHAMEKA L. HODGE HOL-LAND A/K/A SHAMEKA HODGE HOLLAND AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SHAMEKA L. HODGE HOLLAND A/K/A SHAMEKA HODGE HOL-LAND Interest 1.923%, Use Period

No./Unit No. 32/0038, Building E, COUNT VI

BLAIR N. ISENBERG AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTH-ER CLAIMANTS OF BLAIR N.

Interest 1.923% , Use Period No./Unit No. 46/0064, Build-

SMITH AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIM-ANTS OF JON B. SMITH Interest 1.923% , Use Period No./Unit No. 5/0046, Building F,

AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CLARENCE SPURS JR Interest 1.923%, Use Period

No./Unit No. 19/0012, Building

The aforesaid sales will be made pursu-

Any person claiming an interest in than the property owner as of the date within 1 year after the sale.

COUNT IX

ing H, <u>COUNT X</u> MARILYN L. SMITH, JON B.

<u>COUNT XI</u> BRIDGETT SPURS, CLAR-ENCE SPURS JR AND ANY

Β.

ant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 53-2022-CA-004345-0000-00

the surplus from the sale, if any, other of the lis pendens must file a claim

FBN: 1039538 File No: CK22005-JMV March 22, 29, 2024 24-00428K

COUNT III

No./Unit No. 3/0047, Building COUNT V

JOHN PICARD AND ANY AND ALL UNKNOWN HEIRS, DE-VISEES AND OTHER CLAIM-ANTS OF JOHN PICARD

DEAD OR ALIVE. WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER

CLAIMANTS, Defendants. NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment entered on

December 12, 2023 and the Order Granting Plaintiff's Emergency Motion for an Order Cancelling March 15, 2024 Foreclosure Sale and Rescheduling Foreclosure Sale for April 15, 2024 entered on March 14, 2024 in Civil Case Number 2023CA005280000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida wherein GRANITE HILLS VENTURES, LLC SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE

NOTICE OF FORECLOSURE SALE

PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY.

FLORIDA

CASE NO.: 2022CA001001000000

DEUTSCHE BANK TRUST

COMPANY AMERICAS, AS

ACCREDIT LOANS, INC.,

SERIES 2006- QS17,

Plaintiff, VS.

TRUSTEE FOR RESIDENTIAL

MORTGAGE ASSET-BACKED

JESUS OQUENDO; GEMMA

LLC; UNKNOWNTENANT #1

N/K/A PAULINO CHIMCHILLA;

PASS-THROUGH CERTIFICATES,

OQUENDO A/K/A GEMMA PENA

OQUENDO; MIDLAND FUNDING

ANT TO THE FINAL JUDGMENT.

PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THE FINAL JUDG-

10:00:00 AM EST the following de-

NORTH 89° 53' 25" EAST 290.40 FEET TO AN IRON ROD, THENCE NORTH 0° 16' 39" WEST 150.00 FEET TO AN IRON ROD BEING THE POINT OF BEGINNING, SUBJECT TO AN EASEMENT TO FLORIDA POWER COR-PORATION DATED 6/13/51 RECORDED 9/12/51 IN DEED BOOK 912, PAGE 291 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability

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: March 19, 2024 /s/ Ashland R. Medley, Esquire Ashland R. Medley, Esquire/ FBN: 89578 ASHLAND MEDLEY LAW, PLLC 3111 North University Drive, Suite 718, Coral Springs, FL 33065 Telephone: (954) 947-1524/ Fax: (954) 358-4837

Designated E-Service Address: FLEservice@AshlandMedleyLaw.comAttorney for the Plaintiff

March 22, 29, 2024 24-00444K

riod below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto.

<u>COUNT I</u> A J COLLIER, PATRICIA R. COLLIER AND ANY AND ALL UNKNOWN HEIRS, DEVI-SEES AND OTHER CLAIM-ANTS OF PATRICIA R. COL-LIER

Interest 1.923% , Use Period No./Unit No. 28/0108,Building 1.

COUNT II

ROBERT E. EMBRY AND ANY AND ALL UNKNOWN HEIRS. DEVISEES AND OTHER CLAIMANTS OF ROBERT E. EMBRY, LETA M. EMBRY AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF LETA M. EMBRY Interest 1.923% , Use Period No./Unit No. 21/0044, Building F,

ISENBERG, TOMMIE J. ISEN-BERG AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF TOMMIE J. ISENBERG Interest 1.923% , Use Period No./Unit No. 25/0002, Building A,

<u>COUNT VII</u> RUTH LONG, ROGER LONG AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF ROGER LONG Interest 1.923% , Use Period No./Unit No. 24/0027, Building D,

