

Public Notices

SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of SARASOTA SALVAGE located at 1093 Central Ave in the City of Sarasota, Sarasota County, FL 34236 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 13 day of March, 2024.
Resource Management Group, Inc.
jesse white
March 29, 2024 24-00646S

FIRST INSERTION
Notice of Sale
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve; Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999
Sale date April 19th, 2024 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309
38261 2009 Nissan VIN#: JN8AZ-18W09W117455 Lienor: Gettel Nissan Inc 3530 Bee Ridge Rd Sarasota 941-923-1411 Lien Amt \$9,322.62
March 29, 2024 24-00619S

FIRST INSERTION
NOTICE OF PUBLIC SALE
The following personal property of JAMES RONALD WILLIAMS, if deceased any unknown heirs or assigns, and MARIE L. WILLIAMS, if deceased any unknown heirs or assigns, will, on April 11, 2024, at 11:00 a.m., at 2502 Gertrude Lane, Lot #42, Venice, Sarasota County, Florida 34292; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
1962 AMER MOBILE HOME, VIN: M7202A,
TITLE NO.: 0007882107 and all other personal property located therein and
2003 CHEV BLAZER, VIN: 1GNCS18X33K165958,
TITLE NO.: 0087878021 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
Mar. 29; Apr. 5, 2024 24-00670S

FIRST INSERTION
Notice of Public Meeting Lakewood Ranch Stewardship District
A meeting of the Board of Supervisors of the Lakewood Ranch Stewardship District will be held on Friday, April 5, 2024, at 9:00 a.m. at Schroeder-Manatee Ranch, Inc., 14400 Covenant Way, Lakewood Ranch, FL 34202. The meeting is open to the public and will be conducted in accordance with provisions of Florida Law for independent special districts. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Supervisors or staff may participate by speaker telephone.
A copy of the agenda for the meeting may be obtained at the offices of the District Manager, PFM Group Consulting LLC, located at 3501 Quadrangle Boulevard, Suite 270, Orlando 32817, (407) 723-5900, during normal business hours.
Any person requiring special accommodations at the meeting because of disability or physical impairment should contact the District Office at (407) 723-5900 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
Jane Gaarlandt
District Manager
March 29, 2024 24-00624S

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 THEDUO located at 2211 Gold Oak Ln in the City of Sarasota, Sarasota County, FL 34232 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 24th day of March, 2024.
Jakub Skoczylas
Maja Rakowiecka
March 29, 2024 24-00645S

FIRST INSERTION
ADVERTISEMENT OF SALE
Property described below will be sold per the Florida Self Storage Facility Act. Sale on Monday the 15th day of April, 2024 at 10:00 AM with bidding to take place on lockerfox.com. Payment and pickup at facility. Otter Self Storage - Whitfield Sarasota, 2024 Whitfield Park Dr, Sarasota, FL, 34243 Richard Crawford. corbet oconnors Sale is subject to cancellation in the event of settlement between owner and obligated party.
Mar. 29; Apr. 5, 2024 24-00620S

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES
NOTICE IS HEREBY GIVEN that HAJOCA CORPORATION will engage in business under the fictitious name GORMAN HVAC SUPPLY, with a physical address 6101 Sawyer Loop Road Sarasota, FL 34238, with a mailing address 2001 JOSHUA RD LAFAYETTE HILL, PA 19444, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
March 29, 2024 24-00629S

FIRST INSERTION
NOTICE OF PUBLIC SALE
Barbic's Transmission Repair, Inc. gives notice & intent to sell for non-payment of labor, service & storage fees the following vehicle on 4/29/2024 at 8:30 AM at 6020 Deacon Rd Unit D, Sarasota, FL 34238 Phone (941) 925-1996 for \$3,525.38 due in cash on day of the sale to redeem the motor vehicle or satisfy the lien. Parties claiming interest have rights to a hearing prior to sale with Clerk of Court. Owner has rights to recover possession of vehicle w/out judicial proceedings as pursuant to FL Statute 559.917. The lien claimed by the lienor is subject to enforcement pursuant to section 713.585 FL Statutes. Any proceeds recovered from sale over the amount of lien will be deposited w/ Clerk of the Court for disposition upon court order. Said Company reserves the right to accept or reject any & all bids.
2005 FORD
VIN# 1FMYU0413KDK86124
March 29, 2024 24-00642S

FIRST INSERTION
NOTICE
Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 888924 from Red Apple Development, LLC, 800 Corporate Drive, Ste. 124, Fort Lauderdale, FL 33334. Application received: February 21, 2024. Proposed activity: Charter School. Project name: Fruitville Charter School. Project size: 10.85 Ac. Location: Section(s) 22, Township 36 South, Range(s) 19 East, in Sarasota County. Outstanding Florida Water: No. Aquatic preserve: No. The application is available for public inspection Monday through Friday at Tampa Service Office, 7601 Highway 301 North, Tampa, FL 33637. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Performance Management Department, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Performance Management Department at (352)796-7211 or 1(800)423-1476, TDD only 1(800)231-6103.
March 29, 2024 24-00630S

FIRST INSERTION
FICTITIOUS NAME NOTICE
Notice is hereby given that COAST-2COAST MORTGAGE LLC, OWNER, desiring to engage in business under the fictitious name of SHORE POINT MORTGAGE located at 93 1/2 KING STREET, ST. AUGUSTINE, FLORIDA 32084 intends to register the said name in SARASOTA county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
March 29, 2024 24-00649S

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice Smart Stop Self Storage located at 1027 N Washington Blvd, Sarasota, FL 34236 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.selfstorageauction.com on 4/18/2024 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below:
Unit 4005 Shane Wheeler Furniture, Electronics, Motorcycle
Unit 2227 Mike Williams Mattress/bed frame
Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
Please contact the property with any questions (941) 893-1782.
March 29; April 5, 2024 24-00641S

FIRST INSERTION
NOTICE OF BOARD TOWNHALL WORKSHOP LAKESIDE PLANTATION COMMUNITY DEVELOPMENT DISTRICT
The Board of Supervisors of the Lakeside Plantation Community Development District will hold a Town Hall workshop on April 8, 2024 at 6:00 p.m. at the Lakeside Plantation Clubhouse, 2800 Plantation Blvd., North Port, Florida 34289.

There may be occasions when one or more Supervisors may participate by telephone. At the above location there may be present a speaker phone so that any interested person can attend the workshop and be fully informed of discussions taking place either in person or by telephone communication. Anyone wishing to listen and participate in the workshop by telephone may contact the District Manager at the number provided below for call-in information. The workshop is open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The workshop may be continued to a date, time and place to be specified on the record at the Meeting.
Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the District Manager at least forty-eight (48) hours prior to the meeting by contacting the District Manager at (813) 344-4844. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager.

Please note that no Board action will be taken at this workshop. Each person who decides to appeal any decision made by the Board with respect to any matter considered or discussed at the workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
Jordan Lansford, District Manager
Governmental Management Services - Tampa, LLC
March 29, 2024 24-00650S

FIRST INSERTION
INVITATION TO BID
Donica Receivership Services, LLC, located at 301 W. Platt Street, #A410, Tampa, Florida 33606, hereby issues Public Notice of its intention to receive Bids for the installation of cleanout manholes along seepage collection drain system for the Piney Point Phosphogypsum Stack System, Palmetto, Florida.
Receiver Solicitation Number 2024-001
Site Location: 13500 Scale Avenue, Palmetto, Florida 34221
Geo Coordinates: Within Sections 5, 6, 7 and 8 of
Township 33 South, Range 18 East, in Manatee County, Florida
A mandatory pre-bid meeting will be held on Tuesday, April 2, 2024, 10:00 AM (EDT) at the site location or via video conference (Details to be provided).
BID DUE: THURSDAY, APRIL 11, 2024, NOT LATER THAN 4:30 PM (EDT)
This is an Invitation to Bid to select a Contractor(s) for the installation of cleanout manholes along seepage collection drain system within the Piney Point Phosphates Phosphogypsum Stack System. The Contractor(s) shall provide these services for Herbert R. Donica, the Court Appointed Receiver, for the property on a lump sum or a time and materials not-to-exceed basis.
Bid Packages will be available for distribution at the pre-bid Meeting, and on April 3, 2024, after 11:00 AM (EDT) from the Receiver's website. All Bidders are required to register at the website to receive the bid package. The website address is: https://www.pineypointreceivership.com/
Donica Receivership Services, LLC requests Bids from responsible vendors with demonstrable experience in the installation of the cleanout manholes to meet its upcoming needs. A brief description of the procurement is provided for Bidders' convenience; detailed information and requirements will be included in the Bid Package. If you are interested and able to meet these requirements, Donica Receivership Services, LLC welcomes a Bid from your company.

LOCATION:
Construction will be undertaken at selected locations along the existing seepage collection drain system for the Piney Point Phosphogypsum Stack System. The address of the site is 13500 Scale Avenue, Palmetto, Florida 34421. The Piney Point Phosphogypsum Stack System is located north of Buckeye Road, approximately 0.7 miles east of its intersection with US 41. The site can be accessed from Exit 240 of I-75 via State Road 674 West and US-41 South. This Stack System is located within Sections 5, 6, 7, and 8 of Township 33 South, Range 18 East, in Manatee County, Florida.

BRIEF DESCRIPTION OF WORK:
The work shall consist of furnishing all labor, materials (except those to be supplied by The Receiver as listed in Schedule B), equipment, and support facilities to install 2 cleanout manholes along the existing toe drain at the designated locations to the specified horizontal limits and elevations, and to dispose of any excess or unsuitable materials after construction has been completed.
(i) The work associated with installation of the cleanout manholes shall include, but shall not be limited to, the following major tasks:
(ii) Mobilization and demobilization of all required equipment and labor, and delivery of all required materials not supplied by the Receiver to the job site to allow the construction to proceed without interruptions and to meet the project schedule.
(iii) As a minimum, adherence to state, federal, and local safety regulations.
(iv) Preparation and submittal of a Job Safety Analyses (JSA) package that covers the safety aspects of all construction activities for review by the Receiver and Engineer.
(v) Performance of surface water controls plus dewatering/rerouting of collected

FIRST INSERTION
FICTITIOUS NAME NOTICE
Notice Is Hereby Given that West Florida Physician Network, LLC, 5741 Bee Ridge Rd, Ste 560, Sarasota, FL 34233, desiring to engage in business under the fictitious name of HCA Florida Sarasota Doctors Surgical Specialists, with its principal place of business in the State of Florida in the County of Sarasota, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
March 29, 2024 24-00654S

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on 4/12/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1970 NBLT HS N1573 . Last Tenants: VALERIE CAROL EMERY and all unknown parties beneficiaries heirs . Sale to be at PALM & PINE MHC LLC, 255 N TAMIAMI TRAIL, NOKOMIS, FL 34275. 813-241-8269.
Mar. 29; Apr. 5, 2024 24-00669S

FIRST INSERTION
NOTICE OF PUBLIC SALE
The personal property, household goods, and contents of the following rental spaces will be sold for cash or otherwise disposed of to satisfy liens for unpaid rent in accordance with Florida Statute Chapter 83, Section 801 et seq. Call for info.
On: 04-17-2024 @ 2pm.
At: Southern Self Storage - North Port
2245 Bobcat Village Center Rd
North Port, FL 34288
(941)429-6866
Auction Listed on www.storage-treasures.com and ends at 2 PM
Name Space No. Contents
Miller 1201 Household items, Boxes
Sorke 5028 Household items
GAIA 3810 toys, entertainment Center
Vanderveer 5033 tools, Household items
Tatarcyk 5023 Powerwasher 2 totes
March 29; April 5, 2024 24-00631S

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Pursuant to the lien granted by the Florida Self-Storage Facility Act, notice is hereby given that the undersigned self-storage units will be sold at a public sale by competitive bidding, to satisfy the lien of the Lessor, with Metro Storage LLC as managing agent for Lessor, for rental and other charges due from the undersigned. The said property has been stored and is located at the respective address below. Units up for auction will be listed for public bidding on-line at www.StorageTreasures.com (Chris Rosa Auctioneer License AU 4167) beginning five days prior to the scheduled auction date and time. The terms of the sale will be lot to the highest bidder for cash only. A 10% buyer's premium will be charged per unit. All sales are final. Metro Self Storage LLC reserves the right to withdraw any or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 48 hours or sooner or are deemed abandoned by bidder/buyer. Sale rules and regulations are available at the time of sale.
Property includes the storage unit contents belonging to the following tenants at the following locations:
Metro Self Storage
619 Cattlemen Rd
Sarasota, FL 34232

