

CHARLOTTE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION
Notice Under Fictitious Name Law
According to Florida Statute
Number 865.09
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Ian Vincent and Associates located at 22102 Kimble Ave in the City of Port Charlotte, Charlotte County, FL 33952 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
 Dated this 8th day of April, 2024.
 Benedict Sumah
 April 12, 2024 24-00351T

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 IVA Environmental Services located at 22102 Kimble Ave in the City of Port Charlotte, Charlotte County, FL 33952 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
 Dated this 9th day of April, 2024.
 Benedict Sumah
 April 12, 2024 24-00361T

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to F.S. §865.09
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Star Magic Wish, located at 23039 McNulty Ave, in the City of Port Charlotte, County of Charlotte, State of FL, 33952, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
 Dated this 10 of April, 2024.
 Jessica Linn Nagy
 23039 McNulty Ave
 Port Charlotte, FL 33952
 April 12, 2024 24-00370T

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES
 NOTICE IS HEREBY GIVEN that Melissa Fleszar will engage in business under the fictitious name CELLXTEND, with a physical address 17900 Wood Path Court Punta Gorda, FL 339, with a mailing address 17900 Wood Path Court Punta Gorda, FL 339, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
 April 12, 2024 24-00356T

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
Pursuant to F.S. §865.09
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Miller's Mighty Pool Services, located at 2105 Delta St, in the City of Port Charlotte, County of Charlotte, State of FL, 33952, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
 Dated this 4 of April, 2024.
 Damon Miller
 2105 Delta St
 Port Charlotte, FL 33952
 April 12, 2024 24-00346T

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 Holbert Logs and Lumber located at 21277 Hubbard Ave in the City of Port Charlotte, Charlotte County, FL 33952 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
 Dated this 3rd day of April, 2024.
 LISA A NORRIS
 April 12, 2024 24-00354T

--- ESTATE ---

FIRST INSERTION
NOTICE TO CREDITORS
(Summary Administration)
 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-000305-CP
Division: PROBATE
IN RE: ESTATE OF RICHARD W. MOORE, 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 Richard W. Moore, deceased, File Number 24-000305-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was November 8, 2023; that the total value of the estate is \$10,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Helen Krzyczynski, as Trustee of the Richard W. Moore Trust	Agreement dated October 14, 2015 P.O. Box 1125 58 Great Swamp Road Glastonbury, CT 06033

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 April 12, 2024.
Person Giving Notice:
Helen Krzyczynski, as Trustee of the Richard W. Moore Trust Agreement
Dated October 14, 2015
 P.O. Box 1125
 58 Great Swamp Road
 Glastonbury, CT 06033
 Attorney for Person Giving Notice
 /s/ Cheyenne 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
 April 12, 19, 2024 24-00369T

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-000264-CP
Division Probate
IN RE: ESTATE OF JOHN WARD, JR. a/k/a JOHN WILLIAM WARD, JR. a/k/a JOHN WILLIAM WARD Deceased.

The administration of the estate of John Ward, Jr. a/k/a John William Ward, Jr. a/k/a John William Ward, deceased, whose date of death was February 2, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 April 12, 2024.

Personal Representative:
 /s/ Christi Lee Ward Stover
Christi Lee Ward Stover
 27611 Lippizan Trail
 Punta Gorda, Florida 33950
 Attorney for Personal Representative:
 /s/ Brett H. Sifrit
 Brett H. Sifrit, Esq.
 Attorney for Personal Representative
 Florida Bar Number: 105564
 Farr Law Firm P.A.
 99 Nesbit Street
 Punta Gorda, FL 33950
 Telephone: (941) 639-1158
 Fax: (941) 639-0028
 E-Mail: bsifrit@farr.com
 Secondary E-Mail:
 mbuckley@farr.com;
 probate@farr.com
 April 12, 19, 2024 24-00359T

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File Number 2024CP000339
IN RE: ESTATE OF MARY ANN CANNON Deceased

The administration of the Estate of MARY ANN CANNON, deceased, File Number 2024CP000339, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 18500 Murdock Circle, Port Charlotte, Florida 33948. The Estate is Testate and the date of the decedent's Last Will and Testament is December 15, 2017. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and all 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 the court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICES 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 DEATH IS BARRED.

The date of the first publication of this notice is April 12, 2024.

Personal Representative:
 /s/ Thomas C. Cannon
THOMAS C. CANNON,
 2100 Kings Highway, Unit 68
 Port Charlotte, Florida 33980
 Attorney for Personal Representative:
 /s/ Robert D. Schwartz
ROBERT D. SCHWARTZ, ESQ.
 Florida Bar No. 028525
 1901 S. Congress Avenue, Suite 215
 Boynton Beach, Florida 33426
 Telephone: (561) 736-3440
 E-mail: robert@schwartzpa.com
 April 12, 19, 2024 24-00366T

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24000290CP
Division Probate
IN RE: ESTATE OF DENNIS CLARK Deceased.

The administration of the estate of Dennis Clark, deceased, whose date of death was February 6, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 April 12, 2024.

Personal Representative:
 /s/ Christine LaFrance
Christine LaFrance
 751 Tight Run Loop Road
 Union Mills, North Carolina 28167
 Attorney for Personal Representative:
 /s/ T. Thomas Shirley
T. Thomas Shirley
 Attorney
 Florida Bar Number: 0154581
 DUNKIN & SHIRLEY P.A.
 170 West Dearborn Street
 Englewood, Florida 34223
 Telephone: (941) 474-7753
 Fax: (941) 475-1954
 E-Mail: tom@dunkinshirley.com
 April 12, 19, 2024 24-00362T

--- ESTATE ---

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File No.: 24000316CP
Division: Probate
IN RE: ESTATE OF JOHN E. WERMELING Deceased.

The administration of the estate of John E. Wermeling, deceased, whose date of death was August 11, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 Friday, April 12, 2024.

Personal Representative:
Susan M. Wermeling
 468 North Addison Avenue
 Elmhurst, Illinois 60126
 Attorney for Personal Representative:
 Lori A. Wellbaum
 Attorney for Susan M. Wermeling
 Florida Bar Number: 071110
 WELLBAUM LAW, PA
 686 N. Indiana Avenue
 Englewood, FL 34223
 Telephone: (941) 474-3241
 Fax: (941) 475-2927
 E-Mail: lori@wellbaumlaw.com
 Secondary E-Mail:
 karen@wellbaumlaw.com
 April 12, 19, 2024 24-00367T

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24000349CP
Division Probate
IN RE: ESTATE OF JEANNE A. BEERY Deceased.

The administration of the estate of Jeanne A. Beery, deceased, whose date of death was February 6, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

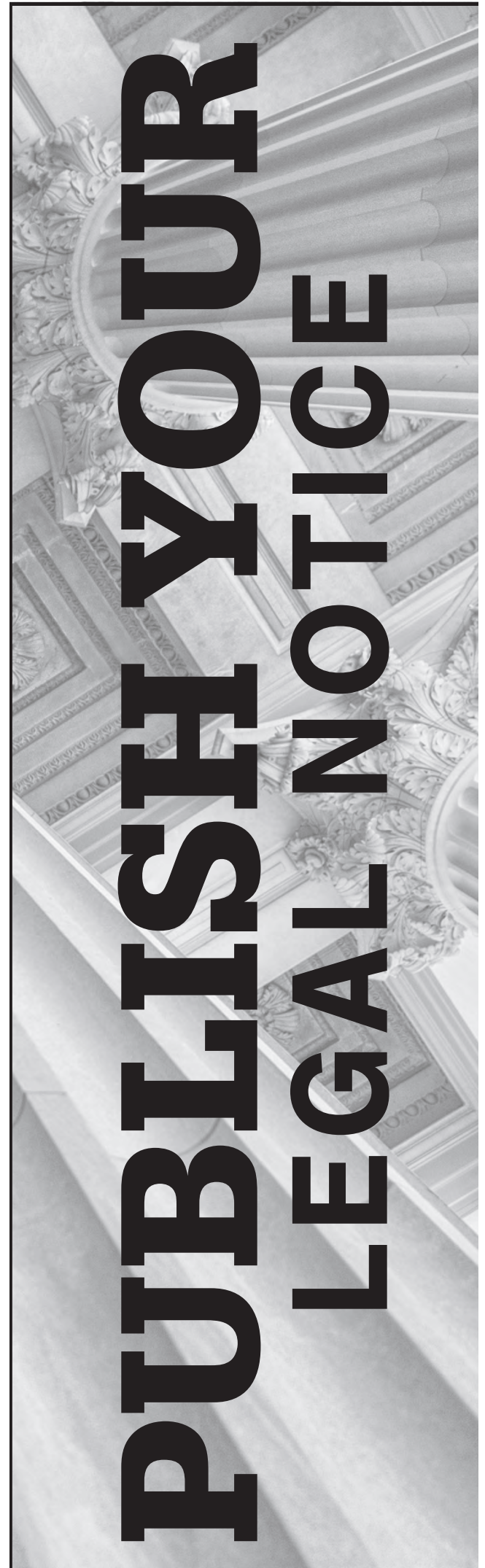
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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 April 12, 2024.