<u>COUNT VIII</u> BRYNISHA OWENS-GAGE, SHERRIA OWENS A/K/A SHERRIA LENA OWENS, CARLA A. TOMPKINS-PER-RY AND ANY AND ALL UN-KNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF CARLA A. TOMPKINS-PERRY Interest 1.923% , Use Period No./Unit No. 23/0025, Building D,

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

DATED this March 14, 2024, JERRY E. ARON, P.A. /s/ Jerry E. Aron Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101 801 Northpoint Parkway, Suite 64 West Palm Beach, FL 33407 Telephone (561) 478-0511 jaron@aronlaw.com meyans@aronlaw.com March, 22, 29, 2024 24-00427K

UNKNOWN TENANT #2 N/K/A FERNANDO ZAMORA; 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 March 12, 2024 in Civil Case No. 2022CA001001000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County Florida, wherein, DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE FOR RESIDENTIAL AC-CREDIT LOANS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES. SERIES 2006-QS17 is the Plaintiff, and JESUS OQUENDO; GEMMA OQUENDO A/K/A GEMMA PENA OQUENDO;

scribed real property as set forth in said Final Judgment, to wit:

LOT 21, BLOCK 1 OF UNRE-CORDED RESUBDIVISION OF PART OF WEBSTER AND OMOHUNDRO SUBDIVI-SION LOCATED IN SECTION 8, TOWNSHIP 28 SOUTH, RANGE 23 EAST AND RE-CORDED IN PLAT BOOK 3, PAGE 81 OF OFFICIAL RE-CORDS OF POLK COUNTY, FLORIDA, BEING MORE SPECIFICALLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST COR-NER OF NW 1/4 OF SECTION 8. TOWNSHIP 28 SOUTH. RANGE 23 EAST, AND RUN-NING NORTH 89° 47' 39" WEST 30.0 FEET TO A POINT, THENCE ALONG WALKER ROAD R/W, SOUTH 0° 16' 39" EAST 2120.30 FEET TO THE POINT OF BEGINNING, THENCE SOUTH 89° 53' 25" WEST 290.40 FEET TO AN IRON ROD, THENCE SOUTH 0°16'39" EAST 150.00 FEET TO AN IRON ROD, THENCE

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

Dated this 18 day of 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 Digitally signed by Zachary Ullman Date: 2024.03.18 09:02:14-04'00' By: Zachary Ullman FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1271-1517B March 22, 29, 2024 24-00426K



CALL 941-906-9386

and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com



--- ESTATE ----

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA CASE 2024 CP 0498

IN RE THE ESTATE OF BETTY JEAN ELINICH, Deceased. The administration of the Estate of BETTY JEAN ELINICH, deceased, whose date of death was January 26, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021 applies with respect to the Personal Representative and any attorney employed by the

Personal Representative. All creditors of the Decedent and other persons having claims or demands against Decedent's estate, including unmatured, contingent, or unliquidated claims, on whom a copy of this Notice is served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2023-CP-004719-0000-XX IN RE: ESTATE OF ALAN RYAN MONETTE Deceased.

The administration of the estate of Alan Ryan Monette, deceased, whose date of death was December 16, 2022, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830 . The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2024-CP-000463-0000-XX IN RE: ESTATE OF RONALD ROBERT SHIARLA

Deceased.

The administration of the estate of Ronald Robert Shiarla, deceased, whose date of death was March 16. 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the per-sonal representative's attorney are set forth below.

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

OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons having claims or demands against Decedent's estate, 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 FOREV-ER BARRED.

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

curred on March 22, 2024 DENISE ONEY

Personal Representative ROBERT T. MAGILL, ESQUIRE Florida Bar #64371 MAGILL LAW OFFICES Post Office Box 922 Orlando, Florida 32802 Telephone: (407) 614-4509 Email: robert@magill-law.com Attorney for Personal Representative 24-00429K March 22, 29, 2024

SECOND INSERTION

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

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

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

notice is March 22, 2024 Personal Representative:

Cassandra Joell Monette 1104 Windhorst Ridge Dr. Brandon, Florida 33510 Attorney for Personal Representative: Cyrus Malhotra, Attorney Florida Bar Number: 0022751 3903 Northdale Blvd., Suite 100E Tampa, FL 33624 Telephone: (813) 902-2119 Fax: (727) 290-4044 E-Mail: filings@FLprobatesolutions.com Secondary E-Mail:

sandra@FLprobatesolutions.com March 22, 29, 2024 24-00438K

SECOND INSERTION

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

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

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

The date of first publication of this notice is March 22, 2024. Personal Representative: Tommie Davis

5450 SW 116th Avenue Miami, Florida 33165 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

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

CASE NO. 2018CA000971000000 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BC4, 2007-BC4, Plaintiff, vs. WILFREDO SELPA; NINOSHKA MATOS A/K/A NINOSHKA M. MATOS A/K/A NINOSHKA M.