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on **April 16th, 2024 at 10AM**

Occupant Name	Unit	Description of Property
Helen Phillips	000C9	Household Items
Helen Sue Phillips	000C9	Household Items
Michael Dakota Tomasi	00D30	Household Items
Michael Tomasi	00D30	Household Items
Miss Angela G Mann	000D5	Household Items
Angela G Mann	000D5	Household Items
Angela Grace Mann	000D5	Household Items

March 29; April 5, 2024 24-00625S

seepage at each manhole location to allow the construction to be conducted in a dry environment and to discharge the water at on-site locations, as directed by the Receiver.
(vi) Installation of Cleanout Manholes MH-3 and MH-6. Construction of these manholes will generally consist of: (i) excavating/removing soil cover atop existing 80-mil HDPE liner to the extent required; (ii) cutting/removing existing 80-mil HDPE liner as needed; (iii) excavating/removing existing toe drain section (including non-woven geotextile wrap, non-reactive gravel, header pipe and collector pipe) as needed; (iv) excavating/removing soils beneath the toe drain to the depth required for placement of the proposed cleanout manhole; (v) placing/compacting 12 inches of gravel bedding for the manhole; (vi) placing the manhole within the excavation and partial backfilling to the toe drain invert elevation; (vii) re-constructing the toe drain on either side of the manhole as shown on the Construction Drawings while also connecting both the header pipe and collector pipe extensions to the manhole on both sides; (viii) placing/compacting fill soils to the pre-existing liner grade; (ix) installing new 80-mil textured HDPE liner and welding it to the existing 80-mil HDPE liner; (x) placing/compacting two feet of soil cover atop the exposed liner; and (xi) grassing the newly placed soil cover. Effective dewatering operations will be very important at each manhole location during construction.
(vii) Installation of Optional Cleanout Manholes MH-1, MH-2, MH-4, MH-5 and MH-7 through MH-9 is not included in the scope of this project.
(viii) Once each Cleanout Manhole has been completely installed, observations should be made to confirm the successful re-connection of the toe drain segments by monitoring the flow along the toe drain through the manhole.
The Contractor's scope of work shall also include any other related tasks as shown in the Drawings and Specifications to meet the Florida Department of Environmental Protection's approved Conceptual Closure Plan and the closure requirements of Chapter 62-673, F.A.C.
Projected starting and ending dates will be disclosed in the Bid Package.
Please read the entire Bid Package and submit a Bid for evaluation in accordance with the instructions. All forms and signature areas contained in the Bid Package must be completed in full and submitted along with the proposal, which will constitute the Bid. Inexperienced Contractors and Bids that do not conform to the Bid Package forms and bid requirements may not be considered.
All Dates/Times are UTC/GMT -4:00 hours (Eastern Daylight Time), Palmetto, Florida, USA.
The Receiver reserves the right to reject any and all Bids, to waive irregularities, if any, and accept the Bid, which in the judgment of the Receiver, is determined to be in its best interest.
DATED at Tampa, Florida this 22nd day of March 2024.
HERBERT R. DONICA, RECEIVER
301 W. Platt Street, #A410
Tampa, FL 33606
Telephone: (813) 878-9790
Facsimile: (813) 878-9746
e-mail: herb@PineyPoint.org
By: /s/ Herbert R. Donica
Herbert R. Donica, Receiver
March 29, 2024 24-00622S



LEGAL NOTICE



Email your Legal Notice

legal@businessobserverfl.com

Deadline Wednesday at noon • Friday Publication

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

1/2/2006, 3/2/0

--- ESTATES ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 001374 NC
IN RE: ESTATE OF
MILDRED JOAN PAULSEN
Deceased.

The administration of the estate of Mildred Joan Paulsen, deceased, whose date of death was December 17, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names

and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

All other creditors of the decedent

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

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

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

BARRED.

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

/s/ David P. Johnson
David P. Johnson
Attorney
Florida Bar Number: 525499
2201 Ringling Boulevard
Suite 104
Sarasota, Florida 34237
Telephone: (941) 9413650118
E-Mail:
Davidpjohnsonesq@gmail.com
Secondary E-Mail: Kathy-
Johnsonlaw@verizon.net
Mar. 29; Apr. 5, 2024 24-00664S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-001159-NC
IN RE: ESTATE OF:
JO AN SUTHERLIN,
Deceased.

The administration of the estate of JO AN SUTHERLIN, deceased, whose date of death was January 7, 2024; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34236. 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is: 3/29/2024.

DAVE M. EVANS, JR.
Personal Representative
2601 Cattlemen Road, Suite 503
Sarasota, Florida 34232
Dave M. Evans, Jr.
Attorney for Personal Representative
Email: DEvans@leeandevans.com
Secondary Email:
SKrauss@leeandevans.com
Florida Bar No. 1013511
Lee & Evans, P.A.
2601 Cattlemen Road, Suite 503
Sarasota, Florida 34232
Telephone: (941) 954-0067
Mar. 29; Apr. 5, 2024 24-00671S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024CP1230NC
Division PROBATE
IN RE: ESTATE OF
MIGUEL GUZMAN VIVEROS,
Deceased.

The administration of the estate of Miguel Guzman Viveros, deceased, whose date of death was January 19th, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Jeffrey Guzman
P.O. Address: 3296 Jolson Drive,
Sarasota, FL 34237
Personal Representative
ROBERT W. DARNELL
ATTORNEY AT LAW
Attorneys for Personal Representative
2639 FRUITVILLE ROAD, SUITE 201
SARASOTA, FL 34237
Telephone: (941) 365-4950
Florida Bar No. 0611999
Mar. 29; Apr. 5, 2024 24-00674S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 001402
Division PROBATE
IN RE: ESTATE OF
John L. Savela,
Deceased.

The administration of the estate of John L. Savela, deceased, whose date of death was February 4th, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

/s/ Mary J. Viol
Mary J. Viol
P.O. Address:
271 Tower Hill Drive,
Saint Charles, IL 60175
Personal Representative
JOHN WEST, P.A.
Attorneys for Personal Representative
5602 MARQUESAS CIRCLE
SUITE 212
SARASOTA, FL 34233
Telephone: (941) 953-9600
Florida Bar No. 987026
Email Addresses:
jwest@johnwestii.com
Mar. 29; Apr. 5, 2024 24-00666S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-0962
IN RE: ESTATE OF
MICHAEL DAVID SKIERA,
also known as MIKE D. SKIERA,
Deceased.

The administration of the estate of MICHAEL DAVID SKIERA, also known as MIKE D. SKIERA, deceased, whose date of death was December 15, 2023, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

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

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

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

Matthew Dennis Skiera
Personal Representative
173 Riverside Dr.
Cheboygan, MI 49721-2245
Jeffrey S. Goethe
Attorney for Personal Representative
Florida Bar No. 0861420
BARNES WALKER, GOETHE, PER-
RON, SHEA, & ROBINSON, PLLC
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: jgoethe@barneswalker.com
Secondary Email:
rbattle@barneswalker.com
Mar. 29; Apr. 5, 2024 24-00672S

--- PUBLIC SALES ---

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 Mosquito Mist of Florida located at 380 Town Plaza Avenue, Suite 420 in the City of Ponte Vedra, Sarasota County, FL 32081 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of March, 2024.
Swat Mosquito Systems, LLC
Robert Oulahan
March 29, 2024 24-00628S

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 Mosquito Mist located at 380 Town Plaza Avenue, Suite 420 in the City of Ponte Vedra, Sarasota County, FL 32081 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 21st day of March, 2024.
Swat Mosquito Systems, LLC
Robert Oulahan
March 29, 2024 24-00627S

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 Analytix located at 8721 Rain Song Rd, in the County of Sarasota, in the City of Sarasota, Florida 34238 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Sarasota, Florida, this 20th day of March, 2024.
Susan Leigh Richards
March 29, 2024 24-00623S

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 KAUFFMAN FAMILY RESIDUAL TRUST 10-13-94 located at 555 S OSPREY AVE in the City of SARASOTA, Sarasota County, FL 34236 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 26th day of March, 2024.
GARY KAUFFMAN
March 29, 2024 24-00663S

FIRST INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

5150 University Pkwy Sarasota, FL 34243 04/18/2024 10:00AM

Terry Myers
Overstock merchandise
Gabriel Taylor
Couch, desk, car parts, tool box, boxes

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
Mar. 29; Apr. 5, 2024 24-00621S

HOW TO PUBLISH YOUR LEGAL NOTICE
IN THE BUSINESS OBSERVER

CALL 941-906-9386
and select the appropriate County name from the menu option
or e-mail legal@businessobserverfl.com

Business Observer

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24 CP 370 SC
IN RE: ESTATE OF
PAUL ROBERT ZIPPER
Deceased.

The administration of the Estate of Paul Robert Zipper, deceased, File Number 24 CP 370 SC, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079 Sarasota, Florida 34230. The names and addresses of the petitioner and the petitioner's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmaturing, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN 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 OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

Petitioner:

Paul Michael Zipper
13309 Brown Thrasher Pike
Lakewood Ranch, FL 34202

Attorney for Petitioner:
Nathan Dougherty, Esquire
Florida Bar No. 118632
P.O. Box 380984
Murdoch, FL 33938
Tel: (941) 270-4489
Email:
contact@nathandoughertylaw.com
Mar. 29; Apr. 5, 2024 24-00639S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 000807 NC
IN RE: ESTATE OF
DORIS VIRGINIA KERPER,
Deceased.

The administration of the Estate of DORIS VIRGINIA KERPER, deceased, whose date of death was , is pending in the Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is 03/29/2024.

/s/ Megan Victoria Kerper
MEGAN VICTORIA KERPER,
Personal Representative
c/o Berlin Patten Ebling, PLLC
525 1st Avenue North
St. Petersburg, Florida 33701

/s/ Ashley McAlhane
ASHLEY MCALHANEY, ESQ.
Florida Bar No. 1045725
DAVID REIDER, ESQ.
Florida Bar No. 95719
Berlin Patten Ebling, PLLC
525 1st Avenue North
St. Petersburg, Florida 33701
Telephone: (727) 822-2505
Fax: (941) 954-9992
Primary Email:
ahutson@berlinpatten.com
Primary Email:
dreider@berlinpatten.com
Secondary Email:
tkelley@berlinpatten.com
Secondary Email:
probate@berlinpatten.com
Attorneys for Megan V. Kerper,
Personal Representative
Mar. 29; Apr. 5, 2024 24-00659S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000832
Division Probate
IN RE: ESTATE OF
EDWARD DANIEL LIN,
Deceased.

The administration of the estate of EDWARD DANIEL LIN, deceased, whose date of death was January 5, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230-3079. 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 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

Personal Representative:
/s/ Suzanna Lui Lin
SUZANNA LUI LIN
1109 Millpond Ct.
Osprey, FL 34229

Attorney for Personal Representative:
/s/ Bradley D. Magee
Bradley D. Magee, Esq.

Attorney for the
Personal Representative
Florida Bar No. 861730
BRADLEY D. MAGEE,
ATTORNEY AT LAW, P.L.
P.O. Box 3
Osprey, FL 34229
Telephone: (941) 918-9894
Email: magee-law@comcast.net
Mar. 29; Apr. 5, 2024 24-00633S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 000810 NC
IN RE: ESTATE OF
DONALD JEFFREY KERPER,
Deceased.

The administration of the Estate of DONALD JEFFREY KERPER, deceased, whose date of death was , is pending in the Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is 03/29/2024.

/s/ Megan Victoria Kerper
MEGAN VICTORIA KERPER,
Personal Representative
c/o Berlin Patten Ebling, PLLC
525 1st Avenue North
St. Petersburg, Florida 33701

/s/ Ashley McAlhane
ASHLEY MCALHANEY, ESQ.
Florida Bar No. 1045725
DAVID REIDER, ESQ.
Florida Bar No. 95719
Berlin Patten Ebling, PLLC
525 1st Avenue North
St. Petersburg, Florida 33701
Telephone: (727) 822-2505
Fax: (941) 954-9992
Primary Email:
ahutson@berlinpatten.com
Primary Email:
dreider@berlinpatten.com
Secondary Email:
tkelley@berlinpatten.com
Secondary Email:
probate@berlinpatten.com
Attorneys for Megan Victoria Kerper,
Personal Representative
Mar. 29; Apr. 5, 2024 24-00660S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
CASE NO: 2024 CP 0109 NC
IN RE: ESTATE OF
THOMAS EDWARD ROBINSON,
Deceased.