Personal Representative:
 /s/ Matthew D. Beery
Matthew D. Beery
 136 Long Meadow Lane
 Rotonda West, Florida 33947
 Attorney for Personal Representative:
 /s/ T. Thomas Shirley
T. Thomas Shirley
 Attorney
 Florida Bar Number: 0154581
 Dunkin & Shirley P.A.
 170 West Dearborn Street
 Englewood, Florida 34223
 Telephone: (941) 474-7753
 Fax: (941) 475-1954
 E-Mail: tom@dunkinshirley.com
 April 12, 19, 2024 24-00363T



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FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

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--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-000378-CP
Division: PROBATE
IN RE: ESTATE OF
JAMES R. WILLETT,
Deceased.

The administration of the estate of James R. Willett, deceased, whose date of death was December 7, 2022, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal 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 April 12, 2024.

Personal Representative:

Douglas R. Willett
1207 Hawkins Wood Cir.
Midlothian, VA 23114
Attorney for Personal Representative:
Guy S. Emerich, Esq.
Florida Bar Number: 126991
Farr Law Firm P.A.
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941) 639-1158
Fax: (941) 639-0028
E-Mail: gemerich@farr.com
Secondary E-Mail:
sziegler@farr.com and
probate@farr.com
April 12, 19, 2024 24-00352T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-0383 CP
Division: Probate
IN RE: ESTATE OF
MARJORIE A. BRUNS
Deceased.

The administration of the estate of MARJORIE A. BRUNS, deceased, whose date of death was February 4, 2024, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 April 12, 2024.

Personal Representative:

By: CREWS BANK & TRUST
1100 Tamiami Trail
Port Charlotte, FL 33953
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
Secondary E-Mail:
jpainchaud@farr.com
April 12, 19, 2024 24-00355T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 24-294-CP
Division: PROBATE
IN RE: ESTATE OF
SUSAN M. BERTRAND
Deceased.

The administration of the estate of SUSAN M. BERTRAND, deceased, whose date of death was February 22, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal 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 April 12, 2024.

Personal Representative:

MATTHEW DODGE
27046 Adams Street
Punta Gorda, Florida 33983
Attorney for Personal Representative:
MARY A. BYRSKI
Attorney
Florida Bar Number: 0166413
MARY A. BYRSKI
25086 Olympia Ave.
Suite 310
Punta Gorda, Florida 33950
Telephone: (941) 833-9262
Fax: (941) 833-9264
E-Mail: mary@byrskilaw.com
Secondary E-Mail:
kaye@byrskilaw.com
April 12, 19, 2024 24-00347T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 24-371-CP
Division: PROBATE
IN RE: ESTATE OF
CAROLE J. HUTCHESON
Deceased.

The administration of the estate of CAROLE J. HUTCHESON, deceased, whose date of death was February 9, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave. Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal 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 April 12, 2024.

Personal Representative:

LEONARDO GONZALEZ DEL VALLE
4851 Sunkist Way
Cooper City, Florida 33330
Attorney for Personal Representative:
MARY A. BYRSKI
Attorney
Florida Bar Number: 0166413
MARY A. BYRSKI
25086 Olympia Ave.
Suite 310
Punta Gorda, Florida 33950
Telephone: (941) 833-9262
Fax: (941) 833-9264
E-Mail: mary@byrskilaw.com
Secondary E-Mail:
kaye@byrskilaw.com
April 12, 19, 2024 24-00348T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2024-CP-258
IN RE: ESTATE OF
WILLIAM G. BIGELOW, SR.
Deceased.

The administration of the estate of William G. Bigelow, Sr., deceased, whose date of death was November 18, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 April 12, 2024.

Personal Representative:

William G. Bigelow, Jr.
14823 Tudor Chase Drive
Tampa, Florida 33626
Attorney for Personal Representative:
Judy Karniewicz
Attorney
Florida Bar Number: 694185
THE KARNIEWICZ LAW GROUP
1211 W Fletcher Ave
Tampa, Florida 33612
Telephone: (813) 962-0747
Fax: (813) 962-0741
E-Mail: judy@tklg.net
Secondary E-Mail:
meredith@tklg.net
liza@tklg.net
April 12, 19, 2024 24-00357T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000321CP
Division: Probate
IN RE: ESTATE OF
GERALD T. GOWEN Deceased.

The administration of the estate of Gerald T. Gowen, deceased, whose date of death was April 30, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue. 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 April 12, 2024.

Personal Representatives:

Deborah Congram
PO Box 1560
Rochester, NH 03866
Laurie Burke
PO Box 908
Rochester, NH 03866
Attorney for Personal Representative:
/s/ Jeffrey M. Backo
Jeffrey M. Backo
Attorney
Florida Bar Number: 0086426
MELLOR & BACKO LLP
13801 Tamiami Trail, Suite D
North Port, Florida 34287
Telephone: (941) 426-1193
Fax: (941) 426-5413
E-Mail: jeff@northportlaw.com
Secondary E-Mail:
shelly@northportlaw.com
April 12, 19, 2024 24-00339T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL
CIRCUIT IN AND FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No 2024 CP 344
IN RE: ESTATE OF
VICKI JO WRIGHT OLESEN
a/k/a VICKI WRIGHT-OLESEN
Deceased.

The administration of the estate of Vicki Jo Wright Olesen a/k/a Vicki Wright-Olesen, deceased, whose date of death was February 8, 2024, is pending in the Circuit Court for Charlotte County address of 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 April 12, 2024.

Personal Representative:

Scott William Olesen
4354 Rock Creek Drive
Port Charlotte, Florida 33948
Attorney for Personal Representative:
/s/ Nathan Dougherty
Nathan Dougherty, Esquire
Florida Bar No. 118632
P.O. Box 380984
Murdock, FL 33938
Tel: (941) 270-4489
contact@nathandoughertylaw.com
April 12, 19, 2024 24-00340T

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE 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 Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950; 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
Estate of Barbara A. Eiler	c/o Jill R. Nolley, Co-Trustee
45 W. Washington St.,	Shelbyville, IN 46176
c/o Megan M. Brewer, Co-Trustee	10513 Pokagon Way,
Indianapolis, IN 46239	
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 April 12, 2024.

Person Giving Notice:

Deborah J. Frederick
37 Hillside Road
Penfield, NY 14526
Attorney for Person Giving Notice
/s/ Cheyenne 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
April 12, 19, 2024 24-00341T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-000260-CP
IN RE: ESTATE OF
ROCHELLE B. SMILEY,
Deceased

The administration of the estate of ROCHELLE B. SMILEY, deceased, whose date of death was November 8, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this Notice is required to be served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 April 12, 2024.

Personal Representative:

KEVIN PILLION
1671 Mound Street
SARASOTA, FL 34236
Attorney for Personal Representative:
KEVIN PILLION ESQ.
Florida Bar No. 70288
Life Planning Law Firm
1671 Mound Street
Sarasota, FL 34236
Telephone: (941) 914-6000
Email: kevin@lifelawfirm.com
Alt Email: service@lifelawfirm.com
April 12, 19, 2024 24-00358T

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-CP-000411
Division: Probate
IN RE: ESTATE OF
BARBARA A. EILER Deceased.

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

You are hereby notified that a Petition for Summary Administration has been filed in the estate of Barbara A. Eiler, deceased, File Number 2024-CP-000411, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950; that the decedent's date of death was December 17, 2023; that the total value of the estate is \$15,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name	Address
Estate of Barbara A. Eiler	c/o Jill R. Nolley, Co-Trustee
45 W. Washington St.,	Shelbyville, IN 46176
c/o Megan M. Brewer, Co-Trustee	10513 Pokagon Way,
Indianapolis, IN 46239	

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 April 12, 2024.

Persons Giving Notice:

Jill R. Nolley
45 W. Washington St.
Shelbyville, Indiana 46176
Megan M. Brewer
10513 Pokagon Way
Indianapolis, Indiana 46239
Attorney for Persons Giving Notice
/s/ Leeanne W. Graziani
Leeanne W. Graziani, Esq.
Law Office of Leeanne W. Graziani, CPA
Florida Bar Number: 94012
999 Vanderbilt Beach Rd Ste 200
Naples, FL 34108
Telephone: (239) 595-5420
E-Mail: LWGraziani@gmail.com
April 12, 19, 2024 24-00364T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL
CIRCUIT IN AND FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No 24 CP 396
IN RE: ESTATE OF
TINA MARIE WEST
a/k/a TINA HOGE
Deceased.

