

POLK COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Devon Burtz located at 8498 Tomkow Rd, in the County of Polk, in the City of Lakeland, Florida 33809 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated at Lakeland, Florida this 15th day of May, 2024.
Devin Kale Burtz
May 24, 2024 24-00754K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of FLAWLEZZ CUTZ LAWN CARE : Located at 6863 Glenbrook Dr : Polk County in the City of Lakeland : Florida, 33811-2391 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this May day of 15, 2024
RUTLEDGE JEFFREY J
May 24, 2024 24-00755K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of FRESHBLENDZ : Located at 3312 Preston St : Polk County in the City of Lake Wales : Florida, 33859-7714 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lake Wales Florida, this May day of 15, 2024
DOMINGUEZ CARRANZA ZAYRA
May 24, 2024 24-00756K

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 Newzy Neighbor located at 4901 WILLOWBROOK CIRCLE in the City of Winter Haven, Polk County, FL 33884 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 14th day of May, 2024.
Patrick Powers
Patrick Powers
May 24, 2024 24-00757K

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 Bold Travelers, located at 250 E Park Ave, in the City of Lake Wales, County of Polk, State of FL, 32853, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 16 of May, 2024.
Ramsgate Insurance, Inc
250 E Park Ave
Lake Wales, FL 32853
May 24, 2024 24-00758K

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

Notice Is Hereby Given that BSLN-FL-8 Orlando Concrete (Polk Co Branch) LLC, 7455 Emerald Dunes Dr, Ste 800, Orlando, FL 32822, desiring to engage in business under the fictitious name of Next Day Concrete, with its principal place of business in the State of Florida in the County of Polk, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

May 24, 2024 24-00759K

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 06/10/2024 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 83.806: A 1977 North American Spirit 23 watercraft bearing hull identification number CEC23203M77F and all personal items located inside located at 2121 New Tampa Highway, Site No. S-17, Lakeland, Florida 33815. Last Tenant: Stephen Patrick Mohler. Sale to be held at: Woodall's Mobile Home Village, 2121 New Tampa Highway, Lakeland, Florida 33815, 863-686-7462.

May 24, 31, 2024 24-00764K

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 06/07/2024 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1998 MERT mobile home bearing Vehicle Identification Number FL-HMBFP101741663A and FLHMB-FP1001741663B and all personal items located inside the mobile home. Last Tenant: Ronald Richard Meldrum and Robin Lynne Akimoto. Sale to be held at: Kings Manor, 1500 West Highland Street, Lakeland, Florida 33815, 863-688-3228.

May 24, 31, 2024 24-00765K

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 06/07/2024 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1962 GENE mobile home bearing vehicle identification number FBECT-MF00113A and FBECTMF00113B and all personal items located inside the mobile home. Last Tenant: Darnell Duling, Darnell Duling Sr., Darnell Duling Jr., All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Darnell Duling and Nicole Duling. Sale to be held at: Woodall's Mobile Home Village, 2121 New Tampa Highway, Lakeland, Florida 33815, 863-686-7462.

May 24, 31, 2024 24-00766K

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 06/07/2024 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1962 GENE mobile home bearing vehicle identification number FBECT-MF00113A and FBECTMF00113B and all personal items located inside the mobile home. Last Tenant: Harold Joseph Odum and Simon Jonathan Collins. Sale to be held at: Woodall's Mobile Home Village, 2121 New Tampa Highway, Lakeland, Florida 33815, 863-686-7462.

May 24, 31, 2024 24-00767K

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 MV2me located at 345 Rooks Loop in the City of Haines City, Polk County, FL 33844 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 16th day of May, 2024.
Mike Vasquez Jr.
May 24, 2024 24-00768K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that Lilly Truc Garcia will engage in business under the fictitious name SOFT TOUCH STUDIO, with a physical address 6250 Cypress Gardens Blvd, Suite 3 Winter Haven, FL 33884, with a mailing address 2640 Handley Blvd. Lakeland, FL 33803, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

May 24, 2024 24-00775K

FIRST INSERTION

NOTICE OF CLOSED SESSION OF THE BOARD OF SUPERVISORS OF SOLTERRA RESORT COMMUNITY DEVELOPMENT DISTRICT

A meeting of the Board of Supervisors of the Solterra Resort Community Development District ("District") will be held on **Friday, June 7, 2024, at 10:00 a.m. at 5200 Solterra Boulevard, Davenport, Florida 33837**. The purpose of the meeting is to discuss the District's security system and conduct any and all business coming before the District's Board of Supervisors. A copy of the agenda for the meeting may be obtained by accessing the District's website at <https://www.solterrarresortdd.org/> or by contacting the office of the District Manager c/o Vesta District Services, at (321) 263-0132 or 250 International Parkway, Suite 208, Lake Mary, Florida 32746 ("District Manager's Office").