The administration of the estate of THOMAS EDWARD ROBINSON, deceased, whose date of death was September 17, 2023 and whose Social Security Number ends in XXX-XX-8565, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. 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 WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Personal Representative:
/s/ Scot Robinson
Scot Robinson
6208 91st Street East
Bradenton, Florida 34202
Attorney for Personal Representative:
Brenden S. Moriarty, Esq.
THE MORIARTY LAW FIRM, P.A.
1001 3rd Avenue West, Suite 650
Bradenton, FL 34205
(941) 749-0075
Florida Bar No. 0189863
bmoriarty@suncoastlegalgroup.com
pleadings@suncoastlegalgroup.com
Mar. 29; Apr. 5, 2024 24-00658S

FIRST INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-00419-NC
Division Probate
IN RE: ESTATE OF
ARTHUR LEE HERSBERGER,
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 Arthur Lee Hersberger deceased, File Number 2024-CP-00419-NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230; that the decedent's date of death was May 22, 2023; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Christine C. Hersberger, as Trustee of the Arthur L. Hersberger Revocable Trust u/a/d	531 Harbor Point Road, Longboat Key, FL 34228

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

Personal Giving Notice:
/s/ Christine C. Hersberger
Christine C. Hersberger
531 Harbor Point Road
Longboat Key, FL 34228
Attorney for Person Giving Notice:
Charla M. Burchett
Email Addresses:
cburchett@shutts.com
embcourt@shutts.com
Florida Bar No. 0813230
Shutts & Bowen LLP
1858 Ringling Blvd., Suite 300
Sarasota, FL 34236
Telephone: (941) 552-3500
Mar. 29; Apr. 5, 2024 24-00653S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 1269 SC
Division Probate
IN RE: ESTATE OF
ELLIOT R. ERNEST
Deceased.

The administration of the estate of Elliot R. Ernest, deceased, whose date of death was February 6th, 2024 , is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Sallijim Struble
P.O. Address:
227 Nokomis Avenue South
Venice, FL 34285

Personal Representative
JON R. FAHS, Jr.
KANETSKY, MOORE & DeBOER, P.A.
ATTORNEYS AT LAW
Attorneys for Personal Representative
227 S. NOKOMIS AVE.
VENICE, FL 34285
Telephone: (941) 485-1571
Florida Bar No. 1025389
Email Addresses: jrf@kmdpa.com
Mar. 29; Apr. 5, 2024 24-00655S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO.: 2024 CP 000580 NC
IN RE: ESTATE OF
ALESA ANN TERRAGLIO a/k/a
ALESA ANN STIMMEL
Deceased.

The administration of the estate of ALESA ANN TERRAGLIO a/k/a ALESA ANN STIMMEL, deceased, whose date of death was September 29, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Megan Brielle Terraglio
2624 Cedar Shake Court,
Oviedo, Florida 32765
Attorney for Personal Representative:
/s/ Carina M. de la Torre
CARINA M. DE LA TORRE
Florida Bar No. 1000418,
Indiana Bar No. 24849-49
TOWER LAW GROUP
3505 Lake Lynda Drive, Suite 200
Orlando, Florida 32817
Telephone: (407) 380-0578
Facsimile: (877) 860-2750
Email: carina@towerlawgroup.com
Secondary E-Mail:
micaela.lusso@towerlawgroup.com
Mar. 29; Apr. 5, 2024 24-00661S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 001217 SC
Division Probate
IN RE: ESTATE OF
CHERYL ANN UNDERWOOD
Deceased.

The administration of the estate of CHERYL ANN UNDERWOOD, deceased, whose date of death was January 27, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P. O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
/s/ Anthony G. Mowry
ANTHONY G. MOWRY
Attorney
Florida Bar Number: 107374
227 Pensacola Rd.
Venice, FL 34285
Telephone: (941) 480-0333
Fax: (941) 486-4106
E-Mail: tony@mowrylawoffice.com
Secondary E-Mail:
jen@mowrylawoffice.com
Mar. 29; Apr. 5, 2024 24-00656S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 1441 SC
Division Probate
IN RE: ESTATE OF
MATHEW COREY BAKER
Deceased.

The administration of the estate of Mathew Corey Baker, deceased, whose date of death was March 1, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
DocuSigned by:
/s/ George A. Baker
George A. Baker
625 Tangerine Street
Nokomis, Florida 34275
Attorney for Personal Representative:
/s/William Galarza
William Galarza, Esq.
Attorney
Florida Bar Number: 0760501
6151 Lake Osprey Drive
Suite 300
Sarasota, FL 34240
Telephone: (941) 487 8602
Fax: (941) 296 8017
E-Mail: wgalarza@galarzalaw.com
Secondary E-Mail:
galarzawilliam@gmail.com
Mar. 29; Apr. 5, 2024 24-00651S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-899 NC
IN RE: ESTATE OF
BARRY CILMAN,
Deceased.

The administration of the Estate of BARRY CILMAN, Deceased, whose date of death was January 21, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

RICHARD RIEGER
Personal Representative
6320 Venture Drive, Suite 104
Lakewood Ranch, FL 34202

Justin Najmy, Esq.
Attorney for Personal Representative
Florida Bar No. 1039816
Najmy Thompson P.L.
6320 Venture Drive, Suite 104
Lakewood Ranch, FL 34202
Telephone: 941-907-3999
Email: jwnajmy@najmythomson.com
Secondary Email:
asamusko@najmythomson.com
Mar. 29; Apr. 5, 2024 24-00648S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 1108 SC
Division Probate
IN RE: ESTATE OF
MARJORIE ANN BURNETT
Deceased.

The administration of the estate of MARJORIE ANN BURNETT, deceased, whose date of death was January 30, 2024, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
/s/ Jennifer Verwey
JENNIFER VERWEY
7351 Cass Circle
Sarasota, Florida 34231
Attorney for Personal Representative:
/s/ Dorothy L. Korszen
DOROTHY L. KORSZEN, ESQUIRE
Florida Bar Number: 765317
Farr Law Firm P.A.
237 Nokomis Avenue South
Venice, FL 34285
Telephone: (941) 484-1996
Fax: (941) 497-7636
E-Mail: dkorszen@farr.com
Primary E-Mail:
jpainchaud@farr.com
Mar. 29; Apr. 5, 2024 24-00652S

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR THE COUNTY OF
SARASOTA - STATE OF FLORIDA
PROBATE DIVISION
File No.: 2024-CP-000748-NC
IN RE: ESTATE OF
GEORGE E. NELSON
Deceased.

The administration of the estate of
GEORGE E. NELSON, deceased,
whose date of death was January 3,
2023 is pending in Circuit Court for
Sarasota County Florida, Probate Div-
ision, the address of which is 2002
Ringling Blvd, Sarasota, FL 34237, un-
der File Number 2024-CP-000748-NC.
The name and address of the personal
representative and the personal repre-
sentative's attorney are set forth below.
The first publication of this Notice is on
March 29, 2024.

All creditors of the decedent and
other persons having claims or dem-
ands against the decedent's estate, on
whom a copy of this Notice is required to
be served must file their claims with
this Court, WITHIN THE LATER OF
THREE (3) MONTHS AFTER THE
DATE OF THE FIRST PUBLICA-
TION OF THIS NOTICE OR WITHIN
THIRTY (30) DAYS AFTER THE
DATE OF SERVICE OF A COPY OF
THIS NOTICE ON THEM.

All other creditors of the decedent
and other persons having claims or
demands against the decedent's estate,
must file their claims with this Court
WITHIN THREE (3) MONTHS AF-
TER THE DATE OF THE FIRST PUB-
LICATION OF THIS NOTICE. ALL
CLAIMS NOT SO FILED 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.

Dated: March 14, 2024
/s/ **Reginald Nelson**
Reginald Nelson,
Personal Representative
C/O Paul J. Bupivi, Esq
330 S. Pineapple Avenue, Suite 110
Sarasota, Florida 34236
Tel.: (941) 404-6360
Paul J. Bupivi /s/
Paul J. Bupivi, (FL Bar #94635)
Attorney for the Personal
Representative
330 S. Pineapple Avenue, Suite 110
Sarasota, Florida 34236
Tel.: (941) 404-6360
Email: paul@bupivilaw.com
Mar. 29; Apr. 5, 2024 24-006475

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023 CP 4978
IN RE: ESTATE OF
PAUL P. SPELAR
Deceased.

The administration of the estate of
Paul P. Spelar, deceased, whose date of
death was August 1, 2022, is pending in
the Circuit Court for Sarasota County,
Florida, Probate Division, the address
of which is PO Box 3079, Sarasota,
FL 34230. The names and addresses of
the personal representative and the
personal representative's attorney are
set forth below.

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

All other creditors of the decedent
and other persons having claims or 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 29, 2024.

Personal Representative:
Catherine Vitale
206 Shadyhill Rd.
Pittsburgh, Pennsylvania 15205
Attorney for Personal Representative:
Patrick L. Smith
Attorney
Florida Bar Number: 27044
179 N. US HWY 27, Ste. F
Clermont, FL 34711
Telephone: (352) 204-0305
Fax: (352) 833-8329
E-Mail:
patrick@attorneypatricksmith.com
Secondary E-Mail:
becky@attorneypatricksmith.com
Mar. 29; Apr. 5, 2024 24-006155

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-001253 NC
IN RE: ESTATE OF
JOHN H. LUNDBERG
Deceased.

The administration of the estate of John
H. Lundberg, deceased, whose date of
death was January 28, 2024, is pend-
ing in the Circuit Court for Sarasota
County, Florida, Probate Division, the
address of which is 200 Main Street,
Room 102, Sarasota, FL 34237. The
names and addresses of the personal
representative and the personal repre-
sentative's attorney are set forth below.

All creditors of the decedent and oth-
er persons having claims or demands
against decedent's estate on whom a
copy of this notice is required to be
served must file their claims with this
court ON OR BEFORE THE LATER
OF 3 MONTHS AFTER THE TIME
OF THE FIRST PUBLICATION OF
THIS NOTICE OR 30 DAYS AFTER
THE DATE OF SERVICE OF A COPY
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 29, 2024.

Personal Representative:
Kevin S. Lundberg
24 Russet Lane
Farmingdale, New Jersey 07727
Attorney for Personal Representative:
/s/ Andrej Cuturic
Andrej Cuturic
Attorney
Florida Bar Number: 1018523
801 E Venice Ave, Ste. 2
Venice, Florida 34285
Telephone: (941) 441-9193
Fax: (941) 214-2629
E-Mail: ac@legacylifelaw.com
Secondary E-Mail:
stephanie@legacylifelaw.com
Mar. 29; Apr. 5, 2024 24-006165

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
Case No.: 2024 CP 001366 NC
IN RE: ESTATE OF
CHARLENE J. BLAIR BIZEK
Deceased.

The administration of the estate of
Charlene J. Blair Bizek, deceased,
whose date of death was on or about
January 19, 2024, is pending in the
Circuit Court for the Twelfth Judicial
Circuit in and for Sarasota County,
Florida, Probate Division, the address
of which is 2000 Main Street, Sarasota,
FL 34237. The names and addresses
of the personal representative and the
personal representative's attorney are
set forth below.

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

ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH IN
SECTION 733.702 OF THE FLORIDA
PROBATE CODE WILL BE FOREVER
BARRED. NOTWITHSTANDING THE
TIME PERIODS SET FORTH
ABOVE, ANY CLAIM FILED TWO
(2) YEARS OR MORE AFTER THE
DECEDENT'S DATE OF DEATH IS
BARRED.

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

Personal Representative:
Sara Bizek
2104 Hyde Park Street
Sarasota, FL 34239
Attorney for Personal Representative:
James L. Essenson, Esq.
(FBN 0359033)
100 Wallace Ave., Ste. 310
Sarasota, FL 34237
Phone (941) 954-0303
essenson@essensonlaw.com
bwelch@essensonlaw.com
Mar. 29; Apr. 5, 2024 24-006185

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 4209 NC
Division Probate
IN RE: ESTATE OF
CLIFFORD EMERSON TOMPKINS
Deceased.