MATOS RODRIGUEZ, ET AL.:. et al. Defendants

NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling the Foreclosure Sale dated March 7. 2024, and entered in Case No. 2018CA000971000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORA-TION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-BC4, is Plaintiff and WILFREDO SELPA; NINOSHKA MATOS A/K/A NINOSH-KA M. MATOS A/K/A NINOSHKA M. MATOS RODRIGUEZ; FLORIDA PINES HOMEOWNERS ASSOCIA-TION, INC.; POLK COUNTY TAX COLLECTOR, STATE OF FLORIDA; UNIVERSAL CONTRACTING, are defendants. Stacy M. Butterfield, Clerk of the Circuit Court for POLK County, Florida will sell to the highest and best

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: CASE NO.: 2023CA00492000000 NATIONSTAR MORTGAGE LLC PLAINTIFF, VS. VALENTINE VILLARREAL A/K/A VALENTIN CELESTE VILLARREAL, LAURA VILLARREAL-REYNOLDS ET AL., DEFENDANTS. NOTICE IS HEREBY GIVEN pursuant

to Final Judgment of Foreclosure dated the 7th day of March, 2024, and entered in Case No. 2023CA004920000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Nationstar Mortgage LLC is the Plaintiff and VALENTINE VILLARREAL A/K/A VALENTIN CELESTE VILLARREAL, DELORES CHRISTINA HUERTA A/K/A DE-LORES CHRISTINA VILLARREAL, UNKNOWN SPOUSE OF DELORES CHRISTINA HUERTA A/K/A DE-LORES CHRISTINA VILLARREAL, EMILIO VILLARREAL, ANGIE VIL-LARREAL-LEACH A/K/A ANGELITA VILLARREAL, UNKNOWN SPOUSE OF ANGIE VILLARREAL-LEACH A/K/A ANGELITA VILLARREAL N/K/A EDWARD LEACH, LAURA VILLARREAL-REYNOLDS, AND UNKNOWN SPOUSE OF LAURA VILLARREAL-REYNOLDS N/K/A TIM REYNOLDS are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on the 11th day of April, 2024, the following described property as set forth in said Final Judgment, to

LOTS 277 AND 278 OF HUNDRED LAKES

SECOND INSERTION bidder for cash via the Internet at www. polk.realforeclose.com, at 10:00 a.m., on the 23RD day of APRIL, 2024, the following described property as set forth in the final judgment, to wit: LOT 171, FLORIDA PINES PHASE 1, ACCORDING TO THE PLAT THEREOF AS RE-

--- ACTIONS / SALES ----

CORDED IN PLAT BOOK 111, PAGE(S) 44 THROUGH 46. OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow. Florida 33830, (863) 534-4686. at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 19th day of March, 2024.

VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Mark Elia Mark C. Elia, Esq. Bar Number: 695734

PHH4842-17/sap March 22, 29, 2024 24-00443K

CORPORATION'S SUBDIVI-SION, INWOOD UNIT NO. 6, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN

THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 14, PAGES 2, 2A AND 2B. 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 Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this document; if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 14th day of March, 2024. By: /s/ Liana R. Hall Liana R. Hall Bar No. 73813 Submitted by: Miller, George & Suggs, PLLC ATTORNEY FOR PLAINTIFF 210 N. University Drive, Suite 900 Coral Springs, FL 33071 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 ESERVICE@MGS-LEGAL.COM 23FL935-0080 24-00415K March 22, 29, 2024

SECOND INSERTION

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

CASE 2024 CP 0498 IN RE THE ESTATE OF BETTY JEAN ELINICH, Deceased.

The administration of the Estate of BETTY JEAN ELINICH, deceased, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The file number for the estate is noted above. The Estate is testate and the date of the Decedent's Last Will and Testament is December 20, 2022.

The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021 applies with respect to the Personal Representative and any attorney employed by the Personal Representative.

Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will, venue or the jurisdiction of the court must be

filed no 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 432.2135(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. DENISE ONEY

Personal Representative

ROBERT T. MAGILL, ESQUIRE Florida Bar #64371 MAGILL LAW OFFICES Post Office Box 922 Orlando, Florida 32802 Telephone: (407) 614-4509 Email: robert@magill-law.com Attorney for Personal Representative March 22, 29, 2024 24-00430K

SECOND INSERTION

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

CASE NO.: 532023CA005973000000

TRACY GERALDINE DELANO THOMAS F/K/A TRACY G. DEAN, Plaintiff. vs. ALEJO TRONCO DIAZ,

Defendant. TO: ALEJO TRONCO DIAZ; Whose last known residence(s) is/are: 211 144th Ave., Apt. 5, Madeira Beach, FL 33708