The administration of the Estate of Tina Marie West a/k/a Tina Hoge, deceased, File Number * is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the 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 unmatured, 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 unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is April 12, 2024.

Petitioner:

Justin Mendenhall
2210 Bushnell Circle
Highlands Ranch, Colorado 80129
Attorney for Petitioner:
Nathan Dougherty, Esquire
Florida Bar No. 118632
P.O. Box 380984
Murdock, FL 33938
Tel: (941) 270-4489
Email:
contact@nathandoughertylaw.com
April 12, 19, 2024 24-00342T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000376CP
Division: Probate
IN RE: ESTATE OF
JEFFREY W. SWEENEY,
Deceased.

The administration of the estate of Jeffrey W. Sweeney, deceased, whose date of death was March 11, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal 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 April 12, 2024.

Personal Representative:

Jeffery Nicholas
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
April 12, 19, 2024 24-00349T

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CASE NO.: 23-CA-002775
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, v.
NATHANIEL S. ROHLEDER A/K/A NATHANIEL ROHLEDER, et al.,
Defendants.

NOTICE is hereby given that Roger D. Eaton, Clerk of the Circuit Court of Charlotte County, Florida, will on June 6, 2024, at 11:00 a.m. ET, via the online auction site at www.charlotte.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 Charlotte County, Florida, to wit:

Lot 37, Block 965, PORT CHARLOTTE SUBDIVISION SECTION SEVENTEEN, according to the plat thereof, as recorded in Plat Book 5, Pages 6A through 6D, of the Public Records of Charlotte County, Florida.
 Property Address: 19071 Ruskin Avenue, Port Charlotte, FL 33954

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 Mortgagee, 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 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 official seal of this Honorable Court this 04/04/2024 day of 2024.

Roger D. Eaton
 Clerk of the Circuit Court
 By: (SEAL) D. Gerace
 DEPUTY CLERK

Tiffany & Bosco, P.A.
 1201 S. Orlando Ave, Suite 430
 Winter Park, FL 32789
 floridaservice@tblaw.com
 April 12, 19, 2024 24-00343T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT IN AND FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
Case No. 23003710CA
JDS PROPERTIES, LLC,
a Maine Limited Liability company,
Plaintiff, vs.
DAVID SOOSH, CHARLOTTE COUNTY, a political subdivision of the State of Florida, CHARLOTTE COUNTY, a political subdivision of the State of Florida
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 15, 2024 and entered in 23 3710CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for CHARLOTTE County, Florida, wherein, JDS PROPERTIES, LLC is the Plaintiff and DAVID SOOSH, is the Defendant. ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, at April 29, 2024 at 11:00 am, the following described property as set forth in said Final Judgment, to wit:

Lot 24, Block #, Alta Vista, as per plat thereof, recorded in Plat Book 3, Page 40, of the Public Records of Charlotte County, Florida.

Street address 6213 Padula Street, Punta Gorda, FL 33950
 Parcel number 412327154023
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

Dated this day of 04/04/2024.
 ROGER D. EATON
 As Clerk of the Court
 (SEAL) By: B. Lackey
 As Deputy Clerk

Submitted by: Attorney Paul Ryan
 Attorney for Plaintiff
 Payne Ryan, PLLC
 25073 Marion Avenue
 Punta Gorda, FL 33950
 Telephone: 941-655-8970
 Fax: 941-655-8973
 April 12, 19, 2024 24-00350T

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 23-CC-1166
ROTONDA WEST ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, v.
ELI LEVY and UNKNOWN SPOUSE OF ELI LEVY
DEFENDANTS.

TO: Eli Levy
 40 Boundary Lane
 Rotonda West, FL 33947
 Unknown Spouse of Eli Levy
 40 Boundary Lane
 Rotonda West, FL 33947
 Eli Levy
 10th Avnet Street, Shaarei Tikva, Israel
 Unknown Spouse of Eli Levy
 10th Avnet Street, Shaarei Tikva, Israel

YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:

Lot 1000, Oakland Hills Rotonda West, according to the plat thereof, recorded in Plat Book 8, Pages 15A thru 15K, of the Public Records of Charlotte County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on:

CAROLYN C. MEADOWS, ESQ. (JB)
 Plaintiff's attorney, whose address is:
 BECKER & POLIAKOFF, P.A.
 Six Mile Corporate Park
 12140 Carissa Commerce Court,

Suite 200
 Fort Myers, FL 33966
 Phone: (239) 433-7707
 Fax: (239) 433-5933
 Primary email:
 cofoservicemail@beckerlawyers.com

on or before 30 days from the first date of publication, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.

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

WITNESS my hand and the seal of said Court April 9, 2024.

ROGER D. EATON,
 as Clerk of said Court
 By: D. Gerace (SEAL)
 As Deputy Clerk

CAROLYN C. MEADOWS, ESQ. (JB)
 BECKER & POLIAKOFF, P.A.
 Six Mile Corporate Park
 12140 Carissa Commerce Court,
 Suite 200
 Fort Myers, FL 33966
 Phone: (239) 433-7707
 Fax: (239) 433-5933
 Primary email:
 cofoservicemail@beckerlawyers.com
 24623078v.1 R13821/414936
 April 12, 19, 2024 24-00360T

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 22000806CA
WELLS FARGO BANK, N.A.,
Plaintiff, v.
CATHERINE MULLANE, et al.,
Defendants.

ROTONDA WEST ASSOCIATION, INC.,
Defendant/Cross-Plaintiff, v.
CATHERINE MULLANE, et al.,
Defendants/Cross-Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment dated November 30, 2023 and entered in Case No. 22000806CA of the Circuit Court of the Twentieth Judicial Circuit, in and for Charlotte County, Florida, wherein ROTONDA WEST ASSOCIATION, INC. is the Defendant/Cross-Plaintiff, and CATHERINE MULLANE and the other above-named defendant parties are the Defendants/Cross-Defendants.

The Clerk shall sell the property at public sale to the highest and best bidder for cash at www.charlotte.realforeclose.com at 11:00 a.m. on Monday, June 3, 2024, the following described property as set forth in said Final Judgment, to wit:

Legal Description:
 Lot 76 and East 1/2 of Lot 75, ROTONDA WEST, PEBBLE BEACH, according to the plat thereof, as recorded in Plat Book 8, Page 13A through 13L, in the Public Records of Charlotte County, Florida.

Parcel Identification Number: 412022402003
 Property Address: 5 (and 3E) Mark Twain Lane, Rotonda West, Florida 33947

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN SIXTY (60) DAYS AFTER THE SALE. IF YOU FAIL TO FILE A 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 Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 04/04/2024.
 ROGER D. EATON
 Clerk of the Court
 BY: (SEAL) D. Gerace
 Deputy Clerk

Will W. Sunter, Esq.
 Farr Law Firm P.A.
 99 Nesbit Street,
 Punta Gorda, FL 33950
 941-505-9980
 April 12, 19, 2024 24-00344T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 23004736CA
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
MELVIN HATTON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), ROGER D. EATON as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.charlotte.realforeclose.com at 11:00 AM on the 24 day of July, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 16, BLOCK 445, PORT CHARLOTTE SUBDIVISION, SECTION 18, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGES 8A THRU 8E, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
 PROPERTY ADDRESS: 2507 LINTON LN, PORT CHARLOTTE, FL 33952

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT

THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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

Dated this 04/09/2024.
 ROGER D. EATON
 Clerk Of The Circuit Court
 By: (SEAL) D. Gerace
 Deputy Clerk

Submitted by:
 De Cubas & Lewis, P.A.
 PO Box 5026
 Fort Lauderdale, FL 33310
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@decubaslewis.com
 23-03702
 April 12, 19, 2024 24-00365T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 23-3275-CA
AMERICAN PRIME, LLC,
a Florida Limited Liability Company,
Plaintiff, vs.

RICARDO ALEJANDRO ROMAN GALLEGO and BLANCA ALICIA ALVAREZ ROMAN, their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF RICARDO ALEJANDRO ROMAN GALLEGO; and UNKNOWN SPOUSE OF BLANCA ALICIA ALVAREZ ROMAN,
Defendants.

NOTICE IS HEREBY GIVEN that I, the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on Wednesday, June

5, 2024, at 11:00 a.m. at www.charlotte.realforeclose.com, in accordance with Chapter 45 Florida Statutes, the following-described real property:

Lot 77, Block 20 Rotonda Sands North Replat - Unit No. 1, a subdivision according to the map or plat thereof, as recorded in Plat Book 11, Page(s) 4A, 4Z2, of the Public Records of Charlotte County, Florida

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Charlotte County, Florida, in Civil Action No. 2023-003275-CA, American Prime, LLC v. Gallego.