The administration of the estate of
CLIFFORD EMERSON TOMPKINS,
deceased, whose date of death was June
6, 2023, is pending in the Circuit Court
for Sarasota County, Florida, Probate
Division, the address of which is Post
Office Box 3079, Sarasota, FL 34230-
3079. 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 oth-
er persons having claims or demands
against decedent's estate on whom a
copy of this notice is required to be
served must file their claims with this
court ON OR BEFORE THE LATER
OF 3 MONTHS AFTER THE TIME
OF THE FIRST PUBLICATION OF
THIS NOTICE OR 30 DAYS AFTER
THE DATE OF SERVICE OF A COPY
OF THIS NOTICE ON THEM.

All other creditors of the decedent
and other persons having claims or 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 29, 2024.

Robert P. Scheb
P.O. Address: 2750 Ringling Blvd.,
Ste. 3, Sarasota, FL 34237
Robert P. Scheb, Esq.
Bowman, George, Scheb,
Kimbrough, Koach & Chapman, PA
2750 Ringling Blvd., Suite 3
Sarasota, FL 34237
(941) 366-5510
Florida Bar No. 398519
rscheb@bowmangeorge.com
Attorneys for Personal Representative
Mar. 29; Apr. 5, 2024 24-006375

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 1292 NC
Division: Probate
IN RE: ESTATE OF

KYLE W. HADOVSKI, Deceased.
The administration of the estate of Kyle
W. Hadovski, deceased, whose date of
death was February 11, 2024, is pend-
ing in the Circuit Court for Sarasota
County, Florida, Probate Division, the
address of which is 2000 Main St.,
Sarasota, FL 34237. The names and
addresses of the personal representa-
tive and the personal representative's
attorney are set forth below.

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

All other creditors of the decedent
and other persons having claims or 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 29, 2024.

Personal Representative:
Corvette-Lin Hadovski
c/o Ledbetter Law Group
229 Pensacola Road
Venice, FL 34285
Attorney for Personal Representative:
Ledbetter Law Group
Steven W. Ledbetter, Esq.,
FL Bar No. 41345
Email: steve@LedbetterLawFL.com
Callie W. Cowan, Esq.,
FL Bar No. 57893
Email: callie@LedbetterLawFL.com
Carolyn S. Smith, Esq.,
FL Bar No. 1045180
Email: carrie@LedbetterLawFL.com
Jada W. Terreros, Esq.,
FL Bar No. 1032584
Email: jada@LedbetterLawFL.com
229 Pensacola Road
Venice, Florida 34285
Tel: (941) 256-3965
Fax: (941) 866-7514
2nd Email:
probate@LedbetterLawFL.com
Mar. 29; Apr. 5, 2024 24-006175

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 481 NC
IN RE: ESTATE OF
ALINA L. RIVERA, Deceased.

The administration of the estate of
Alina L. Rivera, deceased, whose date
of death was December 22, 2023, is
pending in the Circuit Court for Sara-
sota County, Florida, Probate Division,
the address of which is PO Box 48927,
Sarasota, FL 34230. The names and
addresses of the personal representa-
tive and the personal representative's
attorney are set forth below.

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

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

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

Fernando L. Rivera-Lugo
Personal Representative
4623 61st Dr E
Bradenton, FL 34203
Mary E. King, Esq.
Attorney for Personal Representative
Florida Bar No. 0987001
Law Office of Mary E. King, P.L.
3389 Magic Oak Lane
Sarasota, FL 34232
Telephone: (941) 906-7585
Email: tax@kinglawpl.com
Mar. 29; Apr. 5, 2024 24-006365

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No.
2024 CP 2024 CP 001014 NC
Division: Probate
IN RE: ESTATE OF
GERALD W. DIEELLO,
Deceased.

The administration of the estate of Ger-
ald W. Diello, deceased, whose date of
death was July 10, 2023, is pending in
the Circuit Court for Sarasota County,
Florida, Probate Division, the address
of which is 4004 S. Tamiami Trail, 1st
Floor, Probate Division, Venice, Florida
34293. 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 oth-
er persons having claims or demands
against decedent's estate on whom a
copy of this notice is required to be
served must file their claims with this
court ON OR BEFORE THE LATER
OF 3 MONTHS AFTER THE TIME
OF THE FIRST PUBLICATION OF
THIS NOTICE OR 30 DAYS AFTER
THE DATE OF SERVICE OF A COPY
OF THIS NOTICE ON THEM.

All other creditors of the decedent
and other persons having claims or 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 29, 2024.

Personal Representative:
Christopher M. Diello
c/o Ledbetter Law Group
229 Pensacola Road
Venice, FL 34285
Attorney for Personal Representative:
Ledbetter Law Group
Steven W. Ledbetter, Esq.,
FL Bar No. 41345
Email: steve@LedbetterLawFL.com
Callie W. Cowan, Esq.,
FL Bar No. 57893
Email: callie@LedbetterLawFL.com
Carolyn S. Smith, Esq.,
FL Bar No. 1045180
Email: carrie@LedbetterLawFL.com
Jada W. Terreros, Esq.,
FL Bar No. 1032584
Email: jada@LedbetterLawFL.com
229 Pensacola Road
Venice, Florida 34285
Tel: (941) 256-3965
Fax: (941) 866-7514
2nd Email:
probate@LedbetterLawFL.com
Mar. 29; Apr. 5, 2024 24-006325

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
12TH JUDICIAL CIRCUIT
IN AND FOR SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2023 CP 006019 NC
IN RE: ESTATE OF
JAMES GARDNER BIEVER,
Deceased.

The administration of the estate of
JAMES GARDNER BIEVER, de-
ceased, whose date of death was Sep-
tember 20, 2023, is pending in the
Circuit Court for SARASOTA County,
Florida, Probate Division, the address
of which is 2000 Main Street Probate
Dept. Sarasota, FL 34237. The names
and addresses of the personal repre-
sentative and the personal representative's
attorney are set forth below.

All creditors of the decedent and
other persons having claims or dem-
ands 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 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
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 29, 2024.

PAMELA K.H. BIEVER,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
Citicentre, Suite P600
290 NW 165th Street
Miami FL 33169
Telephone: (305) 956-9040
Fax: (305) 945-2905
Primary Email:
Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
Mar. 29; Apr. 5, 2024 24-006405

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-001371-NC
IN RE: ESTATE OF
CHRISTINE S. SHIVERY,
Deceased.

The administration of the estate of
CHRISTINE S. SHIVERY, deceased,
whose date of death was June 14, 2023,
is pending in the Circuit Court for Sara-
sota County, Florida, Probate Division,
the address of which is P.O. Box 3079,
Sarasota, FL 34230. The names and
addresses of the personal representa-
tive and the personal representative's
attorney are set forth below.

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

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

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

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

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

Personal Representative:
CHARLES W. SHIVERY
675 Longboat Club Road, Unit 29A
Longboat Key, FL 34228
Attorney for Personal Representative:
RIC GREGORIA
Florida Bar No. 0908551
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email
Addresses for service:
Primary:
rgregoria@williamsparker.com
Secondary:
mbussiere@williamsparker.com
Mar. 29; Apr. 5, 2024 24-006385

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 958 NC
IN RE: ESTATE OF
CYNTHIA M. CLISHAM,
Deceased.

The administration of the estate of
CYNTHIA M. CLISHAM, deceased,
whose date of death was December 26,
2023, is pending in the Circuit Court
for Sarasota County, Florida, Probate
Division, the address of which is P.O.
Box 3079, Sarasota, FL 34230. The
names and addresses of the personal
representative and the personal repre-
sentative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
LINDA RHODES
8445 Pheasant Rush Court
Ashland, VA 23005
Attorney for Personal Representative:
JEFFREY D. MYTINGER
Florida Bar No. 1010340
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: (941) 366-4800
Designation of Email
Addresses for service:
Primary:
jmytinger@williamsparker.com
Secondary:
ltraver@williamsparker.com
Mar. 29; Apr. 5, 2024 24-006345

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-000957-SC
Division Probate
IN RE: ESTATE OF
GLORIA A. SCHRANZ,
Deceased.

The administration of the estate of
GLORIA A. SCHRANZ, deceased,
whose date of death was February 14,
2024, is pending in the Circuit Court
for Sarasota County, Florida, Probate
Division, the address of which is P.O.
BOX 3079, SARASOTA, FL 34230.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.

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

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

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

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

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

WILLIAM E. GAYLOR, III
Personal Representative
901 Ridgewood Ave.
Venice, FL 34285
/s/ Elsbeth G. Waskom
Elsbeth G. Waskom
Attorney for Personal Representative
Florida Bar No. 0932140
Muirhead, Gaylor, Steves
& Waskom, P.A.
901 Ridgewood Ave.
Venice, FL 34285
Telephone: 941-484-3000
Email: beth.wask

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CIVIL ACTION CASE NO.: 2023 CA 003612 NC U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. ELIJAH LEE, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated March 5, 2024 and entered in Case No. 2023 CA 003612 NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which U.S. Bank National Association, is the Plaintiff and Elijah Lee, Ravelyn Lee a/k/a Ravelyn A. Lee, Housing Finance Authority of Lee County, Florida, are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the June 3, 2024 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 5, BLOCK 54, 4TH ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORD-

ED IN PLAT BOOK 11, PAGES 32, 32A-32H, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. A/K/A 5442 ANSONIA TER NORTH PORT FL 34287

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 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 Ritchie Florida Bar #106621 Justin Ritchie, Esq. AM - 22-003530 Mar. 29; Apr. 5, 2024 24-00673S

FIRST INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR SARASOTA COUNTY, CIVIL DIVISION

CASE NO.: 2024 CA 000589 NC JJ HOLDINGS LPI LLC, Plaintiff, vs. AMERICAN LAND RESOURCES, LLC, and PAUL-MICHEL VENUTI, Defendants.

TO: PAUL-MICHEL VENUTI, 1 BLVD SAVATOR 13006 MARSEILLE, FRANCE

YOU ARE NOTIFIED that an action to quiet title to the following properties in Sarasota County, Florida:

LOT 8, BLOCK 1192, 25TH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGES 2, AND 2A THROUGH 2Q, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA. Parcel ID: 0959119208

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on SokolofRemtulla, PLLC, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before April 29, 2024, and file the origi-

nal with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

DATED on March 20, 2024. KAREN E. RUSHING CLERK OF THE CIRCUIT COURT (SEAL) By: G. Kopsinsky DEPUTY CLERK

SOKOLOF REMTULLA, PLLC 6801 Lake Worth Road, Suite 100E Greenacres, FL 33467 Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@sokrem.com Counsel for Plaintiff March 29; April 5, 12, 19, 2024 24-00614S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2022 CA 003893 ANCHOR MORTGAGE TRUST 2021-RTL1 Plaintiff, vs. BLUE INTERNATIONAL GROUP, LLC, et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to Uniform Final Judgment of Mortgage Foreclosure entered on the 21st day of March 2024 in Case No. 2022 CA 003893, of the Circuit Court of the 12TH Judicial Circuit in and for Sarasota County, Florida, wherein ANCHOR MORTGAGE TRUST 2021-RTL1 is the Plaintiff and BLUE INTERNATIONAL GROUP, LLC.; A/J GLOBAL, LLC; LUCRECIA DELMONTE; N&J DREAMS LLC; CITY OF SARASOTA; GREEN HOUSE SOLAR AND AIR, INC. AND ALL UNKNOWN SUB-CONTRACTORS, MATERIALMEN AND SUPPLIERS; ROBERT BUSSA; UNKNOWN TENANT #1; UNKNOWN TENANT #2, are defendants. Karen Rushing Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com, the Clerk's website for on-line auctions at, 9:00 AM on the 25th day of April 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 11, BLOCK C, FIRST ADDITION TO HILLCREST PARK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-

ED IN PLAT BOOK 1, PAGE(S) 23, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA Property Address: 1437 17TH STREET, SARASOTA, FL 34234

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 26th day of March 2024 By: /s/KIMBERLY GEORGE Kimberly George, Esq. Bar Number: 134661 DELUCA LAW GROUP, PLLC 2101 NE 26th Street FORT LAUDERDALE, FL 33305 PHONE: (954) 368-1311 | FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucalawgroup.com 22-05199 Mar. 29; Apr. 5, 2024 24-00668S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CASE NO.: 2015 CA 002695 NC DEUTSCHE BANK NATIONAL TRUST COMPANY, AS INDENTURE TRUSTEE, ON BEHALF OF THE HOLDERS OF THE ACCREDITED MORTGAGE LOAN TRUST 2006-2 ASSET BACKED NOTES, Plaintiff, v. JOSEPH S. TAYLOR AKA JOSEPH STEVEN TAYLOR, et al., Defendants.