YOU ARE NOTIFIED that an action to partition the following property in Polk County, Florida:

THE EASTERLY 20.0 FEET OF LOT 20 AND ALL OF LOT 21, BLOCK 5, MAP OF EDGE-WOOD PARK, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE(S) 2, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. PARCEL I.D.: 23-28-22-093500-005201 A/K/A 2405 LEBANON RD.,

LAKELAND, FL 33815

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on TRACY GERALDINE DELANO THOMAS F/K/A TRACY G. DEAN c/o Corev W. Szalai, Esq., Corey Szalai Law, PLLC, the Plaintiff's attorney, whose address is 10333 Seminole Blvd., Unit 2, Semi-

nole, FL 33778, (727) 300-1029, or by email at corey@cslawpllc.com, on or before April 22, 2024, and file the original with the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

DATED at Polk County this 14 day of March, 2024.

Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By /s/ Carolyn Mack

Deputy Clerk Corev W. Szalai, Esq. Corey Szalai Law, PLLC, Plaintiff's attorney 10333 Seminole Blvd., Unit 2, Seminole, FL 33778 (727) 300-1029 corey@cslawpllc.com Mar. 22, 29; Apr. 5, 12, 2024 24-00414K

SECOND INSERTION

LOGS LEGAL GROUP LLP, Attorneys

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

All other creditors of the decedent and other persons having claims or deE-Mail: mturner@straughnturner.com Secondary E-Mail: ahall@straughnturner.com March 22, 29, 2024 24-00432K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2024-CP-000791-0000-XX IN RE: ESTATE OF MARY HELEN MOSS Deceased.

The administration of the estate of Mary Helen Moss, deceased, whose date of death was February 2, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

NOTWITHSTANDING THE TIME 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: Dominic J. Cardone, Sr. 1333 Windsong Drive Lakeland, Florida 33811 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 24-00433K March 22, 29, 2024

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA PROBATE DIVISION File No. 2024CP0009090000XX IN RE: ESTATE OF PACITA BRISSEL, Deceased. The administration of the estate of

PACITA BRISSEL, Deceased, whose date of death was January 31, 2024, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N Broadway Ave. Bartow, Fl. 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is March 22, 2024. Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 165 Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com March 22, 29, 2024 24-00422K

CONSTRUCTIVE SERVICE PERSONAL PROPERTY IN THE COUNTY COURT OF POLK COUNTY, FLORIDA Case No: 2023CC006484000000 Ally Bank

NOTICE OF ACTION

Besner Janvier Defendant(s).

TO: Besner Janvier: LAST KNOWN ADDRESS: 1864 Emily Dr., Winter Haven, FL 33884 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that a complaint for monetary damages and writ of replevin on personal property arising from contract has been commenced to recover possession of the following personal property, last known to be located in Polk County, Florida, more particularly described as follows: 2019 Toyota Tundra (VIN No:

5TFEM5F11KX141192) This action has been filed against you and you are required to serve a copy of your written defense, if any, upon

for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, before twenty (28) days after the 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.

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

WITNESS my hand and seal of this Court on the 18 day of March, 2024. Default Date 4-25-24

Stacy M. Butterfield Circuit and County Courts (SEAL) By: /s/ Carolyn Mack Deputy Clerk

LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, 750 Park of Commerce Blvd., Suite 130 Boca Raton, FL 33487 23-329372 RP01 AYL Mar. 22, 29; Apr. 5, 12, 2024 24-00447K

--- ESTATE ----

County, Florida, begin 115 feet

East and 300 feet North of the

SW corner of said Block 7H, run

thence North 50 feet, East 100

feet, South 50 feet, West 100 feet

to the Point of Beginning. a/k/a

208 Pine St, Dundee, FL 33838.

has been filed against you and you are

required to serve a copy of your written

defenses, if any, to it on Isaac Manzo,

of Manzo & Associates, P.A., Plaintiff's

attorney, whose address is 4767 New

Broad Street, Orlando, FL 32814, tele-

phone number (407) 514-2692, on or

before 04/08, 2024, and file the original with the Clerk of this Court either

before service on Plaintiff's attorney

or immediately thereafter; otherwise a

default will be entered against you for

the relief demanded in the Complaint

If you are a person with a disability

who needs any accommodation in or-

der to participate in this proceeding,

you are entitled, at no cost to you,

or petition.

--- ACTIONS ----

FOURTH INSERTION

NOTICE OF ACTION BEFORE THE DIVISION OF PARI-MUTUEL WAGERING IN RE: Sections 550.105(5)(b), and 550.105(10)(d) Florida Statutes. CHRISTIAN SANTIAGO REYES 2727 Massee Drive Davenport, Florida 33837 CASE NO.: 2023-048247 LICENSE NO.: 8474496 The Florida Gaming Control Commission has filed an Administrative Complaint against you, a copy of which may be obtained by contacting Ebonie Lanier, Administrative Assistant III, Office of the General Counsel, Florida Gaming Control Commission, 4070 Esplanade Way, Suite 250, Tallahassee, FL 32399, (850) 794-8072.