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

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 04/08/2024.
 ROGER D. EATON, Clerk
 By: (SEAL) B. Lackey
 Deputy Clerk

Albert J. Tiseo, Jr., Esq.,
 701 JC Center Court, Suite 3,
 Port Charlotte, FL 33954
 April 12, 19, 2024 24-00353T

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, STATE OF FLORIDA
CIVIL ACTION
CASE NO. 24000731CA
ROBERT SHAW and HEIDE SHAW,
Plaintiffs,
Estate of DOROTHY L. BUTTICE, unknown heirs, devisees, grantees, beneficiaries, creditors or other parties claiming by, through, under or against DOROTHY L. BUTTICE, Estate of LOUIS BUTTICE, unknown heirs, devisees, grantees, beneficiaries, creditors or other parties claiming by, through, under or against LOUIS BUTTICE
Defendants.

TO THE DEFENDANTS: Estate of DOROTHY L. BUTTICE, unknown heirs, devisees, grantees, beneficiaries, creditors or other parties claiming by, through, under or against DOROTHY L. BUTTICE, Estate of LOUIS BUTTICE, unknown heirs, devisees, grantees, beneficiaries, creditors or other parties claiming by, through, under or against LOUIS BUTTICE or their unknown spouse, heirs, devisees, grantees, creditors or other parties claiming by, through, under or against DOROTHY L. BUTTICE AND LOUIS BUTTICE OR ANY OTHER PARTIES who may claim an interest in the real property which is subject of this action.

YOU ARE HEREBY NOTIFIED that an action for quieting title for the following property in Charlotte County, Florida has been filed against you:

LOT 6, BLOCK 4933, PORT CHARLOTTE SUBDIVISION, SECTION 93, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED

IN PLAT BOOK 9, PAGE 1-A, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
 Parcel ID Number: 0069461-133906-1

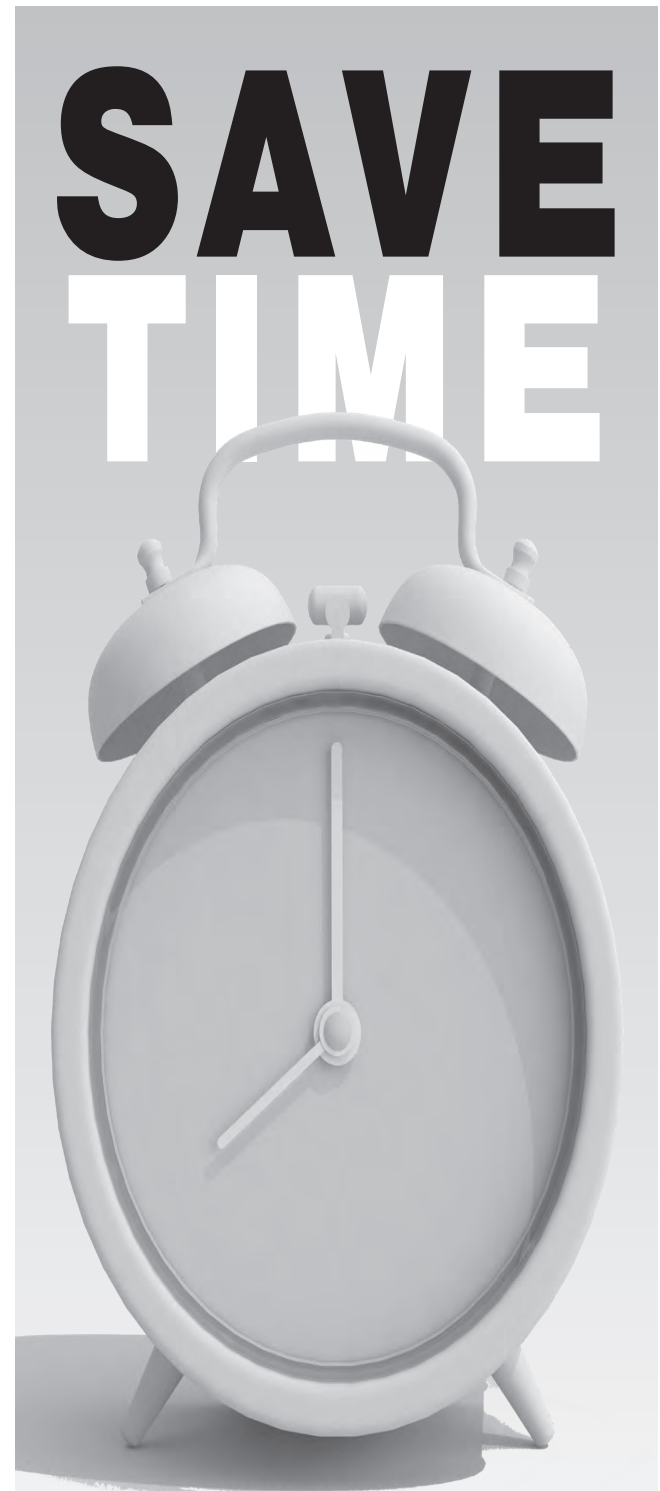
YOU ARE REQUIRED to file your written defenses, if any, with the Clerk of this Court, Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33950, and to serve a copy upon the Plaintiff's attorney, Irina Prell, Esq., 3729 Chiquita Blvd. S., Cape Coral, FL 33914, Tel. (239) 231-2222, email: paralegal@spearinglaw.com, on or before May 7, 2024. If you fail to do so, a default will be entered against you for the relief demanded in the Complaint.

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

DATED at Charlotte County, Florida, this 1st day of April, 2024.

Roger D. Eaton
 Clerk of Circuit Court
 By: B. Lackey (SEAL)

Irina Prell, Esq.,
 3729 Chiquita Blvd. S.,
 Cape Coral, FL 33914,
 Tel. (239) 231-2222,
 email: paralegal@spearinglaw.com
 April 12, 19, 26; May 3, 2024
 24-00345T



Email your Legal Notice

legal@businessobserverfl.com

Deadline Wednesday at noon • Friday Publication

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 COLLIER • CHARLOTTE

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

LV20906_V19

SUBSEQUENT INSERTIONS

--- ACTIONS ---

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CASE NO.: 24000397CA

PATSY WALDRON Plaintiff, v.
REGINA POTTER and 5T WEALTH
PARTNERS LP, Defendants.

TO: REGINA POTTER
264 DAISEY ROAD
CLAYTON, DE 19938

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

THE FOLLOWING DESCRIBED
LAND, SITUATE, LYING, AND BEING
IN CHARLOTTE COUNTY,
FLORIDA, TO WIT:

LOT 11, BLOCK 1164 PORT
CHARLOTTE SUBDIVISION,
SECTION 30, ACCORDING
TO THE PLAT THEREOF AS
RECORDED IN PLAT BOOK

5, PAGES 23A-23F, OF THE
PUBLIC RECORDS OF CHAR-
LOTTE 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 350 E. Marion Avenue, Punta
Gorda, Florida 33950 before service
on Plaintiff or immediately thereafter.
If you fail to do so, a Default may be
entered against you for the relief dem-
anded in the Complaint.

If you are a person with a disability
who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.

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

DATED this 27th day of March,
2024.

Clerk of the Circuit Court
By: B. Lackey (SEAL)
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
Mar. 29; Apr. 5, 12, 19, 2024

24-00302T

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CASE NO.: 2023-CA-4356

SIGMA INFINITY LLC,
Plaintiff, v.
JANE DOE, AS THE PERSONAL
REPRESENTATIVE OF THE
ESTATE OF LOIS PARKER;
BOB HARRIS; ALICE HARRIS;
SHERRY CROMWELL; CINDY
PRICE; JERRY PARKER; TAMMY
SOLUM; TED PARKER; STEVE
VAN PARKER; LINDA BITSOI; and
KRIS PARKER,
Defendants.

To BOB HARRIS; ALICE HARRIS;
SHERRY CROMWELL; and KRIS
PARKER:

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

SD 001 0016 0067 ROTONDA
SANDS UN1 BLK16 LT67 RO-
TONDA SANDS UN1 BLK16
LT67 1393/578 More commonly
known as: 3 Hull Court, Placida,
FL 33946

has been filed by Plaintiff, SIGMA IN-
FINITY LLC, and you are required to
serve a copy of your written defenses, if
any, on Alisa Wilkes, Esq., 13400 Sut-
ton Park Dr. S., Suite 1204, Jack-
sonville, FL 32224, (904)620-9545 on or
before May 2, 2024 and file the original
with the Clerk of Court and Plaintiff's
attorney, otherwise a default and judg-
ment will be entered against you for the
relief demanded.

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

to the provision of certain assistance.
Please contact Jon Embury, Adminis-
trative Services Manager, whose
office is located at 350 E. Marion
Avenue, Punta Gorda, Florida 33950,
and whose telephone number is (941)
637-2110, at least 7 days before your
scheduled court appearance, or im-
mediately upon receiving this notifica-
tion if the time before the scheduled
appearance is less than (7) days; if
you are hearing or voice impaired,
call 711.