NOTICE is hereby given that Karen E. Rushing, Clerk of the Circuit Court of Sarasota County, Florida, will on May 3, 2024, at 9:00 a.m. ET, via online auction site at www.sarasota.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Sarasota County, Florida, to wit:

LOT 551, KENSINGTON PARK SUBDIVISION, UNIT 5, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 11, PAGES 9 AND 9A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 3958 Omega Cir, Sarasota, FL 34235 pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

SUBMITTED on this 26th day of March, 2024. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9201 Mar. 29; Apr. 5, 2024 24-00665S

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2022-CC-002307 JACARANDA WEST HOMEOWNERS ASSOCIATION #1, INC., Plaintiff, vs. TROY ROBERT JORDAN; UNKNOWN TENANT

#1, the name being fictitious to account for party in possession; UNKNOWN TENANT #2, the name being fictitious to account for party in possession; and 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, Defendants,

NOTICE IS GIVEN that pursuant to the Final Judgment In Favor Of Plaintiff, JACARANDA WEST HOMEOWNERS ASSOCIATION #1, INC. (the "Association"), entered in this action on the 25th day of March 2024, the Clerk of Court for Sarasota County, Florida, will sell to the highest and best bidder or bidders for cash at a public sale conducted online at www.sarasota.realforeclose.com, on May 20, 2024 at 9:00 A.M., the following described property: Lot 33259 Of Venice Gardens Unit 33, According To The Map Or Plat Thereof Recorded

In Plat Book 22, Pages 36, Of The Public Records Of Sarasota County, Florida.

and improvements thereon, located in the Association at 1608 Honey Court, Venice, FL 34293 (the "Property"). Any person claiming an interest in the surplus, if any, from the judicial sale of the Property, other than the Property owner, as of the date of the Notice of Lis Pendens, must file a claim within sixty (60) days after the judicial sale of the 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. SHUMAKER, LOOP & KENDRICK, LLP By: /s/ William W. Huffman JONATHAN J. ELLIS, ESQ. Florida Bar No. 863513 William W. Huffman, ESQ. Florida Bar No. 0031084 Post Office Box 172609 Tampa, Florida 33672-0609 Telephone: (813) 229-7600 Facsimile: (813) 229-1660 Primary Email: whuffman@shumaker.com Secondary Email: afinipoggi@shumaker.com Counsel for Plaintiff Mar. 29; Apr. 5, 2024 24-00662S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2022 CA 003887 RESIDENTIAL INVESTMENT TRUST IV, Plaintiff, vs. BLUE INTERNATIONAL GROUP, LLC, a Florida Limited Liability Company, et al., Defendants

NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgment of Mortgage Foreclosure entered on the 21st day of March 2024, in Case No. 2022 CA 003887, of the Circuit Court of the 12TH Judicial Circuit in and for Sarasota County, Florida, wherein RESIDENTIAL INVESTMENT TRUST IV is the Plaintiff and BLUE INTERNATIONAL GROUP, LLC, A FLORIDA LIMITED LIABILITY COMPANY; LUCRECIA DELMONTE; GREEN HOUSE SOLAR AND AIR, INC. ALONG WITH ALL MATERIALMEN, SUPPLIERS, CONTRACTORS AND SUB-CONTRACTORS; ROBERT BUSSA; CITY OF SARASOTA; UNKNOWN TENANT #1; UNKNOWN TENANT #2, are the Defendants. Karen Rushing Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com, the Clerk's website for on-line auctions at, 9:00 AM on the 25th day of April 2024, the following described property as set forth in said Final Judgment, to wit: LOT 1, AND THE NORTHERLY 27.3 FEET OF LOT 2, BLOCK B, HILLCREST PARK, ACCORDING TO THE PLAT THEREOF

RECORDED IN PLAT BOOK 1, PAGE 15, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA

Property: 1386 19TH STREET, SARASOTA, FL 34234 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Dated this 26th day of March 2024 By: /s/Kimberly George Kimberly George, Esq. Bar Number: 134661 DELUCA LAW GROUP, PLLC 2101 NE 26th Street FORT LAUDERDALE, FL 33305 PHONE: (954) 368-1311 | FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucalawgroup.com 22-05321 Mar. 29; Apr. 5, 2024 24-00667S

OFFICIAL COURTHOUSE WEBSITES

1:23

Notes



Done

MANATEE COUNTY manateeclerk.com

SARASOTA COUNTY sarasotaclerk.com

CHARLOTTE COUNTY charlotteclerk.com

LEE COUNTY leeclerk.org

COLLIER COUNTY collierclerk.com

HILLSBOROUGH COUNTY hillsclerk.com

PASCO COUNTY pascoclerk.com

PINELLAS COUNTY mypinellasclerk.gov

POLK COUNTY polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com

CHECK OUT YOUR LEGAL NOTICES

floridapublicnotices.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE Business Observer

--- SALES / ACTIONS ---

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2022 CA 004697 NC SOUTH GATE VILLAGE GREEN CONDOMINIUM SECTION EIGHT ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION, PLAINTIFF, V. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ELLEN S. POOLE, ET AL., DEFENDANTS.

the Clerk's website for online auctions, at 9:00 a.m., on the 22nd day of April, 2024 the following described property as set forth in said Final Judgment, to wit:

Unit 804, Section 8, South Gate Village Green, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 794, Pages 600-623, inclusive, and as per plat thereof recorded in Condominium Book 3, Page 23, Public Records of Sarasota County, Florida.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

BECKER & POLIAKOFF, P.A. Attorneys for Plaintiff Tower Place 1511 N. Westshore Blvd., Suite 1000 Tampa, FL 33607 Primary: cofoservicemail@beckerlawyers.com BY: Carolyn C. Meadows Florida Bar #92888 24780014v.1 S29258/409155 Mar. 29; Apr. 5, 2024 24-00644S

[] www.sarasota.realforeclose.com,

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA

CASE NO: 2023 CA 006807 SC AVAIL 1 LLC, a Delaware limited liability company, Plaintiff, vs.

UNKNOWN SPOUSE, HEIRS, DEVISEE, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER BETTY D. SHIELL (DECEASED) OR THROUGH THE ESTATE OF BETTY D. SHIELL; ELIZABETH FEKKAL; SALLIE (TERRY) HIRTER; SUSAN MORI; UNKNOWN SPOUSE, HEIRS, DEVISEE, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER BETTY D. SHIELL (DECEASED) OR THROUGH THE ESTATE OF BETTY D. SHIELL; VILLAGE RUN HOME OWNERS ASSOCIATION, INC.; SARASOTA COUNTY, FLORIDA; AND ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN; UNKNOWN TENANT, IF ANY, Defendant(s).

NOTICE IS HEREBY GIVEN THAT I, Karen E. Rushing, the undersigned

Clerk of the Circuit Court of Sarasota County, Florida will sell to the highest and best bidder for cash, by electronic sale beginning at 9:00 am at www.sarasota.realforeclose.com, on APRIL 29, 2024, the following described real property as set forth in the Final Judgment:

Lot 1, East Village Model Center, according to the Plat thereof, as recorded in Plat Book 30, Pages 45-45D of the Public Records of Sarasota County, Florida. With a street address: 2200 E. Village Court, Venice, FL 34293.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

RITTER, ZARETSKY, LIEBER & JAIME, LLP /s/ Vivian A. Jaime Vivian A. Jaime, Esquire FBN 714771 Attorney for Plaintiff 2800 Biscayne Boulevard, Suite 500 Miami, Florida 33137 Telephone: 305-372-0933 E-mail: Vivian@rllaw.com Attorney for Plaintiff Mar. 29; Apr. 5, 2024 24-00643S

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CASE NO. 2024 DR 000845 SC IN RE: THE MARRIAGE OF: RACHEL E. CARPENTER, Petitioner/Wife, and

WILLIAM R. CARPENTER, III, Respondent/Husband.

TO: WILLIAM R. CARPENTER, III 2429 E. Lanvale St. Baltimore, MD 21213

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and you are required to serve a copy of your written defenses, if any, to it on DANIEL P. POLICASTRO, ESQ., Petitioner's attorney, whose address is the Law Office of Dan Policastro, P.L., 355 W Venice Avenue, Venice, Florida 34285, on or before APRIL 29, 2024, and file the original with the Clerk of this Court either before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to de-

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

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

WITNESS my hand and the seal of said court on March 14, 2024.

KAREN E. RUSHING, CLERK CLERK OF COURT (SEAL) By: A. Thomas Deputy Clerk

DANIEL P. POLICASTRO, ESQ., Petitioner's attorney, The Law Office of Dan Policastro, P.L., 355 W Venice Avenue, Venice, Florida 34285 March 29; April 5, 12, 19, 2024

24-00612S

FIRST INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE WITHOUT MINOR CHILDREN IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

Case No. 2024-DR-000066 SC Division: Domestic Relations IN RE: The Marriage of:

LILIANA SOBA TORRES, Petitioner/Wife, and OLEKSII SOBA TORRES F/K/A OLEKSII ZHEREBIEV, Respondent/Husband.

TO: OLEKSII SOBA TORRES F/K/A OLEKSII ZHEREBIEV 5726 Doral Drive Sarasota, FL 34243

YOU ARE NOTIFIED that an action for Dissolution of Marriage Without Minor Children has been filed against you and that you are required to serve a copy of your written defenses, if any, to this action on the Petitioner's attorney, Eric A. Reyes, Esquire, whose address is 1435 Collingswood Boulevard, Suite B, Port Charlotte, Florida 33948 on or before April 29, 2024 and file the original with the clerk of this Court at Sarasota County Clerk of Court 4000 S. Tamiami Trail,

Venice, Florida 34293 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

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

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

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: March 20, 2024

KAREN E. RUSHING, CLERK CLERK OF THE CIRCUIT COURT (SEAL) By: G. Kopinsky Deputy Clerk March 29; April 5, 12, 19, 2024 24-00613S

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA

CASE NO. 2022 CC 006887 SC STONEYBROOK AT VENICE COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. ANTONIO D'ARGENIO; GRAZIA LUBRANO LAVADERA; TENANT #1, AS UNKNOWN TENANT IN POSSESSION; and TENANT #2, AS UNKNOWN TENANT IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Summary Judgment of Foreclosure entered in the above styled Case Number 2022 CC 006887 SC, in the County Court of Sarasota, Florida, that the Clerk of Court for Sarasota County will sell the following real property, in Sarasota County, Florida, described as: Lot 2086, Stoneybrook at Ven-

ice, Unit 4, according to the Plat thereof, as recorded in Plat Book 45, Pages 28, of the Public Records of Sarasota County, Florida.

With an address of 11742 Tempest Harbor Loop, Venice, FL 34292, at public sale, to the highest and best bidder for cash via Internet at: www.sarasota.realforeclose.com on May 24, 2024 at 9:00 am. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of Court. Final payment must be made on or before 5:00 p.m. of the day of the sale by cash or cashier's check.

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.

IF YOU ARE THE PROPERTY OWNER, YOU MAY CLAIM

THESE FUNDS YOURSELF. YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTATION AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANYONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH YOU ARE ENTITLED. PLEASE CHECK WITH THE CLERK OF THE COURT OF SARASOTA COUNTY, WITHIN TEN (10) DAYS AFTER THE SALE TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLOSURE SALE THAT THE CLERK HAS IN THE REGISTRY OF THE COURT.

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 FUNDS.

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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

/s/ Michelle A. Rowe Michelle A. Rowe, Esquire Florida Bar No. 36605 The Law Offices of Lobeck & Hanson, P.A. 2033 Main Street, Suite 403 Sarasota, Florida 34237-6063 (941) 955-5622 / Fax: (941) 951-1469 Designated E-Mail Addresses: Primary: mrowe@lobeckhanson.com Secondary: dnolf@lobeckhanson.com Attorneys for Plaintiff Mar. 29; Apr. 5, 2024 24-00657S

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage - South Sarasota, located at 8901 S Tamiami Trail, Sarasota, FL 34238 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an on-line auction via www.storage treasures.com on 4/10/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Michael Ruud unit #00761. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. March 22, 29, 2024 24-00579S

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage - 17th Street located at 2590 17th St., Sarasota, FL 34237 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storage treasures.com on 4/10/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Erlene Rouno unit #00245; John Purse unit #00876. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. March 22, 29, 2024 24-00577S

--- ACTIONS ---

THIRD INSERTION

PUBLICATION NOTICE IN THE CIRCUIT COURT OF THE TWENTY-SECOND JUDICIAL CIRCUIT

McHENRY COUNTY, ILLINOIS Case No. 10 AR 000356 REINKE GYPSUM SUPPLY CO., INC., Plaintiff, v.