If no contact has been made by you concerning the above by Thursday, April 5, 2024, the matter of the Administrative Complaint will be presented to the Florida Gaming Control Commission at the next public meeting for final agency action.

In accordance with the Americans with Disabilities Act, persons needing special accommodation to participate in this proceeding should contact the individual or agency sending notice no later than seven days prior to the proceeding at the address given on notice. Telephone: (850) 257- 6097; 1-800-955-8771 (TDD) or 1-800-955-8770 (v), via Florida Relay Service. March 8, 15, 22, 29, 2024

24-00360K

cuit Court of the Tenth Judicial Circuit,

Polk County, Florida, and you are re-

quired to serve a copy of your written

defenses to the Complaint, if any, to

Gregory A. Sanoba, Esquire, 422 South Florida Avenue, Lakeland, Florida

33801, on or before April 17, 2024, and

file the original with the Clerk of this

Court either before service on Plain-

tiff's attorney or immediately thereaf-

ter; otherwise, a default will be entered

against you for the relief demanded in

ity who needs any accommodation in

order to participate in this proceed-ing, you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Office of the Court

Administrator, 255 N. Broadway Ave-

nue, Bartow, Florida 33830, (863) 534-

4686, at least 7 days before your sched-

uled court appearance, or immediately

upon receiving this notification if the

time before the scheduled appearance

is less than 7 days; if you are hearing or

attorney, whose address is 4767 New

Broad Street, Orlando, FL 32814, tele-

phone number (407) 514-2692, on or

before April 8, 2024, and file the origi-

nal with the Clerk of this Court either

before service on Plaintiff's attorney

or immediately thereafter; otherwise a

default will be entered against you for

the relief demanded in the Complaint

If you are a person with a disabil-

ity who needs any accommodation in

order to participate in this proceed-

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

to the provision of certain assistance.

Please contact the Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your scheduled court appearance, or imme-

diately upon receiving this notification

if the time before the scheduled ap-

pearance is less than 7 days; if you

are hearing or voice impaired, call 711.

Stacy M. Butterfield

As Deputy Clerk

24-00364K

Clerk of the Circuit Court

(SEAL) By: /s/ Carolyn Mack

Dated this 1 day of March 2024.

of Manzo & Associates, P.A.,

telephone number (407) 514-2692

or petition.

STACY M. BUTTERFIELD

Clerk of the Court

By: Deputy Clerk

24-00400K

voice impaired, call 711.

DATE: March 11, 2024

Gregory A. Sanoba, Esquire,

422 South Florida Avenue,

Mar. 15, 22, 29; Apr. 5, 2024

Lakeland, Florida 33801

If you are a person with a disabil-

the Complaint.

THIRD INSERTION

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

Case No.: 2024-CA-000638 MONTGOMERY RETIREMENT

GROUP, LLC,

Plaintiff, vs. ESTATE OF MARTHA K. HOLLOWAY; UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF MARTHA K. HOLLOWAY: UNKNOWN HEIRS OF THE ESTATE OF MARTHA K. HOLLOWAY; AND KYLE D. BURKE,

TO: ESTATE OF MARTHA K. HOL-LOWAY, UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF MARTHA K. HOLLOWAY, AND UNKNOWN HEIRS OF THE ESTATE OF MARTHA K. HOLLOWAY

YOU ARE HEREBY NOTIFIED that an action to foreclose on the following real property in Polk County. Florida: Lot 65, COLONNADES PHASE ONE, a subdivision according to

the plat thereof recorded in Plat Book 82, Page 36, of the Public Records of Polk County, Florida. Parcel ID No.: 23-29-11-139766-000650

Property Address: 4965 Goldenview Lane, Lakeland, Florida 33811

has been filed against you in the Cir-

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY, FLORIDA CASE No.: 2023CA00706000000 1320 LLC, Plaintiff, vs. THE ESTATE OF MARY K. TOMLIN, BRENDA TOMLIN, deceased and all others claiming by, through and under BRENDA TOMLIN, deceased, KEITH TOMLIN, deceased and all others claiming by, through and under KEITH TOMLIN, deceased and MICHAEL CLARKE, as heir of THE ESTATE OF MARY K. TOMLIN, Defendant,

TO: BRENDA TOMLIN, deceased and all others claiming by, through and under BRENDA TOMLIN, deceased and KEITH TOMLIN, deceased and all others claiming by, through and under KEITH TOMLIN, deceased

YOU ARE NOTIFIED that an action to quiet the title on the following real property in Polk County, Florida:

Lot 5, Block B, DEERWOOD, according to plat thereof as re-corded in Plat Book 4B, Page 49, of the Public Records of Polk County, Florida, LESS AND EX-CEPT the West 100 feet a/k/a 1320 40th St NW, Winter Haven, FL 33881.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Isaac Manzo, of Manzo & Associates, P.A., Plaintiff's

> SECOND INSERTION NOTICE OF ACTION A/K/A Address: 5991 Waverly

Isaac Manzo.