Witness my hand and the seal of this
court on this 27th day of March, 2024

Clerk of the Circuit Court
By: (SEAL) B. Lackey
Deputy Clerk

Alisa Wilkes, Esq.
Wilkes & Mee, PLLC
13400 Sutton Park Dr., S, Suite 1204
Jacksonville, FL 32224
Mar. 29; Apr. 5, 12, 19, 2024

24-00308T

FOURTH INSERTION

NOTICE OF ACTION
CONSTRUCTIVE SERVICE
PERSONAL PROPERTY
IN THE COUNTY COURT OF
CHARLOTTE COUNTY, FLORIDA
Case No: 23001109CC

Ally Bank v.
Ethan B Feindel and Kayla M
Ballantine Defendant(s).

TO: Kayla M Ballantine: LAST
KNOWN ADDRESS: 7845 92ND AVE,
Vero Beach, FL 32967-3776

Residence unknown, if living, includ-
ing any unknown spouse of the said
Defendants, if either has remarried and
if either or both of said Defendants are
dead, their respective unknown heirs,
 devisees, grantees, assignees, credi-
tors, lienors, and trustees, and all other
persons claiming by, through, under
or against the named Defendant(s);
and the aforementioned named
Defendant(s) and such of the aforemen-
tioned unknown Defendants and such
of the aforementioned unknown Defen-
dants as may be infants, incompetents
or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that
a complaint for monetary damages and
writ of replevin on personal property
arising from contract has been com-
menced to recover possession of the fol-
lowing personal property, last known to
be located in Charlotte County, Florida,
more particularly described as follows:

2017 CHEVROLET SIL-
VERADO (VIN No:
3GCUKREC2HG425231)

This action has been filed against you
and you are required to serve a copy
of your written defense, if any, upon
LOGS LEGAL GROUP LLP, Attorneys
for Plaintiff, whose address is 750 Park
of Commerce Blvd., Suite 130, Boca Ra-
ton, FL 33487, before twenty (28) days
after the first publication of this notice
and file the original with the clerk of
this court either before service on Plain-
tiff's attorney or immediately thereaf-
ter; otherwise a default will be entered
against you for the relief demanded in
the Complaint.

If you are a person with a disability
who needs any accommodation in or-

der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact Jon Embury, Adminis-
trative Services Manager, whose
office is located at 350 E. Marion
Avenue, Punta Gorda, Florida 33950,
and whose telephone number is (941)
637-2110, at least 7 days before your
scheduled court appearance, or im-
mediately upon receiving this notifica-
tion if the time before the scheduled
appearance is less than (7) days; if
you are hearing or voice impaired,
call 711.

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

Circuit and County Courts
By: D. Gerace (SEAL)
Deputy Clerk

LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
750 Park of Commerce Blvd., Suite 130,
Boca Raton, FL 33487
23-329366 RP01 AYL
March 22, 29; April 5, 12, 2024

24-00284T

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CASE NO.: 24000366CA

LAURA SWEET,
Plaintiff, v.
MARY J. BOCHARD,
Defendants.

TO: MARY J. BOCHARD
12516 PARK ROAD
ORIENT, OH 43146

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

THE FOLLOWING DESCRIBED
LAND, SITUATE, LYING, AND BEING
IN CHARLOTTE COUNTY,
FLORIDA, TO WIT:

Lot 6, Block 3714, PORT CHAR-
LOTTE SUBDIVISION, SEC-
TION 63, according to the
plat thereof as recorded in Plat

Book 5, Pages 77A thru 77G, of
the Public Records of Charlotte
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 350 E. Marion Avenue, Punta
Gorda, Florida 33950 before service
on Plaintiff or immediately thereafter.
If you fail to do so, a Default may be
entered against you for the relief dem-
anded in the Complaint.

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.

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

DATED this 22nd day of March,
2024.

Clerk of the Circuit Court
By: B. Lackey (SEAL)
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
Mar. 29; Apr. 5, 12, 19, 2024

24-00293T

FOURTH INSERTION

NOTICE OF ACTION TO QUIET
TITLE TO REAL PROPERTY
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIR-
CUIT IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 24000716CA

TERESE L. HOFFMAN,
Plaintiff, v.
SOUTHERN RESORTS, INC., a
dissolved Florida Corporation, and
ANY UNKNOWN BENEFICIARIES
OF THE ESTATE OF CAROL B.
SANTOS,

Defendants.
TO: SOUTHERN RESORTS, INC.,
a dissolved Florida Corporation, and
ANY UNKNOWN BENEFICIARIES
OF THE ESTATE OF CAROL B. SAN-
TOS, including all parties claiming
interests by, through, under or against
Estate of Carol B. Santos, and all parties
having or claiming to have any right,
title or interest in the property herein
described.

YOU ARE HEREBY NOTIFIED that
an action has been commenced to quiet
title to the following real property, lying
and being situated in Charlotte County,

Florida, more particularly described as
follows:

Units 24-E and 25-E, CAST-
AWAYS CONDOMINIUM,
PHASE III, a condominium
according to the Plat thereof,
recorded in Condominium Plat
Book 2, Pages 27A & 7B, and
according to the Declaration of
Condominium recorded in Of-
ficial Records Book 565, Pages
2006 thru 2058, and Official
Records Book 575, Pages 812
thru 863, as amended in Official
Records Book 591, Pages 003

and 004, and Amendment re-
corded in Official Records Book
633, Pages 1509 thru 1536, all of
the Public Records of Charlotte
County, Florida.

This action has been filed against you
and you are required to serve a copy of
your written defenses, if any, with the
clerk of the court and to serve a copy
upon Bryan S. Kessler, Esq., Attorney
for the Plaintiffs, whose address is
1872 Tamiami Trail S, Suite D, Venice,
Florida 34293, not later than 30 days
after the first publication of this notice;
otherwise, a default will be entered

against you for the relief demanded in
the Complaint.

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

before the scheduled appearance is less
than 7 days; if you are hearing or voice
impaired, call 711.

WITNESS my hand and seal of this
Court on the 27th day of March, 2024.

ROGER D. EATON
CIRCUIT COURT CLERK
By: B. Lackey (SEAL)
Deputy Clerk

Bryan S. Kessler, Esq.,
Attorney for the Plaintiffs,
1872 Tamiami Trail S, Suite D,
Venice, Florida 34293
Mar. 29; Apr. 5, 12, 19, 2024

24-00303T



Are there different types of legal notices?

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

Warning notices inform you when government, or a private party authorized by the government, is about to do something that may affect your life, liberty or pursuit of happiness. Warning notices typically are published more than once over a certain period.

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

Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

How much do legal notices cost?

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

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

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000317CP
IN RE: ESTATE OF
SALLY LYNNE LAKE Deceased.
The administration of the estate of Sally Lynne Lake, deceased, whose date of death was May 20, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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 April 5, 2024.

Personal Representative:

Eric C.A. Lake
326 Kearsarge Valley Road
Wilmot, NH 03287
Attorney for Personal Representative:
Renee E. Nesbit
E-mail Addresses:
RNesbit@Nesbit-Law.com
Florida Bar No. 75374
Renee E. Nesbit, Attorney At Law
8305 Laurel Lakes Way
Naples, Florida 34119
Telephone: (239) 249-1072
April 5, 12, 2024 24-00326T

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-000227-CP
Division: PROBATE
IN RE: ESTATE OF
KATHLEEN KISSANE BENEDICT,
a/k/a **KATHLEEN K. BENEDICT,**
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 KATHLEEN KISSANE BENEDICT, a/k/a KATHLEEN K. BENEDICT, deceased, File Number 24-000227-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 360 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was July 22, 2023; that the total value of the estate is \$5,561.92 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Marirose Benedict, Trustee
of the Kathleen Kissane Benedict
Trust dated March 27, 2023
3195 Sunrise Walk
Philadelphia, PA 19123
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 April 5, 2024.

Person Giving Notice:

Marirose Benedict, Trustee
of the Kathleen Kissane Benedict
Trust dated March 27, 2023
3105 Sunrise Walk
Philadelphia, PA 19124
Attorney for Person Giving Notice
/s/ Cheyenne 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
April 5, 12, 2024 24-00322T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-000186
Division Probate
IN RE: ESTATE OF
BRENDA L. KELLY-ZEMAITIS
Deceased.

The administration of the estate of Brenda L. Kelly-Zemaitis, deceased, whose date of death was October 14, 2022, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 April 5, 2024.