WILLIAM STEINMETZ, individually and d/b/a STATE LINE INTERIORS, Defendant.

PUBLIC NOTICE IS HEREBY GIVEN TO YOU, WILLIAM STEINMETZ, individually and d/b/a STATE LINE INTERIORS that on October 20, 2023, a Petition was filed against you in the Circuit Court of the 22nd Judicial Circuit, McHenry County, Illinois seeking entry of an Order reviving the Judgment which was entered in favor of REINKE GYPSUM SUPPLY CO., INC. and against you on May 8, 2015 in the amount of \$43,765.91 plus court costs.

Unless you file your Answer or otherwise file your Appearance in this case in the office of the Clerk of the Circuit Court of McHenry County, Illinois, 2200 N. Seminary Avenue, Room 136, Woodstock, Illinois AVENUE, 60098, on or before April 16, 2024, an Order will be entered reviving the May 8, 2015 Judgment which as entered herein in favor of Plaintiff REINKE GYPSUM

SUPPLY CO., INC. and against Defendant WILLIAM STEINMETZ, individually and d/b/a STATE LINE INTERIORS in the amount of \$43,765.91 plus court costs and all accrued Post-Judgment interest.

Hearing on this matter will take place on May 16, 2024 at 9:00 a.m. before the Honorable Michael J. Chmiel, Courtroom 365, McHenry County Government Center, 2200 N. Seminary Avenue, Woodstock, Illinois 60098. You may appear at such time and place if you so see fit. All Parties may appear via Zoom. The Zoom ID number is 701-143-2980.

For information you may contact Plaintiff's attorney, Mark J. Rose, 200 W. Adams Street, Suite 2004, Chicago, Illinois 60606, telephone number 312-704-1446, email address MJRoseEsq@aol.com.

DATE 3/8/2024 11:07 AM /s/ Katherine M. Keeffe KATHERINE M. KEEFFE, Clerk of Court By KMW Deputy Clerk

#237828 Mark J. Rose, Esq. LAW OFFICES OF MARK J. ROSE 200 West Adams Street, Suite 2004 Chicago, Illinois 60606 MJRoseEsq@aol.com 312.704.1446 March 15, 22, 29, 2024 24-00538S

FIRST INSERTION

NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on November 16, 2006, a certain Mortgage was executed by GERALDINE SIMMONS and E. EUGENE SIMMONS AKA ELWOOD SIMMONS as mortgagor(s) in favor of FINANCIAL FREEDOM SENIOR FUNDING CORPORATION, as mortgagee and was recorded on November 27, 2006, in Instrument No. 2006206588 in the Official Records of Sarasota County, Florida; and WHEREAS, the Mortgage was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and

WHEREAS, the Mortgage is now owned by the Secretary, pursuant to an assignment dated March 8, 2021, and recorded on March 17, 2021, in Instrument No. 2021046417 in the Official Records of Sarasota County, Florida; and

WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that an obligation of the Borrower under the Security Instrument was not performed, and the outstanding balance remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and

WHEREAS, the entire amount delinquent as of December 14, 2023, is \$355,377.09; and

WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable;

NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on June 1, 2020 in Instrument No. 2020070009, notice is hereby given that on April 30, 2024 at

10:00 A.M., EDT local time, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder:

UNIT 108, FOREST PINES CONDOMINIUM, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 926, PAGES 377 THROUGH 421, INCLUSIVE, AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM BOOK 5, PAGE 13, AND AMENDMENTS THERETO, PUBLIC RECORDS OF SARASOTA, FLORIDA.

Commonly known as: 1546 Grand Boulevard, Unit 108, Sarasota, FL 34232 The sale will be held at the Front Entrance to the Sarasota County Circuit Court, 2000 Main Street, Sarasota, FL 34237.

The Secretary of Housing and Urban Development will bid \$366,315.79.

There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his prorata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.

When making their bids, all bidders except the Secretary must submit a deposit totaling \$36,631.58 in the form of a certified check or cashier's check made out to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$36,631.58 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid

deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the highest bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveying fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.

The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of \$500.00, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due.

If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD representative, offer the property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant. The scheduled foreclosure sale shall be cancelled or adjourned if it is estab-

lished, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the Secretary of HUD, before public auction of the property is completed.

The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is \$366,315.79 as of April 30, 2024, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement.

Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below.

Annalise Hayes DeLuca, Esq., FBN:116897 Audrey J. Dixon, Esq., FBN: 39288 MCMICHAEL TAYLOR GRAY, LLC Foreclosure Commissioner 3550 Engineering Drive, Suite 260 Peachtree Corners, GA 30092 Phone: 404.474.7149 Fax: 404.745.8121 Email: ServiceFL@mtglaw.com Mar. 29; Apr. 5, 12, 2024 24-00626S

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT
CASE NO.: 2022-CP-005103-NC
DIVISION: NORTH COUNTY
IN RE: ESTATE OF
ELIZABETH FRANCES PIZZATI,
Deceased.

The administration of the estate of ELIZABETH FRANCES PIZZATI, deceased, whose date of death was May 21, 2022, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2071 Ringling Blvd, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

Dated: March 13, 2024.

/s/ **ANDREA MARIE WILSON**
Andrea Marie Wilson
Personal Representative
/s/ STEVEN T. WELCH
Steven T. Welch
The Welch Counsel PLLC
PO Box 400
Interlachen, FL 32148
steve@welchcounsel.com
(404) 647-4476
Florida Bar No. 1717371
Attorney for Personal Representative
March 22, 29; April 5, 12, 2024
24-00584S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-395-NC
Twelfth Judicial Circuit
IN RE: ESTATE OF
MARY ROBERTA POST
a/k/a MARY S. POST,
Deceased.

The ancillary administration of the estate of Mary Roberta Post a/k/a Mary S. Post, deceased, whose date of death was October 25, 2023, and whose social security number is xxx-xx-6828, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Boulevard, Sarasota, Florida 34237. The names and addresses of the co-personal representatives and the co-personal representatives' attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 22, 2024.

Co-Personal Representatives:
John A. Post, II
92 Quaker Meeting House Rd.
Honeoye Falls, NY 14472
Joseph R. Post
52 Academy Place
Canandaigua, NY 14424
Attorney for Personal Representative:
Christopher J. Fowler
(FL Bar #104085)
Attorney for
co-Personal Representatives
Primary Email:
cfowler@nhslaw.com
Secondary Email:
tpayne@nhslaw.com
Norton, Hammersley,
Lopez & Skokos, P.A.
1819 Main Street, Suite 610
Sarasota, Florida 34236
Telephone: (941) 954-4691
March 22, 29, 2024 24-00583S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2023-CP-005859-NC
IN RE: ESTATE OF:
ARDEN FREDERICK ROOTES, JR.
a/k/a ART ROOTES, Deceased.

The administration of the estate of ARDEN FREDERICK ROOTES, JR., also known as ART ROOTES, deceased, whose date of death was October 4, 2023; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34236. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: 3-22-2024.

DAVE M. EVANS, JR.
Personal Representative
2601 Cattlemen Road, Suite 503
Sarasota, Florida 34232
Dave M. Evans, Jr.
Attorney for Personal Representative
Email: DEvans@leeandevans.com
Secondary Email:
SKrauss@leeandevans.com
Florida Bar No. 1013511
Lee & Evans, P.A.
2601 Cattlemen Road, Suite 503
Sarasota, Florida 34232
Telephone: (941) 954-0067
March 22, 29, 2024 24-00582S

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000213 NC
Division: PROBATE
IN RE: ESTATE OF
SYLVIA W.L. ANDREWS,
a/k/a SYLVIA L. ANDREWS,
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 SYLVIA W.L. ANDREWS, A/K/A SYLVIA L. ANDREWS, deceased, File Number 2024 CP 000213 NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237; that the decedent's date of death was January 18, 2024; that estate consisted only of Exempt Property, the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Deborah J. Frederick
37 Hillside Road
Penfield, NY 14526

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

Person Giving Notice:
Deborah J. Frederick
37 Hillside Road
Penfield, NY 14526
Attorney for Person Giving Notice
/s/ Cheryenne R. Young, Esq.
Attorney for Petitioner
Florida Bar Number: 0515299
Wotitzky, Wotitzky, Ross & Young, P.A.
Attorneys at Law
1107 W. Marion Avenue, Unit #111
Punta Gorda, FL 33950
Telephone: (941) 639-2171
Fax: (941) 639-8617
E-Mail: cyoung@wotitzkylaw.com
Secondary E-Mail:
jackie@wotitzkylaw.com
March 22, 29, 2024 24-00581S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
Probate Division
File No. 2024-CP-000697-NC
Division: Probate
IN RE: ESTATE OF
CLAIRE COLETTE RYAN
a/k/a CLAIRE C. RYAN
Deceased.

The administration of the estate of Claire Colette Ryan a/k/a Claire C. Ryan, deceased, whose date of death was December 4, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2002 Ringling Blvd., Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Karl T. Ryan
12 Redmond Ave.
North Reading, MA 01864
Attorney for Personal Representative:
Hayley E. Donaldson
Attorney
Florida Bar Number: 1002236
Sheppard Law Firm
9100 College Pointe Court
Fort Myers, FL 33919
Telephone: (239) 334-1141
Fax: (239) 334-3965
E-Mail: donaldson@sbslaw.com
Secondary E-Mail:
bmerhige@sbshlaw.com
March 22, 29, 2024 24-00580S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-000968-NC
Division Probate
IN RE: ESTATE OF
EDWARD T. COYNE, aka
EDWARD THOMAS COYNE, JR.
Deceased.

The administration of the estate of EDWARD T. COYNE, also known as EDWARD THOMAS COYNE, JR., deceased, whose date of death was November 9, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota FL 34236. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Signed on this 19 day of March, 2024.
/s/ **Christopher Esposito**
CHRISTOPHER ESPOSITO
Personal Representative
47-07 197th Street
Flushing NY 11358
/s/ W Lee McGinness
W. Lee McGinness
Attorney for Personal Representative
Florida Bar No. 0520550
MacLeod, McGinness & Bowman, P.A.
1800 Second Street, Ste. 971
Sarasota, FL 34236
Telephone: (941) 954-8788
Email: Lee@mandm-law.com
Secondary Email:
jenny@mandm-law.com
March 22, 29, 2024 24-00606S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000770 NC
Division Probate
IN RE: ESTATE OF
KEKI BOMAN SHROFF
Deceased.

The administration of the estate of Keki Boman Shroff, deceased, whose date of death was September 29, 2021, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
/s/ **Troy H. Myers Jr**
Troy H. Myers, Jr., Esquire
2033 Main Street
Sarasota, Florida 34237
Attorney for Personal Representative:
/s/ Kate Smith
Kate Smith, Esq.
Attorney
Florida Bar Number: 0196010
3400 S. Tamiami Trail
Suite 101
Sarasota, FL 34239
Telephone: (941) 952-0550
Fax: (941) 952-0551
E-Mail: Kate@KateSmithLawFL.com
Secondary E-Mail:
Tammy@KateSmithLawFL.com
March 22, 29, 2024 24-00599S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-001393-NC
Division PROBATE
IN RE: ESTATE OF
GEORGINA TROJANOWSKI
Deceased.

The administration of the estate of Georgina Trojanowski, deceased, whose date of death was December 15, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34236. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is 3/22/24

Personal Representative:
/s/ **Linda Dietrich**
Linda Dietrich
2718 Monterey St.
Sarasota, Florida 34231
Attorney for Personal Representative:
/s/ Teresa K. Bowman
Teresa K. Bowman, Esq.
Attorney for the
Personal Representative
Florida Bar Number: 0021453
3277 Fruitville Rd., Suite D-2
SARASOTA, FL 34237
Telephone: (941) 735-5200
Fax: (941) 234-0604
E-Mail: tkbowman@tkbowmanpa.com
Secondary E-Mail:
liz@tkbowmanpa.com
March 22, 29, 2024 24-00598S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-000620-NC
Division Probate
IN RE: ESTATE OF
ARTHUR JAMES BLANCHARD,
aka A. JAMES BLANCHARD
Deceased.