In accordance with sections 119.071(3)(a) and 281.301, Florida Statutes, a portion of the meeting may be closed to the public, as it relates to details of the District's security system. The closed session may occur at any time during the meeting and is expected to last approximately thirty (30) minutes but may end earlier or extend longer.

The meeting, including the closed session described above, will be conducted in accordance with the provisions of Florida law for community development districts and, other than the closed session described above, will be open to the public. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting.

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of proceedings and that, accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. At the meeting, staff or Board members may participate in the public hearing by speaker telephone.

District Manager
May 24, 2024 24-00752K

FIRST INSERTION

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE CITY CENTER COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for seats on the Board of Supervisors of the City Center Community Development District (the "District") will commence at **noon on Monday June 10, 2024 and close at noon on Friday June 14, 2024**. Candidates may qualify for the office of board member of the District with the Polk County Supervisor of Elections by mail to the Supervisor of Elections Operations Center or in person at the following office locations:

Supervisor of Elections Operations Center
70 Florida Citrus Blvd.
Winter Haven, FL 33880
All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Polk County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The District has two (2) seats up for election, specifically **seats 1 and 2**. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 5, 2024, in the manner prescribed by law for general elections.

Please note that information in this notice is subject to change. For the latest information and additional information, please contact the office of the Polk County Supervisor of Elections or visit their website at <https://www.polkelections.com>.
May 24, 2024 24-00753K

FIRST INSERTION

PUBLIC SALE

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of

the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order.

SALE DATE JUNE 24, 2024
AP SOLUTIONS AUTO SERVICE
912 ROBERTS ROAD UNIT 9
2003 HOND 2HKYF18483H505418
\$2,667.87
May 24, 2024 24-00779K

FIRST INSERTION

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE SOLTERRA RESORT COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Solterra Resort Community Development District will commence at **noon on Monday, June 10, 2024, and close at noon on Friday, June 14, 2024**. Candidates must qualify for the office of Supervisor with the Polk County Supervisor of Elections located at 250 S. Broadway Ave. Bartow, Florida 33830, (863)534-5888.

All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Polk County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Solterra Resort Community Development District has two (2) seats up for election, specifically seats one (1) and four (4). Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on Tuesday November 5, 2024, in the manner prescribed by law for general elections.

For additional information, please contact the Polk County Supervisor of Elections.

District Manager
Solterra Resort Community Development District
May 24, 2024 24-00774K

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 532024CP0015920000XX IN RE: ESTATE OF AMANDA LEIGH BAKER, Deceased.

The administration of the estate of AMANDA LEIGH BAKER, deceased, whose date of death was December 8, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC-4, Bartow, FL 33831-9000. 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: May 24, 2024.

JEFFREY BAKER
Personal Representative
1530 Sherwood Lakes Blvd
Lakeland, FL 33809
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 413550
Hines Norman Hines, P.L.
315 S. Hyde Park Ave
Tampa, FL 33606
Telephone: 813-251-8659
Email: rhines@hnh-law.com
Secondary Email:
rhatt@hnh-law.com
May 24, 31, 2024 24-00751K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 24CP-1737 IN RE: ESTATE OF Kimberly Jean Ostrander deceased.

The administration of the estate of Kimberly Jean Ostrander, deceased, Case Number 24CP-1737, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 24, 2024.

/s/ Sharon Danette Caldwell
Personal Representative
Address: 657 Raymond Loop,
Auburndale, FL 33823-2899
/s/ MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
May 24, 31, 2024 24-00763K

FIRST INSERTION

NOTICE TO CREDITORS (Single Personal Representative) IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA File No.: 532024CP0014740000XX Probate Division: IN RE: THE ESTATE OF MICHELE TORCA WRIGHT, Deceased.

The administration of the Estate of MICHELE TORCA WRIGHT, deceased, whose date of death was September 25, 2022, File Number: as referenced above, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All Creditors of 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 FILED WITHIN THE TIME PERIODS SET FORTH IN §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 the first publication of this Notice is May 24, 2024.

Personal Representative:
YOLANDA WRIGHT
2509 N. Florida Avenue
Lakeland, FL 33805
Attorney for Personal Representative:
ADAM S. GUMSON
JUPITER LAW CENTER
RiverPlace Professional Center
1003 W. Indiantown Road - Suite 210
Jupiter, Florida 33458-6851
Telephone: (561) 744 - 4600
Florida Bar No.: 906948
E-mail: asg@jupiterlawcenter.com
May 24, 31, 2024 24-00762K

LV20906_V11

SAVE TIME

Email your Legal Notice
legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

PUBLISH YOUR LEGAL NOTICE

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

or email
legal@businessobserverfl.com

Business Observer

Q&A

Who benefits from legal notices?

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

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

LV18237_V13

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
STATE OF FLORIDA
PROBATE DIVISION
File Number: 24-CP-001658
IN RE: The Estate of:
CHARLOTTE M. SELLERS
Deceased.