Plaintiff's attorney,

Orlando, FL 32814,

4767 New Broad Street,

March 8, 15, 22, 29, 2024

NOTICE OF ACTION IN THE CIRCUIT COURT, IN AND FOR POLK COUNTY. FLORIDA CASE No.: 2024CA000745000000

JONATHAN L. MONROE AND TAKEERA A. COLEMAN, Plaintiff,

BERTHA ALLEN, deceased and all others claiming by, through and under BERTHA ALLEN, deceased, ANNIE SCOTT, deceased and all others claiming by, through and under ANNIE SCOTT, deceased. SHIRLEY WEBBER, deceased and all others claiming by, through and under SHIRLEY WEBBER. deceased, FRED TOMLIN, deceased and all others claiming by, through and under FRED TOMLIN. deceased AND ELIJAH TOMLIN, JR., deceased and all others claiming by, through and under ELIJAH TOMLIN, JR., deceased,

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 2023CA-007054-0000-00 FREEDOM MORTGAGE CORPORATION PLAINTIFF, VS. LUIS RENE ORTIZ BURGOS A/K/A LUIS R. ORTIZ BURGOS, LUZ ENEIDA GONZALEZ, HAINES RIDGE HOMEOWNERS ASSO-CIATION, INC., AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, DEFENDANT(S). TO: LUZ ENEIDA GONZALEZ Last Known Address: 347 GLADES-DALE ST, HAINES CITY, FL 33844 Current Residence: UNKNOWN

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2023CA00638000000 SELENE FINANCE LP, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLARD ARON RICE A/K/A WILLARD AARON RICE, DECEASED, et. al. Defendant(s), TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES. CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION Case #: 2023CA007015000000

DIVISION: 15 U.S. Bank Trust Company, National Association, as Trustee, successor in interest to U.S. Bank National Association, as Trustee for Yale Mortgage Loan Trust, Series 2007-1 Plaintiff, -vs.-

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Barbaretta Miller Smith a/k/a Barbaretta M. Smith a/k/a

Defendant,

TO: BERTHA ALLEN, deceased and all others claiming by, through and un-der BERTHA ALLEN, deceased, AN-NIE SCOTT, deceased and all others claiming by, through and under ANNIE SCOTT. deceased. SHIRLEY WEB-BER, deceased and all others claiming by, through and under SHIRLEY WEBBER, deceased, FRED TOMLIN, deceased and all others claiming by, through and under FRED TOMLIN. deceased AND ELIJAH TOMLIN, JR., deceased and all others claiming by, through and under ELIJAH TOMLIN, JR., deceased, YOU ARE NOTIFIED that an action

to quiet the title on the following real property in Polk County, Florida: That part of Block 7H of W.J.

Howey Land Company's First Addition to Dundee, according to the map or plat thereof, as recorded in Plat Book 4A. Page(s) 41, of the Public Records of Polk

SECOND INSERTION

FOURTH INSERTION

TO: UNKNOWN TENANT IN POS-SESSION OF THE SUBJECT PROP-ERTY Last Known Address: 347 GLADES-DALE ST, HAINES CITY, FL 33844 Current Residence: UNKNOWN TO: LUIS RENE ORTIZ BURGOS A/K/A LUIS R. ORTIZ BURGOS Last Known Address: 347 GLADES-DALE ST. HAINES CITY, FL 33844 Current Residence: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 105, HAINES RIDGE PHASE 1, AS RECORDED IN PLAT BOOK 150, PAGES 7 THROUGH 11, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, TOGETHER WITH AFFIDA-VIT OF SURVEYOR RECORD-ED IN OFFICIAL RECORDS

SECOND INSERTION

TEREST IN THE ESTATE OF WIL-LARD ARON RICE A/K/A WILLARD AARON RICE, DECEASED,

whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming

to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 28, WOLF RUN 1ST AD-

DITION ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 80, PAGE 26, PUBLIC RE-CORDS OF POLK COUNTY. FLORIDA. AND THAT CER-