The administration of the estate of ARTHUR JAMES BLANCHARD, also known as A. JAMES BLANCHARD, deceased, whose date of death was December 4, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Signed on this 18 day of March, 2024.
/s/ **Barbara C. Murtagh**
BARBARA C. MURTAGH
Personal Representative
5701 Heron Lane, Apt. 701
Naples, FL 34110
W. Lee McGinness
Attorney for Personal Representative
Florida Bar No. 0520550
MacLeod, McGinness & Bowman, P.A.
1800 Second Street, Ste. 971
Sarasota, FL 34236
Telephone: (941) 954-8788
Email: lee@mandm-law.com
Secondary Email:
jenny@mandm-law.com
March 22, 29, 2024 24-00607S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000776 SC
Division Probate
IN RE: ESTATE OF
MALCOLM TREADWELL SEGAR
A/K/A MALCOLM T. SEGAR
Deceased.

The administration of the estate of Malcolm Treadwell Segar a/k/a Malcolm T. Segar, deceased, whose date of death was December 11, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Marshall T. Segar
P.O. Box 138
Old Saybrook, CT 06475
Attorney for Personal Representative:
/s/ Skip Berg
Skip Berg, Esquire
Attorney
Florida Bar Number: 0135988
SKIP BERG, P.A.
1872 Tamiami Trail S., Suite D
VENICE, FL 34293
Telephone: (941) 493-0871
Fax: (941) 201-1601
E-Mail: skip@bergandkessler.com
Secondary E-Mail: none
March 22, 29, 2024 24-00590S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 001082 NC
Division PROBATE
IN RE: ESTATE OF
HELEN C. FINLEY, Deceased.

The administration of the estate of Helen C. Finley, deceased, whose date of death was January 15, 2024, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street Sarasota, FL 34237. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 22, 2024.

Personal Representatives:
Michael R. Finley
David C. Finley
c/o **TODD D. KAPLAN, ESQ.**
E-Mail Addresses:
tkaplan@icardmerrill.com
churke@icardmerrill.com
Florida Bar No. 0613371
Icard Merrill Cullis Timm Furen & Ginsburg, PA
8470 Enterprise Cir., Ste. 201
Lakewood Ranch, FL 34202
Telephone: (941) 907-0006
Attorney for Personal Representatives:
TODD D. KAPLAN, ESQ.
E-Mail Addresses:
tkaplan@icardmerrill.com
churke@icardmerrill.com
Florida Bar No. 0613371
Icard Merrill Cullis
Timm Furen & Ginsburg, PA
8470 Enterprise Cir., Ste. 201
Lakewood Ranch, FL 34202
Telephone: (941) 907-0006
March 22, 29, 2024 24-00611S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024 CP 000783 NC
IN RE: ESTATE OF
JAMES BARRY ANGELUCCI,
Deceased.

The administration of the estate of JAMES BARRY ANGELUCCI, deceased, whose date of death was November 14, 2023, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

KRISTEN MARIE ZAHN
Personal Representative
3861 Dorsiere Avenue
Port Orange, FL 32129
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.L.C.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Email: rhines@hnh-law.com
Secondary Email:
jriviera@hnh-law.com
March 22, 29, 2024 24-00608S

-- SALES / ACTIONS --

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 58-2019-CA-002774-NC
THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR HOME EQUITY LOAN TRUST 2007-FRE1,
Plaintiff, vs.
WALTER DELGADO, et al.,
Defendant(s).
 NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 28, 2024, and entered in Case No. 58-2019-CA-

002774-NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which The Bank Of New York Mellon f/k/a The Bank Of New York as Trustee for Home Equity Loan Trust 2007-FRE1, is the Plaintiff and Walter Delgado, Rosaura Timoteo, are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the April 30, 2024 the following described property as set forth in said Final Judgment of Foreclosure:
 LOT 9, BLOCK 1026, 24TH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE MAP OR PLAT THERE-

OF, AS RECORDED IN PLAT BOOK 14, PAGE 14, OF THE PUBLIC RECORDS OF SARASOTA COUNTY FLORIDA.
 A/K/A 5211 CHARMER LANE, NORTH PORT, FL 34288
 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400,

at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 14 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 - 19-007675
 March 22, 29, 2024 24-00587S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2023 CA 000307 NC
REVERSE MORTGAGE FUNDING LLC,
Plaintiff, vs.
CARMEN AMATO, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 09, 2024, and entered in 2023 CA 000307 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein CELINK is the Plaintiff and CARMEN AMATO; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on April 09, 2024, the following described property as set forth in said Final Judgment, to wit:
 LOT 2, BLOCK 724, TWELFTH ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 8, 8A THRU 8V, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 5031 SAN MATEO DR, NORTH PORT, FL 34288
 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 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: fmail@raslg.com
 By: /s/ Amanda Murphy
 Amanda Murphy, Esquire
 Florida Bar No. 81709
 Communication Email:
 amanda.murphy@raslg.com
 22-081967 - NaC
 March 22, 29, 2024 24-00602S

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 58-2015-CA-006913-NC
DIVISION: A
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-BC1,
Plaintiff, vs.
DAWN OHLSSON, et al,
Defendant(s).
 NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated March 5, 2024, and entered in Case No. 58-2015-CA-006913-NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which U.S. Bank National Association, as trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2006-BC1, is the Plaintiff and Dawn Ohlsson, Unknown Party #1 NKA Dakota Ohlsson, are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the April 12, 2024 the following described property as set forth in said Final Judgment of Foreclosure:
 LOT 11, SHADOW LAKES, AC-

CORDING TO THE MAP OR PLAT RECORDED IN PLAT BOOK 10, PAGE 67, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
 BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.
 A/K/A 3261 MAYFLOWER ST, SARASOTA, FL 34231
 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 18 day of March, 2024.
 ALBERTELLI LAW
 P. O. Box 23028
 Tampa, FL 33623
 Tel: (813) 221-4743
 Fax: (813) 221-9171
 eService: servealaw@albertellilaw.com
 By: /s/ Justin Swosinski
 Florida Bar #96533
 Justin Swosinski, Esq.
 AM - 15-204657
 March 22, 29, 2024 24-00592S

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 2022 CA 003811 NC
Cardinal Financial Company Limited Partnership,
Plaintiff, vs.
Michael Vincent Altiero, et al.,
Defendants.
 NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/ or Order Rescheduling Foreclosure Sale, entered in Case No. 2022 CA 003811 NC of the Circuit Court of the TWELFTH Judicial Circuit, in and for Sarasota County, Florida, wherein Cardinal Financial Company Limited Partnership is the Plaintiff and Michael Vincent Altiero; Unknown Spouse of Michael Vincent Altiero; City of North Port, Florida; Jockey Club of North Port Owners' Association, Inc.; Unknown Tenant #1; Unknown Tenant #2 are the Defendants, that Karen Rushing, Sarasota County Clerk of Court will sell to the highest and best bidder for cash at, www.sarasota.realforeclose.com, beginning at 9:00AM on the 17th day of April, 2024, the following described property as set forth in said Final Judgment, to wit:
 LOT 12, BLOCK 2640, 52ND ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION, ACCORDING

TO THE PLAT THEREOF RECORDED AT PLAT BOOK 21, PAGE 13, IN THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
 TAX ID: 0993264012
 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 18th day of March, 2024.
 BROCK & SCOTT, PLLC
 Attorney for Plaintiff
 2001 NW 64th St, Suite 130
 Ft. Lauderdale, FL 33309
 Phone: (954) 618-6955, ext. 4766
 Fax: (954) 618-6954
 FLCourtDocs@brockandscott.com
 By /s/Justin J. Kelley
 Justin J. Kelley, Esq.
 Florida Bar No. 32106
 File # 23-FO1783
 March 22, 29, 2024 24-00597S

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 58-2022-CA-004947-NC
WELLS FARGO BANK, N.A.,
Plaintiff, vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, LARRY EDWARD MAAS AKA LARRY E. MAAS AKA LARRY MAAS, DECEASED, et al,
Defendant(s).
 NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 1, 2024, and entered in Case No. 58-2022-CA-004947-NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Larry Edward Maas aka Larry E. Maas aka Larry Maas, deceased, Christopher Larry Maas, Revenue Empire LLC, Sarasota County Clerk of the Circuit Court, City of Sarasota, Cash Buyers Network, LLC, are defendants, the Sarasota County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at the Internet: www.sarasota.realforeclose.com, Sarasota County, Florida at 9:00am on the May 3, 2024 the

following described property as set forth in said Final Judgment of Foreclosure: LOTS 5146, 5147 AND THE EASTERLY 1/2 OF LOT 5148, SOUTH VENICE, UNIT 20, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 63, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
 A/K/A 1656 JUPITER RD VENICE FL 34293
 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 18 day of March, 2024.
 ALBERTELLI LAW
 P. O. Box 23028
 Tampa, FL 33623
 Tel: (813) 221-4743
 Fax: (813) 221-9171
 eService: servealaw@albertellilaw.com
 By: /s/ Justin Swosinski
 Florida Bar #96533
 Justin Swosinski, Esq.
 AM - 22-009345
 March 22, 29, 2024 24-00600S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2023 CA 002596 NC
NWL COMPANY, LLC,
Plaintiff, vs.
LYDIA HARBISON, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 08, 2024, and entered in 2023 CA 002596 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein PHH MORTGAGE CORPORATION is the Plaintiff and LYDIA HARBISON; LYDIA HARBISON, AS TRUSTEE UNDER THE HARBISON FAMILY TRUST DATED AUGUST 7, 2001; UNKNOWN SPOUSE OF LYDIA HARBISON; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT are the Defendant(s). Karen Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on April 09, 2024, the following described property as set forth in said Final Judgment, to wit:
 LOT 2, BLOCK 358, 10TH ADDITION TO PORT CHARLOTTE SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 12, PAGES 22, 22A THRU 22M, OF

THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.
 4349 WINFALL AVE, NORTH PORT, FL 34286
 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 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: fmail@raslg.com
 By: /s/ Amanda Murphy
 Amanda Murphy, Esquire
 Florida Bar No. 81709
 Communication Email:
 amanda.murphy@raslg.com
 22-084141 - NaC
 March 22, 29, 2024 24-00603S

FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO.: 23-CA-008736
INVESTMENTS JH, LLC,
Plaintiff, v.
GAYLORD A. LANSRUD and LILA M. LANSRUD; JEAN P. MCNAIR,
Defendants.
 TO: JEAN P. MCNAIR
 734 S HAMPTON AVENUE
 ORLANDO, FL 32803
 GAYLORD A. LANSRUD
 4504 CORAL BLVD
 BRADENTON, FL 33507
 LILA M. LANSRUD
 4504 CORAL BLVD
 BRADENTON, FL 33507
 YOU ARE NOTIFIED that an action

to quiet title on the following property in Sarasota County, Florida:
 THE FOLLOWING DESCRIBED LAND, SITUATE, LYING, AND BEING IN SARASOTA COUNTY, FLORIDA, TO WIT:
 Lot 31, Block 1739 of 34 ADDITION TO PORT CHARLOTTE SUBDIVISION, a Subdivision according to the Plat thereof, as recorded in Plat Book 15, Page 18, of the Public Records of Sarasota County, Florida.
 Lot 12, Block 2079, 45th Addition to Port Charlotte subdivision, as per plat thereof, recorded in Sarasota County, Florida, has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham,

Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 2000 Main St., Sarasota, Florida 34237 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least

seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 DATED this 26 day of February, 2024.
 KAREN E RUSHING,
 CLERK
 Clerk of the Circuit Court
 (SEAL) By: G. Kopinsky
 As Deputy Clerk
 The Law Office of
 C.W. Wickersham, Jr., P.A.,
 Plaintiff's attorney,
 2720 Park Street, Suite 205,
 Jacksonville, Florida, 32205,
 Phone Number: (904) 389-6202
 March 8, 15, 22, 29, 2024
 24-00469S

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NUMBER:
2023 CA 8262 NC
THEODORE SIMON, AS TRUSTEE OF THE TS TRUST AGREEMENT DATED APRIL 26, 1994, as amended,
Plaintiff, vs.
AZ WEBBER HOLDINGS, INC., a Florida corporation,
MELISSA PAGE, an individual,
SOUTH GATE COMMUNITY ASSOCIATION, INC., a Florida not for profit corporation, RAUHAUS FREDENFELD & ASSOCIATES, LLP, AND UNKNOWN PERSONS IN POSSESSION,
Defendants.

sarasota.realforeclose.com at 9:00 a.m. on the 25th day of April, 2024. The highest bidder shall immediately post with the Clerk, a deposit equal to 5% of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Circuit Court. Final payment must be made on or before 4:00 p.m. of the date of sale by cash or cashier's check.
 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 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER 60 DAYS, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.
 Dated this 19th day of March, 2024.
 /s/ Andrew W Rosin
 Andrew W. Rosin, Esq.
 Fla. Bar No. 0589305
 Law Office of Andrew W. Rosin, P.A.
 1966 Hillview Street
 Sarasota, FL 34239
 (941) 359-2604 (Telephone)
 arosin@rosinlawfirm.com
 Attorney for Plaintiff
 March 22, 29, 2024 24-00609S

--- PUBLIC SALES ---

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Hide-Away Storage – Beneva located at 335 S. Beneva Rd., Sarasota, FL 34232 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storage-treasures.com on 4/10/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Pyandra Allgood unit #00327. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
March 22, 29, 2024 24-00578S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:
1510 S. Tamiami Trail Venice Florida 34293 04/11/24 at 10:00 am.