The administration of the estate of CHARLOTTE M. SELLERS, deceased, whose date of death was February 11, 2024, and whose social security number is XXX-XX-5055 is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 355 Broadway Avenue, Bartow, Florida 33830. The names and addresses of 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 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 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 FOREVER BARRED.

The date of first publication of this notice is May 24, 2024.

Petitioner:

James H. Sellers, Jr.
804 Whisper Woods Drive
Lakeland, Florida 33813

Attorney for Petitioner:

By: /s/Thomas J Gallo
Thomas J. Gallo, Esq.
THOMAS J. GALLO,
ATTORNEY, P.A.
FBN: 0723983
2240 Lithia Center Lane
Valrico, Florida 33596
(813) 815-4529
May 24, 31, 2024

24-00777K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-1103
IN RE: ESTATE OF
JALINA DANIELLE ANGLIN,
Deceased.

The administration of the estate of JALINA DANIELLE ANGLIN, deceased, whose date of death was November 25, 2023; File Number 24-CP-1103, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: May 24, 2024.

JERMANICA ANGLIN

Personal Representative
2629 Avenue C SW, Apt. 2629
Winter Haven, FL 33880

DANIEL HARRELL

Personal Representative
130 Fall Glo Road
Winter Haven, FL 33880

Robert D. Hines, Esq.
Attorney for Personal Representatives
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
May 24, 31, 2024

24-00778K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No.
53-2024-CP-000658-0000-XX
IN RE: ESTATE OF
JOAN NOREEN KING
Deceased.

The administration of the estate of Joan Noreen King, deceased, whose date of death was November 18, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's 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 May 24, 2024.

Personal Representative:

Dale Jean Whyte
1218 Jayway
Orange, TX 77630

Attorney for Personal Representative:

Mark G. Turner, Esquire
Florida Bar Number: 794929
Straughtn & Turner, P.A.
Post Office Box 2295
Winter Haven, Florida 33883-2295
Telephone: (863) 293-1184
Fax: (863) 293-3051
E-Mail: mturner@straughtnturner.com
Secondary E-Mail:
ahall@straughtnturner.com
May 24, 31, 2024

24-00773K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO. 2024CP0009200000XX
IN RE: ESTATE OF
YOLANDA M. RODRIGUEZ

The administration of the estate of YOLANDA M. RODRIGUEZ, deceased, whose date of death was January 9, 2024; File Number 2024CP0009200000XX, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: May 24, 2024.

SUSAN COOK

Personal Representative
7996 Oak Run Circle
Lakeland, Florida 33809

s/ Jeidy L. Beltran
JEIDY L. BELTRAN, ESQ.
Florida Bar No. 1028577
Hitchock Law Group
635 Court Street, Suite 202
Clearwater, Florida 33756
(727) 223-3644 / (727) 223-3479 Fax
Jeidy@hitchocklawyer.com
Attorney for Petitioner
May 24, 31, 2024

24-00780K

FIRST INSERTION

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

CASE NO. 2023CA004721000000
PENNYMAC LOAN SERVICES,
LLC,
Plaintiff, vs.
DIAM GUADALUPE A/K/A DIAM
MARY GUADALUPE A/K/A DIAM
MARY GUADALUPE-ALDEN
A/K/A DIAM MARY GUADALUPE
A/K/A DIAM MARY
GUADALUPE-ALDEN, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 09, 2024 in Civil Case No. 2023CA004721000000 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and Diam Guadalupe a/k/a Diam Mary Guadalupe a/k/a Diam Mary Guadalupe-Alden a/k/a Diam Mary Guadalupe a/k/a Diam Mary Guadalupe-Alden, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 25th day of June, 2024 at 10:00 AM on the following described property as set

forth in said Summary Final Judgment, to-wit:

Lot 207, BUCKEY RIDGE, according to the plat as recorded in Plat Book 145, Pages 47 through 49, of the Public Records of Polk County, Florida.

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

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

By: /s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-8500
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
Fla. Bar No.: 146803
23-06105FL
May 24, 31, 2024

24-00760K

FIRST INSERTION

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

CASE NO.: 2022CA001841000000
FREEDOM MORTGAGE
CORPORATION
PLAINTIFF, VS.
MARY J. BABYLON, MARY A.
WRIGHT ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Order on Plaintiff's Motion to Cancel and Reschedule the Foreclosure Sale scheduled for May 21, 2024 dated the 10th day of May 2024, and entered in Case No. 2022CA001841000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and MARY J. BABYLON; MARY A. WRIGHT and LAKE DEXTER WOODS HOMEOWNERS ASSOCIATION, INC.; are defendants. Stacy M. Butterfield, CPA, Clerk of Circuit Court as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 A.M. on the 9th day of July, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 87, LAKE DEXTER WOODS, PHASE TWO, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 83, PAGE 6, PUBLIC RECORDS OF POLK

COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this document; if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

Dated this 17th day of May, 2024.