Attorney and Personal Representative:
ANTHONY G. MOWRY
Attorney and Personal Representative
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:
deb@mowrylawoffice.com
April 5, 12, 2024 24-00327T

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-292-CP
Division Probate
IN RE: ESTATE OF
LINDA C. SCHLINGER A/K/A
LINDA CHRISTINE SCHLINGER
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 Linda C. Schlinger a/k/a Linda Christine Schlinger, deceased, File Number 24-292-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950; that the decedent's date of death was February 7, 2024; that the total value of the estate is less than \$55,000 and that the names and addresses of those to whom it has been assigned by such order are:

Cara Elizabeth Conroy a/k/a
Cara Conroy as Trustee of the
Schlinger Family Revocable
Trust dated April 30, 2020

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 April 5, 2024.

Person Giving Notice:

Cara Elizabeth Conroy, as Trustee
10 Franklin Street
Dansville, NY 14437
Attorney for Person Giving Notice:
Jeffrey R. Kuhns,
Florida Bar No. 96026
Forrest G. Miller,
Florida Bar No. 1028360
KUHNS LAW FIRM, PLLC
425 Cross Street, Ste. #312
Punta Gorda, Florida 33950
Telephone: (941) 205-8000/
Fax: (941) 205-8001
E-Mail: jeff@kuhnslawfirm.com
Secondary E-Mail:
forrest@kuhnslawfirm.com
April 5, 12, 2024 24-00316T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TWENTIETH CIRCUIT
COURT IN AND FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE
Case No. 24-370-CP
IN RE: ESTATE OF
LINDA MARIE FUDALA
Deceased

The administration of the estate of LINDA MARIE FUDALA, deceased, whose date of death was January 22, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 was or shall be: April 5, 2024

Personal Representative

/s/ **James M Tucker**
ID FHeAJ6SqosPgxwvPZSDUoRH4
James M Tucker
22378 Laika Avenue
Port Charlotte, FL 33952
Attorney for Personal Representative
/s/ Alexis A. Sitka, P.A.
Alexis A Sitka, P.A.
Florida Bar Number: 4766
P.O. Box 150171
Cape Coral, FL 33915
Tele: (239) 997-0078
Fax: (239) 299-9917
Alexis@SitkaLaw.com
April 5, 12, 2024 24-00317T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-271-CP
Division Probate
IN RE: ESTATE OF
CARLOS A. O'BYRNE
a/k/a **CARLOS ARTURO O'BYRNE**
Deceased.

The administration of the estate of CARLOS A. O'BYRNE a/k/a CARLOS ARTURO O'BYRNE, deceased, whose date of death was December 3, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent 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 April 5, 2024.

Personal Representative:

Carla O'Byrne
1505 W. Polk Street
Chicago, Illinois 60607
Attorney for Personal Representative:
Nicole S. Peet
Attorney
Florida Bar Number: 1025612
Farr Law Firm P.A.
237 Nokomis Avenue South
Venice, FL 34285
Telephone: (941) 488-7751
Fax: (941) 497-7636
E-Mail: npeet@farr.com
Secondary E-Mail: tweiss@farr.com
April 5, 12, 2024 24-00320T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000357CP
Probate Division
IN RE: ESTATE OF
ALVIN G. SCHMID,
Deceased.

The administration of the estate of ALVIN G. SCHMID, deceased, whose date of death was December 16, 2023, and the last four digits of whose social security number is 2543, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal 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 April 5, 2024.

Personal Representative:

Linda E. Koepke
23420 Weaver Ave.
Port Charlotte, FL 33954
Attorney for Personal Representative:
Ariana R. Fileman
Florida Bar No.0990612
Fileman Law Firm, P.A.
201 W. Marion Ave., Suite 1208
Punta Gorda, FL 33950
Telephone: 941-833-5560
Email address:
afileman@filemanlaw.com
April 5, 12, 2024 24-00311T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2024-CP-000373
Division: Probate
IN RE: ESTATE OF
VERENA K. GERBER
Deceased.

The administration of the estate of Verena K. Gerber, deceased, whose date of death was March 14, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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 April 5, 2024.

Personal Representative:

Forrest J. Bass
99 Nesbit Street
Punta Gorda, Florida 33950
Attorney for Personal Representative:
Forrest J. Bass, Attorney
Florida Bar No.: 68197
Farr Law Firm PA
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941)639-1158
Fax: (941)639-0028
Email: fbass@farr.com
Secondary Email:
msleeper@farr.com and
probate@farr.com
April 5, 12, 2024 24-00328T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000384CP
Division Probate
IN RE: ESTATE OF
STEPHEN RING NADLE a/k/a
STEPHEN R. NADLE,
Deceased.

The administration of the estate of STEPHEN RING NADLE a/k/a STEPHEN R. NADLE, deceased, whose date of death was February 15, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 April 5, 2024.

Personal Representative:

Rosann C. Maher
1336 Heritage Avenue, NW
Hutchinson, MN 55350
Attorney for Personal Representative:
Katharine W. Payne
Florida Bar Number: 0873411
Payne Ryan, PLLC
25073 Marion Avenue
Punta Gorda, FL 33950
Telephone: (941) 655-8970
Fax: (941) 655-8973
E-Mail: kpayne@payneryan.com
April 5, 12, 2024 24-00337T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000345CP
Division Probate
IN RE: ESTATE OF
TERRANCE LEE DOUGHERTY
Deceased.

The administration of the estate of TERRANCE LEE DOUGHERTY, deceased, whose date of death was March 1, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER 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 April 5, 2024

Personal Representative:

Linda Kerr
2696 Suncoast Lake Blvd
Port Charlotte, Florida 33980
Attorney for Personal Representative:
James W Mallonee, Attorney
Florida Bar Number: 0638048
946 Tamiami Trail, #206
Port Charlotte, FL 33953
Telephone: (941) 206-2223
Fax: (941) 206
E-Mail:
jmallonee@jameswmallonee.com
E-Mail:
hchalmers@jameswmallonee.com
April 5, 12, 2024 24-00318T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000350CP
Division Probate
IN RE: ESTATE OF
GREGORY R. TYSON
Deceased.

The administration of the estate of Gregory R. Tyson, deceased, whose date of death was February 21, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 April 5, 2024.

Personal Representative:

/s/ **Joseph B. Tyson**
Joseph B. Tyson
6057 Williams Street
Taylor, Michigan 48180
Attorney for Personal Representative:
/s/ T. Thomas Shirley
T. Thomas Shirley
Attorney
Florida Bar Number: 0154581
Dunkin & Shirley P.A.
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: tom@dunkinshirley.com
April 5, 12, 2024 24-00336T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000362CP
Division Probate
IN RE: ESTATE OF
EDWARD J. RYAN, JR.
Deceased.

The administration of the estate of Edward J. Ryan, Jr., deceased, whose date of death was February 15, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 April 5, 2024.

Personal Representative:

Mark Knauf
2230 S. McCall Road
Englewood, Florida 34224
Attorney for Personal Representative:
Lori A. Wellbaum
Attorney for Personal Representative
Florida Bar Number: 071110
WELLBAUM LAW PA
686 N. Indiana Avenue
Englewood, FL 34223
Telephone: (941) 474-3241
Fax: (941) 475-2927
E-Mail: lori@wellbaumlaw.com
Secondary E-Mail:
karen@wellbaumlaw.com
April 5, 12, 2024 24-00312T

--- ACTIONS / SALES ---

SECOND INSERTION

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

CASE NO.: 23001606CC
**ROTONDA MEADOWS/VILLAS
CONSERVATION ASSOCIATION,
INC, a Florida not for Profit
Corporation, Plaintiff, v.
Turky Omar H. Asar, Defendant.**

TO: Turky Omar H. Asar
4455 SW 34th St, Gainesville, FL 32608
YOU ARE NOTIFIED that an action
to foreclose a Claim of Lien on the fol-
lowing described property in CHAR-
LOTTE County, Florida:

Lot 186, Block 30, Rotonda Vil-
las, a subdivision according to the plat
thereof, as recorded in
Plat Book 12, Pages 1 A through
1Z15, inclusive, of the Public Re-
cords of Charlotte County, Flori-
da which has a Property address of:
14420 Sailor Ct, Placida, FL
33946

has been filed against you, and you are
required to serve a copy of your written
defenses, if any, to it on Association
Legal Services, LLC, Plaintiff's attorney,
at 12600 World Plaza Lane, Build.#63,
Fort Myers, FL 33907 (239-887-4276),
leland@associationlegalservices.com,
within thirty (30) days from first date

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

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

DATED on March 28, 2024.