Shirley Ruckl toys, totes, dogcrate, dyson vacuum,
:Brandon-Lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-office, Suite 49588 Sarasota Taylor Province 00000 USMOI
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
March 22, 29, 2024 24-00572S

SECOND INSERTION

Certificate of Assumed Name

Office of the Minnesota Secretary of State Minnesota Statutes, Chapter 333
The filing of an assumed name does not provide a user with exclusive rights to that name. The filing is required for consumer protection in order to enable customers to be able to identify the true owner of a business.

ASSUMED NAME: BRANDON LEE TAYLOR as FOREIGN GRANTOR TRUST
PRINCIPAL PLACE OF BUSINESS: care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
APPLICANT(S): Name: Address:
:Taylor, :Brandon-Lee: care of, 1661 Ringling Boulevard, Executor Office General Post-office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:Brandon-Lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-office, Suite 49588 Sarasota Taylor Province 00000 USMOI
:Taylor, :brandon-lee: care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

:brandon-lee: Taylor. care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI
Taylor, Brandon Lee care of, 1661 Ringling Boulevard, Executor Office General Post-Office, Suite 49588 Sarasota Taylor Province 00000 USMOI

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 4/5/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1974 WEST HS 2327A & 2327B . Last Tenants: MURIEL FLORENCE GILBERT and all unknown parties beneficiaries heirs . Sale to be at MHC BAY INDIES LLC, 950 RIDGEWOOD AVENUE, VENICE, FL 34285. 813-282-5925.
March 22, 29, 2024 24-00605S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 4/5/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1972 SCHU HS S112175 . Last Tenants: WALTER CHARLES REYNOLDS JR and all unknown parties beneficiaries heirs . Sale to be at MHC BAY INDIES LLC, 950 RIDGEWOOD AVENUE, VENICE, FL 34285. 813-282-5925.
March 22, 29, 2024 24-00604S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated.
4515 South Tamiami Trail Sarasota Florida, 34231 04/11/2024 at 10:00 a.m.

Carlos Alonso
Household Goods/Furniture
This auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction.

Extra Space Storage may refuse any bid and rescind any purchase up to the winning bidder takes possession of the personal property.
March 22, 29, 2024 24-00574S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold an online auction to sell personal property described below belonging to those individuals listed below at the location indicated:
2255 N Washington Blvd Sarasota, FL 34234,
April 11th, 2024 10:00 AM

Johnnie Brown- 2 bedroom house, tools, small freezer, boxes
kemara alliman- bedroom, desk, 8 medium boxes

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
March 22, 29, 2024 24-00575S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:
5005 Englewood road Venice , FL 34293, 04/11/2024, 10:30 AM
Tommy Mcneilan-Household Goods/ Furniture
Jasmine Boecher-House stuff
Lorraine Graham-Landscape/Construction Equip

Lorraine Graham-Household Goods
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction.

Extra Space Storage may refuse any bid and rescind any purchase up to the winning bidder takes possession of the personal property.
March 22, 29, 2024 24-00591S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:
Extra Space Storage 4173 Clark Rd, Sarasota, FL 34233
04/11/2024 10:00AM
Top Hospitality LLC
Items to help conduct business for Top Hospitality LLC
Ieshia Scott
Boxes and furniture
Dominique Speight
clothing, office supplies

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
March 22, 29, 2024 24-00589S

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)

IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-943-SC
Division: PROBATE
IN RE: ESTATE OF EDNA FRANCES SHELLENBERGER A/K/A EDNA F. SHELLENBERGER 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 Edna Frances Shellenberger a/k/a Edna F. Shellenberger, deceased, File Number 2024-CP-943-SC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Robert L Anderson Administration Center, 4000 S Tamiami Trail, Venice, FL 34293; that the decedent's date of death was November 17, 2023; that the total

value of the estate is \$8,650.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Jodi L. Sharkey, Successor Trustee of The Shellenberger Family Trust dated February 24, 2000, subsequently amended and restated in its entirety on December 2, 2015	6752 Dennison Avenue North Port, Florida 34287

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-

STANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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

Person Giving Notice:
/s/ Jodi Sharkey
Jodi L. Sharkey
6752 Dennison Avenue
North Port, Florida 34287

Attorney for Person Giving Notice
Ellie K. Harris, Esq.
Florida Bar Number: 0021671
Elise V. Bouchard, Esq.
Florida Bar Number: 0109033
Schwarz & Harris, P.A.
17841 Murdock Circle
Port Charlotte, Florida 33948
Telephone: (941) 625-4158
Fax: (941) 625-5460
E-Mail: e-service@schwarzlaw.net
Secondary E-Mail:
mackenzie@schwarzlaw.net
March 22, 29, 2024 24-00610S

--- ACTIONS ---

SECOND INSERTION

NOTICE OF ACTION IN THE COUNTY COURT IN AND FOR THE TWELFTH JUDICIAL CIRCUIT SARASOTA COUNTY FLORIDA COUNTY COURT

Case No. 2023 CC 006858 NC
SARASOTA SANDS OWNERS ASSOCIATION, INC., a Florida corporation,
Plaintiff, v.
JOSEPH SNOW, Defendant.

TO: JOSEPH SNOW and if any of the above named natural persons be married, their unknown spouses, and if any of the above natural persons be dead, their unknown heirs, devisees, grantees, successors or other parties claiming by, through, under or against them, and any and all other persons claiming any right, title, interest, lien, estate or demand in or to the following described real property, situate, lying and being in Sarasota County, Florida, to-wit:

an undivided 1/50th interest in and to Condominium Unit A115, Week 1 and their undivided respective share in those common

elements pertaining thereto in accordance with and subject to the covenants, conditions, terms, restrictions and other provisions of a certain Declaration of Condominium of SARASOTA SANDS, a resort condominium hotel, as recorded in Official Records Book 1364 at Page 1165 et seq., of the public records of Sarasota County, Florida, and as per Condominium Plat recorded in Condominium Book 14 at Pages 4 through 4B, inclusive of the public records of Sarasota County, Florida.

YOU ARE HEREBY notified that a foreclosure action on the above described property has been filed against you in the above entitled Court and you are required to serve a copy of your written defenses to the Complaint on the Plaintiff's Attorney, DAVID K. OAKS, ESQ. of DAVID K. OAKS, P.A., P. O. Box 671, Saluda, NC 28773, and file the original with Karen E. Rushing, Clerk of the Court, P. O. Box 3079, Sarasota, FL 34230-3079 on or before the 15 day of April, 2024, otherwise a judg-

ment may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Witness my hand and seal of said Court on this 12 day of March, 2024.

KAREN E. RUSHING
Clerk of the Court
(SEAL) By G. Kopinsky
Deputy Clerk

David K. Oaks, P.A.
P. O. Box 671
Saluda, NC 28773
March 22, 29; April 5, 12, 2024
24-00576S

SECOND INSERTION

Amended NOTICE OF ACTION IN THE COUNTY COURT IN AND FOR THE TWELFTH JUDICIAL CIRCUIT SARASOTA COUNTY FLORIDA COUNTY COURT

Case No. 2023 CC 006855 NC
SARASOTA SANDS OWNERS ASSOCIATION, INC., a Florida corporation,
Plaintiff, v.
JOHN PARTACZ and MAUDE G. PARTACZ, Defendants.

TO: JOHN PARTACZ and MAUDE G. PARTACZ and if any of the above named natural persons be married, their unknown spouses, and if any of the above natural persons be dead, their unknown heirs, devisees, grantees, successors or other parties claiming by, through, under or against them, and any and all other persons claiming any right, title, interest, lien, estate or demand in or to the following described real property, situate, lying and being in Sarasota County, Florida, to-wit:

an undivided 1/50th interest in and to Condominium Unit H113/114, Weeks 25 & 26, and

Unit D557/558, Week 48 and their undivided respective share in those common elements pertaining thereto in accordance with and subject to the covenants, conditions, terms, restrictions and other provisions of a certain Declaration of Condominium of SARASOTA SANDS, a resort condominium hotel, as recorded in Official Records Book 1364 at Page 1165 et seq., of the public records of Sarasota County, Florida, and as per Condominium Plat recorded in Condominium Book 14 at Pages 4 through 4B, inclusive of the public records of Sarasota County, Florida.

YOU ARE HEREBY notified that a foreclosure action on the above described property has been filed against you in the above entitled Court and you are required to serve a copy of your written defenses to the Complaint on the Plaintiff's Attorney, DAVID K. OAKS, ESQ. of DAVID K. OAKS, P.A., P. O. Box 671, Saluda, NC 28773, and file the original with Karen E. Rushing, Clerk of the Court, P. O. Box 3079, Sara-

sota, FL 34230-3079 on or before the 22 day of April, 2024, otherwise a judgment may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

Witness my hand and seal of said Court on this 14 day of March, 2024.

KAREN E. RUSHING
Clerk of the Court
(SEAL) By G. Kopinsky
Deputy Clerk

David K. Oaks, P.A.
P. O. Box 671
Saluda, NC 28773
March 22, 29; April 5, 12, 2024
24-00585S

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 2024 CA 000234 NC
FREEDOM MORTGAGE CORPORATION
PLAINTIFF, VS.
JANINE KUCERA A/K/A JANINE M. KUCERA, JANINE M. KUCERA LIVING TRUST DATED AUGUST 30, 2019, WITH JANINE KUCERA A/K/A JANINE M. KUCERA ACTING AS TRUSTEE, UNKNOWN BENEFICIARIES OF THE JANINE M. KUCERA LIVING TRUST DATED AUGUST 30, 2019, PRIVATEER NORTH CONDOMINIUM ASSOCIATION, INC AND UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, DEFENDANT(S).

TO: UNKNOWN BENEFICIARIES OF THE JANINE M. KUCERA LIVING TRUST DATED AUGUST 30, 2019
Last Known Address: 1050 LONG-BOAT KEY CLUB RD #501, LONG-BOAT KEY, FL 34228
Current Residence: UNKNOWN
TO: JANINE KUCERA A/K/A JANINE M. KUCERA
Last Known Address: 8419 BROOKRIDGE RD, DOWNERS GROVE, IL 60516

Last Known Address: 1050 LONG-BOAT KEY CLUB RD #501, LONG-BOAT KEY, FL 34228
Current Residence: UNKNOWN
TO: JANINE M. KUCERA LIVING TRUST DATED AUGUST 30, 2019, WITH JANINE KUCERA A/K/A JANINE M. KUCERA ACTING AS TRUSTEE
Last Known Address: 1050 LONG-BOAT KEY CLUB RD #501, LONG-BOAT KEY, FL 34228
Last Known Address: 8419 BROOKRIDGE RD, DOWNERS GROVE, IL 60516
Current Residence: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
UNIT 501, THE PRIVATEER NORTH, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1032, PAGES 166, ET. SEQ., AND AMENDMENTS THERETO, AND AS PER PLAT THEREOF, RECORDED IN CONDOMINIUM BOOK 7, PAGES 22, 22A-22D, AND AMENDMENTS THERETO, PUBLIC RECORDS OF SARASOTA 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, Attor-

ney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, on or before April 22, 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 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 Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 14 day of March, 2024.

KAREN E. RUSHING
As Clerk of the Court
(SEAL) By: G. Kopinsky
As Deputy Clerk

MILLER, GEORGE & SUGGS, PLLC,
Attorney for Plaintiff,
210 N. University Drive, Suite 900,
Coral Springs, FL 33071
March 22, 29, 2024 24-00586S