By: /s/ Liana R. Hall
Liana R. Hall
Bar No. 73813
Submitted by:
Miller, George & Suggs, PLLC
ATTORNEY FOR PLAINTIFF
210 N. University Drive, Suite 900
Coral Springs, FL 33071
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
ESERVICE@MGS-LEGAL.COM
22FL373-0685
May 24, 31, 2024

24-00761K

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA

CASE NO.:
2015CA-001166-0000-00
THE BANK OF NEW YORK
MELLON TRUST COMPANY,
NATIONAL ASSOCIATION FKA
THE BANK OF NEW YORK
TRUST COMPANY, N.A. AS
SUCCESSOR TO JPMORGAN
CHASE BANK, N.A., AS TRUSTEE
FOR RESIDENTIAL ASSET
MORTGAGE PRODUCTS, INC.,
MORTGAGE ASSET-BACKED
PASS-THROUGH CERTIFICATES
SERIES 2005-RS2,
Plaintiff, vs.
PAMELA ELAINE JOHNSON
A/K/A PAMELA JOHNSON; W.S.
BADCOCK CORPORATION; MRC
RECEIVABLES CORP.; FLORIDA
HOSPITAL CREDIT UNION;
UNKNOWN TENANT #1,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated March 7, 2016, and entered in Case No. 2015CA-001166-0000-00 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-RS2, is Plaintiff and PAMELA ELAINE JOHNSON A/K/A PAMELA ELAINE JOHNSON; W.S. BADCOCK CORPORATION; MRC RECEIVABLES CORP.; FLORIDA HOSPITAL CREDIT UNION; UNKNOWN TENANT #1; UNKNOWN TENANT #2,

are Defendants, the Office of the Clerk, Polk County Clerk of the Court will sell to the highest bidder or bidders via online at www.polk.realforeclose.com at 10:00 a.m. on the 27th day of June, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 22 AND 23, BLOCK E, SAMPLE BROTHER'S SUBDIVISION, HAINES CITY AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGE 52, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA
Property Address: 705 6th Street North, Haines City, Florida 33844

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

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

Dated: 5/21/2024
McCabe, Weisberg & Conway, LLC
By: Craig Stein, Esq.
Fl Bar No. 0120464
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, FL, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File #: 14-400566
May 24, 31, 2024

24-00782K

--- SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT, IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.:

2024CA-000781-0000-00

U.S. BANK NATIONAL ASSOCIATION,
Plaintiff,
vs.
ERIN ARIELLE SUMPTER, et al.,
Defendants.

TO: ERIN ARIELLE SUMPTER
6930 ELEANOR AVE, MULBERRY,
FL 33860
TIMOTHY JOHN HARLOW, II
6930 ELEANOR AVE, MULBERRY,
FL 33860

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

THE SOUTH 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 31 SOUTH, RANGE 23 EAST, LYING AND BEING IN POLK COUNTY, FLORIDA, LESS AND EXCEPT THE WEST 396.00 FEET AND THE SOUTH 25.00 FEET THEREOF.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff,

whose address is PO BOX 5026, CORAL SPRINGS, FL 33310 on or before June 24, 2024, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in THE BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

WITNESS my hand and the seal of this Court this 16 day of May, 2024.

STACY M. BUTTERFIELD, CPA
As Clerk of the Court
(SEAL) By /s/ Asuncion Nieves
As Deputy Clerk

De Cubas & Lewis, P.A.,
Attorney for Plaintiff,
PO BOX 5026,
CORAL SPRINGS, FL 33310
24-00553
May 24, 31, 2024

24-00776K

FIRST INSERTION

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

CASE NO.: 2023-CA-000088
ABL RPC RESIDENTIAL CREDIT
ACQUISITION, LLC, a Delaware
limited liability company,
Plaintiff, vs.

NUESPY INVESTMENTS, LLC,
A/K/A NUESPY INVESTMENTS, a
New York limited liability company;
and LUZ NUNEZ, individually, if
alive, and if dead, the unknown
spouses, heirs, devisees, grantees,
assignees, lienors, creditors, trustees
other persons claiming by, through,
under or against them, or any of
them and all unknown persons,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated January 30, 2024, entered in Civil Case No.: 2023-CA-000088 of the 10th Judicial Circuit in and for Polk County, Bartow, Florida, in which ABL RPC Residential Credit Acquisition, LLC, is the Plaintiff and Nuespy Investments, LLC, a/k/a Nuespy Investments, and Luz Nunez are defendants, the Polk County Clerk of the Circuit will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 27th day of June, 2024, 10:00 a.m. on the following described property as set forth in said Order Resetting Foreclosure Sale, to wit:

THE EAST 1/2 OF LOT 12, LESS ANY PART LYING WITHIN THE WEST 32.6 FEET OF

SAID LOT 12, AND ALL OF LOTS 13 AND 14 IN BLOCK 64 OF DAVENPORT, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 3 AT PAGES 58 AND 59 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A 312 EAST MAPLE STREET, DAVENPORT, FL 33837

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

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

DUANE C. ROMANELLO, P.A.
/s/ William S. Frazier
William S. Frazier, Esquire
Florida Bar No.: 0080373
Attorneys for Plaintiff
1919 Blanding Boulevard, Suite 8
Jacksonville, Florida 32210
904-384-1441
904-384-4868 (fax)
rgfpleadings@gmail.com
tdavis@clerlaw.com
May 24, 31, 2024

24-00772K

FIRST INSERTION

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

CASE NO.: 2023-CA-004759

HIGHLAND FAIRWAYS
PROPERTY OWNERS
ASSOCIATION, INC., Florida
not-for-profit corporation,,
Plaintiff, vs.

ESTATE AND UNKNOWN HEIRS
OF LORRAINE E. LAPORTE,
individually; SECRETARY OF
HOUSING AND URBAN
DEVELOPMENT,,
Defendants.

NOTICE is hereby given pursuant to a Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, dated May 8, 2024, and entered in Case Number: 2023-CA-004759, of the Circuit Court in and for Polk County, Florida, wherein HIGHLAND FAIRWAYS PROPERTY OWNERS ASSOCIATION, INC., is the Plaintiff, and ESTATE AND UNKNOWN HEIRS OF LORRAINE E. LAPORTE, individually; and SECRETARY OF HOUSING AND URBAN DEVELOPMENT; are the Defendants, the Polk County Clerk of the Court will sell to the highest and best bidder for cash, by electronic sale on-line at www.polk.realforeclose.com, beginning at 10:00 o'clock A.M. on the 12th day of June, 2024 the following described property as set forth in said Summary Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, to-wit:

Property Address: 3448 Glen Abbey Lane, Lakeland, Florida 33810
Property Description:
Lot 577, HIGHLAND FAIRWAYS PHASE III-B, according

to the plat thereof recorded in Plat Book 90, pages 5 and 6, of the public records of Polk County, Florida.

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

/s/ Alicia S. Perez
John L. Di Masi
Florida Bar No.: 0915602
Patrick J. Burton
Florida Bar No.: 0098460
Brian S. Hess
Florida Bar No.: 0725072
Helena G. Malchow
Florida Bar No.: 0968323
Eileen Martinez
Florida Bar No.: 0101537
Eryn M. McConnell
Florida Bar No.: 0018858
James E. Olsen
Florida Bar No.: 0607703
Alicia S. Perez
Florida Bar No.: 0091930
Toby Snively
Florida Bar No.: 0125998
DI MASI | BURTON, P.A.
801 N. Orange Avenue, Suite 500
Orlando, Florida 32801
Ph (407) 839-3383 Fx (407) 839-3384
Primary E-Mail:
JDLaw@orlando-law.com
Attorneys for Plaintiff
May 24, 31, 2024

24-00749K

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for seats on the Board of Supervisors of the Highland Meadows II Community Development District (the "District") will commence at noon on Monday June 10, 2024 and close at noon on Friday June 14, 2024. Candidates may qualify for the office of board member of the District with the Polk County Supervisor of Elections by mail to the Supervisors of Elections, 70 Florida Citrus Blvd., Winter Haven, FL 33880, or in person at the following office location:

SUPERVISOR OF ELECTIONS
70 FLORIDA CITRUS BLVD.
WINTER HAVEN, FL 33880
Telephone: (863) 534-5888

Qualifying mail in submission can begin 14 days before qualifying period to ensure all requirements have been met prior to June 14, 2024.

All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Polk County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The District has three (3) seats up for election, specifically seats 3, 4 and 5. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 5, 2024, in the manner prescribed by law for general elections.

Please note that information in this notice is subject to change. For the latest information and additional information, please contact the office of the Polk County Supervisor of Elections or visit their website at <http://www.polkelections.gov>.

May 24, 2024

24-00783K

--- ESTATE ---

FIRST INSERTION

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

File No. 532024CP0016680000XX
Division: Probate
IN RE: ESTATE OF LOUISE R. DANIEL
a/k/a LOUISE ROLLASON DANIEL
Deceased.

The administration of the Estate of Louise R. Daniel a/k/a Louise Rollason Daniel, deceased, whose date of death was March 19, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorneys 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702, FLORIDA STATUTES, 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 May 24, 2024.

Personal Representative:
Paul C. Daniel

177 S. Lake Florence Drive
Winter Haven, Florida 33884

Attorneys for Personal Representative:
Paige Hammond Wolpert

Florida Bar Number: 023213
Email:

pwolpert@shuffieldlowman.com
Raymond O. Boone, Jr.