ROGER D. EATON
CLERK OF THE CIRCUIT COURT
By: D. Gerace (SEAL) As Deputy Clerk
Association Legal Services, LLC
Plaintiff's attorney
12600 World Plaza Lane, Build.#63
Fort Myers, FL 33907
(239-887-4276)
leland@associationlegalservices.com
April 5, 12, 2024 24-00321T

SECOND INSERTION

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

CASE NO.: 2024-CA-000132
**PENNYMAC LOAN SERVICES,
LLC,
Plaintiff, v.
TAMMY L. DIEDRICK A/K/A
TAMMY DIEDRICK, et al.,
Defendants.**

TO: Tammy L. Diedrick a/k/a Tammy
Diedrick
2201 Catherine Avenue
Port Charlotte FL 33952
Unknown Spouse of Tammy L. Diedrick
a/k/a Tammy Diedrick
2201 Catherine Avenue
Port Charlotte FL 33952

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

Lot 36, Block 2788, PORT
CHARLOTTE SUBDIVISION,
SECTION 33, according
to the map or Plat thereof, as re-
corded in Plat Book 5, Pages
35A through 35F, inclusive, of
the Public Records of Charlotte
County, Florida.

has been filed against you and you are
required to serve a copy of your written
defenses, if any, on Anthony R. Smith,
Esquire, the Plaintiff's attorney, whose
address is Tiffany & Bosco, P.A., 1201 S.
Orlando Ave, Suite 430, Winter Park,
FL 32789, on or before thirty (30) days

from the date of first publication of this
Notice, and file the original with the
Clerk of this Court either before service
on the Plaintiff's attorney or im-
mediately thereafter; or a default will be
entered against you for the relief de-
manded in the complaint.

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

IN WITNESS WHEREOF, I have
hereunto set my hand and affixed the
official seal of said Court at Charlotte
County, Florida, this 28th day of March,
2024.

Roger D. Eaton
as Clerk of the Circuit Court of
Charlotte County, Florida
By: (SEAL) B. Lackey
DEPUTY CLERK

Anthony R. Smith, Esquire,
the Plaintiff's attorney,
Tiffany & Bosco, P.A.,
1201 S. Orlando Ave, Suite 430,
Winter Park, FL 32789
April 5, 12, 2024 24-00330T

SECOND INSERTION

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

CASE NO.: 24000100CA
**NEWREZ LLC D/B/A
SHELLPOINT MORTGAGE
SERVICING, Plaintiff, v.
JESSICA L. STEELMAN;
UNKNOWN SPOUSE OF JESSICA
L. STEELMAN; GARDENS OF
GULF COVE PROPERTY OWNER'S
ASSOCIATION, INC.; ROELFKE
NIEMEYER; UNKNOWN SPOUSE
OF ROELFKE NIEMEYER;
HARM NIEMEYER; UNKNOWN
SPOUSE OF HARM NIEMEYER;
UNITED STATES OF AMERICA,
ON BEHALF OF SECRETARY
OF HOUSING AND URBAN
DEVELOPMENT; ALL UNKNOWN
PARTIES CLAIMING INTERESTS
BY, THROUGH, UNDER OR
AGAINST A NAMED DEFENDANT
TO THIS ACTION, OR HAVING OR
CLAIMING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE
PROPERTY HEREIN DESCRIBED;
UNKNOWN TENANT #1;
UNKNOWN TENANT #2,
Defendant.**

To the following Defendant(s):
ROELFKE NIEMEYER
(RESIDENCE UNKNOWN)
UNKNOWN SPOUSE OF ROELFKE
NIEMEYER
(RESIDENCE UNKNOWN)
HARM NIEMEYER
(RESIDENCE UNKNOWN)
UNKNOWN SPOUSE OF HARM
NIEMEYER
(RESIDENCE UNKNOWN)
YOU ARE NOTIFIED that an action
for Foreclosure of Mortgage on the fol-
lowing described property:

LOT 35, BLOCK 4291, PORT
CHARLOTTE SUBDIVISION,
SECTION 66, ACCORD-
ING TO THE MAP OR PLAT

THEREOF, AS RECORDED
IN PLAT BOOK 6, PAGES 4A
THROUGH 4G, OF THE PUB-
LIC RECORDS OF CHAR-
LOTTE COUNTY, FLORIDA.
a/k/a 13428 Romford Ave, Port
Charlotte, FL 33981

has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, upon Kelley Kro-
nenberg, Attorney for Plaintiff, whose
address is 10360 West State Road
84, Fort Lauderdale, FL 33324 on or
before May 7, 2024, a date which is
within thirty (30) days after the first
publication of this Notice in Business
Observer and file the original with the
Clerk of this Court either before service
on Plaintiff's attorney or immediately
thereafter; otherwise a default will be
entered against you for the relief de-
manded in the complaint.

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

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

WITNESS my hand and the seal of
this Court this 1st day of April, 2024.

As Clerk of the Court
By B. Lackey (SEAL)

Kelley Kronenberg,
Attorney for Plaintiff,
10360 West State Road 84,
Fort Lauderdale, FL 33324
April 5, 12, 2024 24-00329T

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

CASE NO.: 22001571CA
**IN RE: THE MATTER OF:
NEW VISTA PROPERTIES, INC., a
Florida Corporation
Plaintiff, vs.
SANDRA ZILLI DEALMEIDA,
their devisees, grantees, creditors,
and all other parties claiming by,
through, under or against them and
all unknown natural persons, if alive
and if now known to be or alive, their
several and respective spouse
heirs, devisees, grantees, and other
creditors or other parties claiming
by, though, or under those unknown
natural persons and their several**

unknown assigns, successors in
interest trustees, or any other person
claiming by through, under or
against any corporation or other
legal entity names as a defendant
and all claimants, persons or parties
natural or corporate whose exact
status is unknown, claiming
under any of the above names or
described defendants or parties who
are claiming to have any right, title
or interest in and to the lands
hereafter described; UNKNOWN
SPOUSE OF SANDRA ZILLI
DEALMEIDA,
Defendant(s).

NOTICE IS HEREBY GIVEN that I,
the undersigned Clerk of the Circuit
Court of Charlotte County, Florida,
shall sell the property at public sale to
the highest bidder for cash, except as
set forth hereinafter, on Friday, May 17,
2024, at 11:00 am, at www.charlotte.

SECOND INSERTION

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

Case No. 22001275CA
**U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE OF THE
TRUMAN 2021 SC9 TITLE TRUST
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES OF DONNA K.
GRIDER, DECEASED, THOMAS
HODGES AS KNOWN HEIR OF
DONNA K. GRIDER, DECEASED,
UNKNOWN SPOUSE OF THOMAS
HODGES, SUNCOAST CREDIT
UNION, AND UNKNOWN
TENANTS/OWNERS,
Defendants.**

Notice is hereby given, pursuant to
Final Judgment of Foreclosure for
Plaintiff entered in this cause on
February 16, 2024, in the Circuit Court
of Charlotte County, Florida, Roger D.
Eaton, Clerk of the Circuit Court, will
sell the property situated in Charlotte
County, Florida described as:

LOT 5, BLOCK 3721, PORT
CHARLOTTE SUBDIVISION
SECTION 63, ACCORDING TO
THE PLAT THEREOF, AS RE-
CORDED IN PLAT BOOK 5,
PAGES 77A-77G, INCLUSIVE,
OF THE PUBLIC RECORDS OF
CHARLOTTE COUNTY, FLOR-
IDA.
and commonly known as: 11160

WILLMINGTON BLVD, ENGLE-
WOOD, FL 34224;
including the building, appurtenances,
and fixtures located therein, at public
sale, to the highest and best bidder, for
cash, at www.Charlotte.realforeclose.
com in accordance with Chapter 45
Florida Statutes, on June 10, 2024 at
11:00 A.M..

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

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

Dated this 3/28/2024 day of, 2024.