SECOND INSERTION

Alonzo Miller, Jr. a/k/a Walter A. Miller, Jr. a/k/a Walter Alonzo Miller; Unknown Spouse of Johnnie Lorenzo Miller a/k/a Johnnie L. Miller; Unknown Spouse of LaToshia Ann Allen a/k/a LaToshia A. Allen a/k/a LaToshia Allen f/k/a LaToshia Ann Pullum f/k/a LaToshia Miller; Unknown Spouse of Kenneth Leonard Pullum a/k/a Kenneth L. Pullum a/k/a Kenneth Miller; Unknown Spouse of Calvinetta Denise Pullum a/k/a Calvinetta D. Pullum a/k/a Calvinetta Pullum; Unknown Spouse of Calvin R. Pullum, Jr. a/k/a Calvin Renard Pullum a/k/a Calvin R. Pullum: **Unknown Spouse of Earl Bernard** Miller, Jr.; Unknown Spouse of Danita D. Miller; Unknown Spouse of Gerome Tyrone Smith, Sr. a/k/a Gerome T. Smith, Sr. a/k/a Gerome Tyrone Smith a/k/a Gerome Smith; Clerk of Circuit Court of Polk County, Florida: State of Florida: Guerline Jasmin; Kenneth C. May; Portfolio Recovery Associates, LLC; City of Lakeland, Florida; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s). TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Barbaretta Miller Smith a/k/a Barbaretta M. Smith a/k/a Barbaretta Smith f/k/a Barbaretta Miller Pullum f/k/a Barbaretta M. Pullum and f/k/a Barbaretta Miller, Deceased, and All Other Person Claiming By and Through, Under, Against The Named Defendant(s): LAST KNOWN AD-DRESS: UNKNOWN, Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Earl Bernard Miller, Sr. a/k/a Earl B. Miller, Sr. a/k/a Earl Bernard Miller, Deceased, and All Other Person Claiming By and Through, Under, Against The Named

Defendant(s): LAST KNOWN AD-

DRESS: UNKNOWN, Unknown Heirs,

Devisees, Grantees, Assignees, Credi-

BOOK 7792, PAGE 661, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before April 19, 2024, within or before a date at least thirty (30) days after the first publication of this Notice in The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately therafter; otherwise, a default will be entered against you for the relief demanded in the complaint

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

TAIN 1992 CARRIE MOBILE HOME WITH VIN NUMBER FLFLM70B19402CG.

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 4/19/2024/(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.

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

tors, Lienors, and Trustees of Willie Miller, Jr. a/k/a Willie Miller, Deceased, and All Other Person Claiming By and Through, Under, Against The Named Defendant(s): LAST KNOWN AD-DRESS: UNKNOWN, Walter Alonzo Miller, Jr. a/k/a Walter A. Miller Jr. a/k/a Walter Alonzo Miller: LAST KNOWN ADDRESS 2450 West 10th Street, Lakeland, FL 33805, LaToshia Ann Allen a/k/a LaToshia A. Allen a/k/a LaToshia Allen f/k/a LaToshia Ann Pullum f/k/a LaToshia Miller: LAST KNOWN ADDRESS 4659 Boca Vista Court, Orlando, FL 32808, Kenneth Leonard Pullum a/k/a Kenneth L. Pullum a/k/a Kenneth Miller: LAST KNOWN ADDRESS: 2824 Chabett Avenue, Lakeland, FL 33810, Unknown Spouse of Walter Alonzo Miller, Jr. a/k/a Walter A. Miller Jr. a/k/a Walter Alonzo Miller: LAST KNOWN AD-DRESS 2450 West 10th Street, Lakeland, FL 33805, Unknown Spouse of LaToshia Ann Allen a/k/a LaToshia A. Allen a/k/a LaToshia Allen f/k/a LaToshia Ann Pullum f/k/a LaToshia Miller: LAST KNOWN ADDRESS 4659 Boca Vista Court, Orlando, FL 32808 and Unknown Spouse of Kenneth Leonard Pullum a/k/a Kenneth L. Pullum a/k/a Kenneth Miller: LAST KNOWN ADDRESS: 2824 Chabett Avenue, Lakeland, FL 33810 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Av-enue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or 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 MAR 01, 2024

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

Isaac Manzo, of Manzo & Associates, P.A., Plaintiff's attorney, 4767 New Broad Street, Orlando, FL 32814. telephone number (407) 514-2692 March 8, 15, 22, 29, 2024

24-0351K

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

WITNESS my hand and the seal of this Court this 13th day of March, 2024. STACY M. BUTTERFIELD, CPA, CLERK OF CIRCUIT COURT As Clerk of Court (SEAL) By: /s/ Asuncion Nieves

As Deputy Clerk MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff,

210 N. University Drive, Suite 900, Coral Springs, FL 33071 March 22, 29, 2024 24-00421K

534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled ap-pearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court at County, Florida, this 13th day of March, 2024 THIS NOTICE SHALL BE PUB-