Florida Bar Number: 1049608

Email: rboone@shuffieldlowman.com

Shuffield, Lowman & Wilson, P.A.
1000 Legion Place,
Suite 1700

Orlando, Florida 32801

Telephone: (407) 581-9800

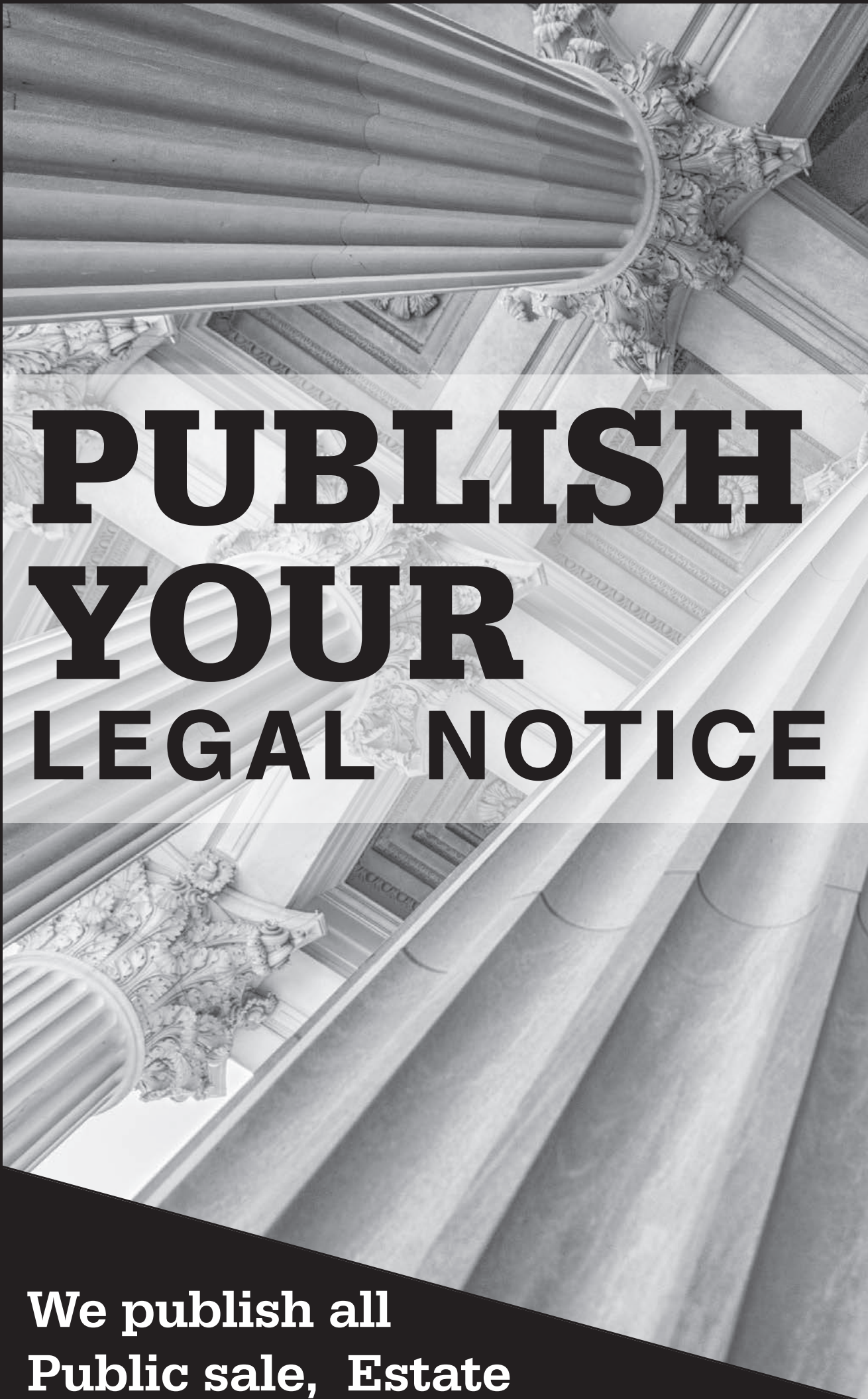
Fax: (407) 581-9801

Secondary E-Mail:

Probateservice@shuffieldlowman.com

May 24, 31, 2024

24-00784K



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Business Observer

IV20906_V1B

FLORIDA'S NEWSPAPER FOR THE C-SUITE

Business Observer

IV20878_V22

--- ACTIONS / SALES ---

FIRST INSERTION

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

CIVIL DIVISION
Case No: 24-CA-001337
ROBERTO HERNANDEZ;
Plaintiff, vs.
JEREMY L. BOGGS, CHARLES THOMAS BOGGS JR. AND JEAN BOGGS, AS CO-TRUSTEES OF THE TRUST FOR SON CREATED PURSUANT TO ARTICLE 7 OF THE H.T. BOGGS REVOCABLE TRUST AMENDED AND RESTATED ON OCTOBER 10, 2007; AS AMENDED JUNE 10, 2010; AS FURTHER AMENDED JUNE 14, 2010; AS FURTHER AMENDED SEPTEMBER 30, 2010; AND AS FURTHER AMENDED BY ORDER GRANTING PETITION FOR JUDICIAL MODIFICATION OF TRUST DATED SEPTEMBER 2, 2016 UNDER FILE NO. 16CP-2362
Defendants.