Roger D. Eaton
Clerk of the Circuit Court
(SEAL) By: D. Gerace
Deputy Clerk

David R. Byars
(813) 229-0900 x
Kass Shuler, P.A.
1505 N. Florida Ave.
Tampa, FL 33602-2613
ForeclosureService@kasslaw.com
320250/2117126/CMP
April 5, 12, 2024 24-00313T

SECOND INSERTION

NOTICE OF ACTION
**CONSTRUCTIVE
SERVICE - PROPERTY**
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL ACTION

CASE NO. 23CA4499
**NAJMI PROPERTIES, INC.,
a Florida corporation,
Plaintiff, vs.
PAULINE MAXWELL, her devisees,
grantees, creditors, and all other
parties claiming by, through, under
or against her and all unknown
natural persons, if alive and if not
known to be dead or alive, their
several and respective spouses, heirs,
devisees grantees, and creditors or
other parties claiming by, through,
or under those unknown natural
persons and their several unknown
assigns, successors in interest
trustees, or any other persons
claiming by through, under or
against any corporation or other
legal entity named as a defendant
and all claimants, persons or parties
natural or corporate whose exact
status is unknown, claiming under
any of the above named or described
defendants or parties who are
claiming to have any right, title or
interest in and to the lands hereafter
described, and
UNKNOWN SPOUSE OF PAULINE
MAXWELL,
Defendants.**

TO: PAULINE MAXWELL, her devise-
es, grantees, creditors, and all other
parties claiming by, through, under or
against her and all unknown natural
persons, if alive and if not known to be
dead or alive, their several and respec-
tive spouses, heirs, devisees grantees,
and creditors or other parties claiming
by, through, or under those unknown
natural persons and their several un-
known assigns, successors in interest
trustees, or any other persons claim-
ing by through, under or against any cor-
poration or other legal entity named as
a defendant and all claimants, persons
or parties natural or corporate whose
exact status is unknown, claiming under
any of the above named or described
defendants or parties who are claiming
to have any right, title or interest in and

to the lands hereafter described, and
UNKNOWN SPOUSE OF PAULINE
MAXWELL:

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

Lot 3, Block 3055, Port Charlotte
Subdivision, Section 61, according
to the plat thereof, recorded in Plat
Book 5, pages 75A through 75C,
inclusive, of the Public Records of
Charlotte County, Florida
commonly known as 2520 McP-
hearson Drive, Port Charlotte, FL
33953

has been filed against you and you are
required to serve a copy of your written
defenses, if any, to it on Albert J. Tiseo,
Jr., Plaintiff's attorney whose address is
Goldman, Tiseo & Sturges, P.A., 701 JC
Center Court, Suite 3, Port Charlotte,
Florida 33954, thirty (30) days after
the first publication date, and file the
original with the Clerk of this Court
either before service on Plaintiff's attorney
or immediately thereafter; otherwise a
default will be entered against you for
the relief demanded in the Complaint.

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

WITNESS my hand and seal of this
Court March 28, 2024.

ROGER D. EATON
CLERK OF THE COURT
By: (Seal) B. Lackey
Deputy Clerk

Albert J. Tiseo, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
atiseo@gtslawfirm.com
lbaird@gtslawfirm.com
941-625-6666
April 5, 12, 2024 24-00331T

SECOND INSERTION

realforeclose.com, in accordance
with Chapter 45 Florida Statutes, the
following described property:

Lot 23, Block 2029, Port Char-
lotte Subdivision Section 24, a
subdivision according to the plat
thereof, as recorded in Plat Book
5, Pages 16A-16E, inclusive, of
the Public Records of Charlotte
County, Florida.

The said sale will be made pursuant
to the Final Judgment of Foreclo-
sure of the Circuit Court of Charlotte
County, Florida, in Civil Action No.
22001571CA, New Vista Properties,
Inc., v. Sandra Zilli Dealmeida et al.

And any person claiming an inter-
est 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 disabili-
ty who needs any accommodation in

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

DATED: 04/02/2024

ROGER D. EATON,
Clerk of the Circuit Court
By: (SEAL) B. Lackey
Deputy Clerk

Rafael J. Oropesa, Esq.,
1840 West 49 Street, Suite 503,
Hialeah, FL 33012
April 5, 12, 2024 24-00335T

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN
AND FOR CHARLOTTE COUNTY,
FLORIDA
CIVIL DIVISION:

CASE NO.: 24000153CA
**NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
ZOE I. PARSLEY; UNKNOWN
TENANT IN POSSESSION OF THE
SUBJECT PROPERTY,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant
to an Order or Final Judgment entered
in the above styled cause now pending
in said court and as required by Florida
Statute 45.031(2), ROGER D. EATON
as the Clerk of the Circuit Court shall
sell to the highest and best bidder for
cash electronically at www.charlotte.
realforeclose.com at 11:00 AM on the
23 day of May, 2024, the following
described property as set forth in said
Final Judgment, to wit:

LOT 10, BLOCK 904, PORT
CHARLOTTE SUBDIVISION
SECTION 34, ACCORDING
TO THE PLAT THEREOF, RE-
CORDED IN PLAT BOOK 5,
PAGES 38A TO 38H, OF THE
PUBLIC RECORDS OF CHAR-
LOTTE COUNTY, FLORIDA.
PROPERTY ADDRESS: 400
KENOVA ST, PORT CHAR-
LOTTE, FL 33954

IF YOU ARE A PERSON CLAIMING
A RIGHT TO FUNDS REMAIN-
ING AFTER THE SALE, YOU MUST
FILE A CLAIM WITH THE CLERK
NO LATER THAN THE DATE THAT
THE CLERK REPORTS THE FUNDS

AS UNCLAIMED. IF YOU FAIL TO
FILE A CLAIM, YOU WILL NOT BE
ENTITLED TO ANY REMAINING
FUNDS. AFTER THE FUNDS ARE
REPORTED AS UNCLAIMED, ONLY
THE OWNER OF RECORD AS OF
THE DATE OF THE LIS PENDENS
MAY CLAIM THE SURPLUS.

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

Dated this 04/01/2024.

ROGER D. EATON
Clerk of the Circuit Court
By: (SEAL) Deni Gerace
Deputy Clerk

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL
FOR SERVICE PURSUANT TO FLA.
R. JUD. ADMIN 2.516
eservice@decubaslewis.com
23-02765
April 5, 12, 2024 24-00325T

SECOND INSERTION

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

CASE NO.: 23-1240-CC
**ROGER D. EATON, in his official
capacity as CLERK OF THE
CIRCUIT COURT and
COMPTROLLER FOR CHARLOTTE
COUNTY, FLORIDA,
Plaintiff, vs.
CARLTON EUGENE BLANCHARD;
PATRICIA ANN BLANCHARD a/k/a
PATRICIA DEANE; JUPITER
ASSET RECOVERY, LLC,
a Florida Limited Liability
Company as Assignee for JOHN
M. BLANCHARD and CATHY
CONTRERAS a/k/a KATHY
CARLENE BLANCHARD a/k/a
KATHY C. CONTRERAS a/k/a
KATHY BLANCHARD
CONTRERAS a/k/a KATHY
C. BLANCHARD; STANLEY
R. TURNER; CARLETON E.
BLANCHARD And DIBBY D.
ALLISON; if alive, and if dead,
unknown widows, widowers,
heirs, devisees, grantees, and all
other persons claiming by, through,
under or against them, and
all other parties claiming by,
through, under or against the
foregoing Defendants,
Defendants.**

TO: CARLTON EUGENE
BLANCHARD, PATRICIA ANN
BLANCHARD A/K/A PATRICIA
DEANE, STANLEY R. TURNER,
DIBBY D. ALLISON AND CARLTON
E. BLANCHARD last known address,
his/her/their devisees, grantees, credi-
tors, and all other parties claiming by,
through, under or against it and all
unknown natural persons, if alive and
if not known to be dead or alive, their
several and respective spouses, heirs,
devisees grantees, and creditors or
other parties claiming by, through, or
under those unknown natural persons
and their several unknown assigns, suc-
cessors in interest trustees, or any other
persons claiming by through, under or
against any corporation or other legal
entity named as a defendant and all
claimants, persons or parties natural

or corporate whose exact status is un-
known, claiming under any of the above
named or described defendants or parties
who are claiming to have any right,
title or interest in and to the lands here-
after described, situate, lying and being
in Charlotte County, Florida,

Lot 19, Block 3883, Port Charlotte
Subdivision, Section 67, a subdivi-
sion according to the Plat thereof,
recorded in Plat Book 6, Page 5A
of the Public Records of Charlotte
County, Florida.

Commonly Known As: 12114
Gulfstream Blvd., Port Charlotte,
Florida

AND ALL OTHERS WHOM IT MAY
CONCERN:

YOU ARE HEREBY NOTIFIED
that an action for interpleader on the
above-described real property has been
filed against you and you are required
to serve a copy of your written defen-
ses, if any, to it on ERNEST W. STUR-
GES, JR., ESQ., GOLDMAN, TISEO &
STURGES P.A., 701 JC Center Court,
Suite 3, Port Charlotte, FL 33954, and
file the original with the Clerk of the
above-styled Court on or before May
7, 2024; otherwise, a judgment may
be entered against you for the relief de-
manded in the Complaint.

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

WITNESS my hand and seal of said
Court this 1st day of April, 2024.

ROGER D. EATON, CLERK
By: (Seal) B. Lackey
Deputy Clerk

ERNEST W. STURGES, JR., ESQ.,
GOLDMAN, TISEO & STURGES P.A.,
701 JC Center Court, Suite 3,
Port Charlotte, FL 33954
Apr. 5, 12, 19, 26, 2024 24-00332T

--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC AUCTION
Notice of Public Auction for money due on storage units. Auction will be held on
April 15, 2024 at 23950 Veterans Blvd Port Charlotte, FL 33954 at or after 8am
and will continue until finished. Units are said to contain household items. Property
sold under Florida Statute 83.806. The names of whose unit will be sold as follows.
Laurie Klein 3165 \$322.54

April 5, 12, 2024

24-00334T

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