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

Stacy M. Butterfield

(SEAL) BY: /s/ Asuncion Nieves DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com

23-152349 March 22, 29, 2024 24-00413K

FLORIDA MORE PARTICU-LARLY DESCRIBED AS: THE NORTH 90 FEET OF THE SOUTH 720 FEET OF THE EAST 1/4 OF THE SW 1/4 OF THE NE 1/4 OF SEC-TION 4, TOWNSHIP 28 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA; LESS THE EAST 195 FEET THEREOF AND SUBJECT TO AN EASEMENT OF PUB-LIC UTILITIES ACROSS THE

WEST 10 FEET HEREOF. more commonly known as 2824 Cha bett Avenue, Lakeland, FL 33810.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of this Court on the 18 day of March, 2024. Default Date 4-25-24 Stacy M. Butterfield Circuit and County Courts (SEAL) By: /s/ Carolyn Mack Deputy Clerk LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, 750 Park of Commerce Blvd. Suite 130 Boca Raton, FL 33487 23-329941 FC01 WNI March 22, 29, 2024 24-00436K

ASSIGNEES, LIENORS,

NOTICE OF ACTION

POLK COUNTY

IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-CA-000922 S.A.W. PROPERTIES, LLC, a Florida limited liability company, Plaintiff, v. Estate of Myra Hymes, Marvin

Hymes, and if deceased, his unknown spouse(s), if any, and with respect to any of the forgoing, their heirs, devisees, grantees, creditors, and all other parties claiming by, through, under or against them; or other parties claiming by, through or under those unknown natural persons; and the several and respective unknown assigns, successors in interest, trustees, or any other person claiming by, through, under, or against any corporation or other legal entity named as a defendant; and all claimants, persons or parties, natural or corporate whose exact legal status is unknown: Joe G. Tedder, Tax Collector, and Stacy M. Butterfield, Clerk of Circuit Court & Comptroller. Defendants. YOU ARE HEREBY NOTIFIED that an action to quiet title to the following

properties in Polk County, Florida: Lot 12, Robinson Subdivision, according to the map or plat thereof as recorded in Plat Book 31, Page 14, Public Records of Polk County, Florida, LESS road right of way.

Road, Lakes Wales, FL 33859 has been filed against you and you are required to serve a copy of your written defenses, if any, to Cheyenne Whitfield, Esq., Whitfield Law, LLC, located at 10150 Highland Manor Dr., Suite #200, Tampa, Florida 33610, and file the original with the clerk of this court on or before 4-15-24 either before service on the plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated: March 8, 2024

STACY M. BUTTERFIELD As Clerk of the Court (Seal) By: /s/ Carolyn Mack As Deputy Clerk Chevenne Whitfield, Esq., Whitfield Law, LLC, 10150 Highland Manor Drive, Suite #200. Tampa, Florida 33610

Mar. 22, 29; Apr. 5, 12, 2024 24-00409K

Barbaretta Smith f/k/a Barbaretta Miller Pullum f/k/a Barbaretta M. Pullum f/k/a Barbaretta Miller, Deceased, and All Other Person Claiming By and Through, Under, Against The Named Defendant(s); Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Earl Bernard Miller, Sr. a/k/a Earl B. Miller, Sr. a/k/a Earl Bernard Miller, Deceased, and All Other Person Claiming By and Through, Under, Against The Named Defendant(s); Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Willie Miller, Jr. a/k/a Willie Miller, Deceased, and All Other Person Claiming By and Through, Under, Against The Named Defendant(s); Walter Alonzo Miller, Jr. a/k/a Walter A. Miller, Jr. a/k/a Walter Alonzo Miller; Johnnie Lorenzo Miller a/k/a Johnnie L. Miller; LaToshia Ann Allen a/k/a LaToshia A. Allen a/k/a LaToshia Allen f/k/a LaToshia Ann Pullum f/k/a LaToshia Miller; Kenneth Leonard Pullum a/k/a Kenneth L. Pullum a/k/a Kenneth Miller: Calvinetta Denise Pullum a/k/a Calvinetta D. Pullum a/k/a Calvinetta Pullum; Calvin R. Pullum, Jr. a/k/a Calvin Renard Pullum a/k/a Calvin R. Pullum; Earl Bernard Miller, Jr.; Danita D. Miller; Gerome Tyrone Smith, Sr. a/k/a Gerome T. Smith, Sr. a/k/a Gerome Tyrone Smith a/k/a Gerome Smith; Unknown Spouse of Walter

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Polk County, Florida, more particularly described as follows: LOT 34, OF J & J MANOR,

AN UNRECORDED SUBDI-VISION IN POLK COUNTY,

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

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

This is like putting the fox in charge of the hen house.