STATE OF FLORIDA
COUNTY OF POLK
TO: CHARLES THOMAS BOGGS JR and JEAN BOGGS, AS CO-TRUSTEES OF THE TRUST FOR SON CREATED PURSUANT TO ARTICLE 7 OF THE H.T. BOGGS REVOCABLE TRUST AMENDED AND RESTATED ON OCTOBER 10, 2007; AS AMENDED JUNE 10, 2010; AS FURTHER AMENDED JUNE 14, 2010; AS FURTHER AMENDED SEPTEMBER 30, 2010; AND AS FURTHER AMENDED BY ORDER GRANTING PETITION FOR JUDICIAL MODIFICATION OF TRUST DATED SEPTEMBER 2, 2016 UNDER FILE NO. 16CP-2362.

whose last known addresses are **675 SE Forest Way, Apt 605, Pullman, WA 99163-5620 for CHARLES THOMAS BOGGS, AS TRUSTEE, and 7HamricSt, Lexington, VA 24450 for JEAN BOGGS, AS TRUSTEE** but who have been repeatedly absent from their respective premises' after multiple attempts, unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under, or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described herein.

Lot 13 of LAKE KRENSON ESTATES, according to the map or plat thereof recorded in Plat Book 95, Page 3, Public Records of Polk County, Florida.
AKA: 0 Hwy 555 Bartow, FL 33830
Property ID Number: 24-30-13-293166-000130

has been filed against you and you are required to file a copy of your written defenses, if any, to it on NATALIA OUELLETTE-GRICE, Plaintiff's attorney, whose address is LCO Law LLC 2901 W. Busch Blvd. Suite 805 Tampa, FL 33618, on or before June 26, 2024 (no later than 28 days from the date of the first publication of this notice of action) and file the original with the clerk of this court either before service on Plaintiff's attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

Done on this 7th day of May 2024.
STACY M. BUTTERFIELD, CPA
As Clerk of the Court
(SEAL) By: Asuncion Nieves
As Deputy Clerk

By: /s/ Natalia Ouellette-Grice
Natalia Ouellette-Grice, Esq
Florida Bar Number: 68905
2901 W. Busch Blvd. Suite 805
Tampa, FL 33618
Phone: (813) 480-2106
E-service: natalia@lcolawfl.com
L-2644

DATED on May 20, 2024.
STACY M. BUTTERFIELD, CPA
As Clerk of the Court
Civil Division
255 N. Broadway Ave.
Bartow, FL 33830
(863) 534-4000
May 24, 31, June 7, 14, 2024
24-00781K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CIVIL DIVISION:
CASE NO.: 2024CA000511000000
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CSMC 2022-A1H2 TRUST, A DELAWARE STATUTORY TRUST, Plaintiff, vs. SERGE GABY YASMINE; SOLTERRA RESORT HOMEOWNERS ASSOCIATION, INC.; YASMINE ENTERPRISES LLC; UNKNOWN SPOUSE OF SERGE GABY YASMINE; UNKNOWN SPOUSE OF DANY GABY YASMINE; DANY GABY YASMINE; 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 45.03(2), STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on the 17 day of June, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 266, OAKMONT PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 148, PAGE 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
PROPERTY ADDRESS: 5233 OAKBOURNE AVENUE, DAV-

ENPORT, FL 33837
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 assistance in order to participate in a program or service of the State Courts System, you should contact the Office of the Court Administrator at (863) 534-4686 (voice), (863) 534-7777 (TDD) or (800) 955-8770 (Florida Relay Service), as much in advance of your court appearance or visit to the courthouse as possible. Please be prepared to explain your functional limitations and suggest an auxiliary aid or service that you believe will enable you to effectively participate in the court program or service.

Dated this 13 day of May 2024.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
23-00573
May 24, 31, 2024 24-00747K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.
532023CA006975000000

FLAGSTAR BANK, N.A., Plaintiff, vs. JULIE MARIE HOWE; EMILY ESTATES COMMUNITY ASSOCIATION INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated May 3, 2024, and entered in Case No. 532023CA006975000000 of the Circuit Court in and for Polk County, Florida, wherein FLAGSTAR BANK, N.A. is Plaintiff and JULIE MARIE HOWE; EMILY ESTATES COMMUNITY ASSOCIATION INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com, 10:00 a.m., on August 1, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 2, EMILY ESTATES, AC-

CORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 128, PAGE(S) 47 AND 48, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED May 15, 2024.
By: /s/ Ian Dolan
Ian C. Dolan
Florida Bar No.: 757071
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail: answers@dallegal.com
1691-194844 / SR4
May 24, 31, 2024 24-00748K

FIRST INSERTION

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

CASE NO. 2023-CA-000226
PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs. ANGEL AGUSTIN QUINONES, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 06, 2024 in Civil Case No. 2023-CA-000226 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and Angel Agustin Quinones, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 20th day of June, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 12, LAKE TRACY ESTATES, ACCORDING TO THE PLAT THEREOF AS RECORD-

FIRST INSERTION

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

CASE NO.:
532018CA004582000000
MORTGAGE LENDERS INVESTMENT TRADING CORPORATION, D/B/A R P FUNDING, FORMERLY KNOWN AS R P FUNDING, INC. Plaintiff(s), vs. ERIC W. MYERS; et al., Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on May 9, 2024 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of June, 2024 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 23, Pine Lake, according to the map or plat thereof, as recorded in Plat Book 56, Page(s) 18, of the Public Records of Polk County, Florida.

Property address: 5190 Starling Drive, Mulberry, FL 33860
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

ED IN PLAT BOOK 155, PAGES 28 THROUGH 31, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

By: /s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
23-08111FL
May 24, 31, 2024 24-00750K

FIRST INSERTION

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

CASE NO.:
532018CA004582000000
MORTGAGE LENDERS INVESTMENT TRADING CORPORATION, D/B/A R P FUNDING, FORMERLY KNOWN AS R P FUNDING, INC. Plaintiff(s), vs. ERIC W. MYERS; et al., Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on May 9, 2024 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of June, 2024 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 23, Pine Lake, according to the map or plat thereof, as recorded in Plat Book 56, Page(s) 18, of the Public Records of Polk County, Florida.

Property address: 5190 Starling Drive, Mulberry, FL 33860
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

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

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

Respectfully submitted,
/s/ Heather L. Griffiths
PADGETT LAW GROUP
HEATHER GRIFFITHS, ESQ.
Florida Bar # 91444
6267 Old Water Oak Road,
Suite 203
Tallahassee, FL 32312
(850) 422-2520 (telephone)
(850) 422-2567 (facsimile)
attorney@padgettlawgroup.com
Attorney for Plaintiff
TDP File No. 18-011216-1
May 24, 31, 2024 24-00769K

FIRST INSERTION

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

CASE NO. 2019CA004397000000
GSMP'S MORTGAGE LOAN TRUST 2006-RPI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-RPI, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, Plaintiff, vs. CHRISTOPHER D. COLEMAN A/K/A C. COLEMAN A/K/A CHRISTOPHER COLEMAN, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to an Amended Summary Final Judgment of Foreclosure entered May 10, 2024 in Civil Case No. 2019CA004397000000 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein GSMP'S MORTGAGE LOAN TRUST 2006-RPI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-RPI, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE is Plaintiff and Christopher D. Coleman a/k/a C. Coleman a/k/a Christopher Coleman, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 14th day of June, 2024 at 10:00

AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 24, Kings Pond Phase One, according to that certain plat as recorded in Plat Book 87, Pages 44 and 45, Public Records of Polk County, Florida.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
By: /s/ Sara Collins
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street,
Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 53992
23-07706FL
May 24, 31, 2024 24-00770K

FIRST INSERTION

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

Case #: 2023CA004430000000
DIVISION: 7
U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association Plaintiff, vs.- Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Roberta L. Paye a/k/a Roberta Louise Paye a/k/a Roberta Gillis Paye a/k/a Roberta L. Gillis a/k/a Louise Roberta Gillis a/k/a Roberta J. Paye, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); John Fredrick Paye, Jr. a/k/a John Fredrick Paye a/k/a John F. Paye, Jr.; Sheila Paye Darrigan a/k/a Sheila P. Darrigan; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).

Spouse of John Fredrick Paye, Jr. a/k/a John Fredrick Paye a/k/a John F. Paye, Jr.; Unknown Spouse of Sheila Paye Darrigan a/k/a Sheila P. Darrigan a/k/a Sheila Darrigan; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2023CA004430000000 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein U.S. Bank Trust National Association, not in its individual capacity but solely as owner trustee for RCF 2 Acquisition Trust c/o U.S. Bank Trust National Association, Plaintiff and Unknown Heirs, Devisees, Grantees, As-

signees, Creditors, Lienors, and Trustees of Roberta L. Paye a/k/a Roberta Louise Paye a/k/a Roberta Gillis Paye a/k/a Roberta L. Gillis a/k/a Louise Roberta Gillis a/k/a Roberta J. Paye, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s) are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on June 11, 2024, the following described property as set forth in said Final Judgment, to-wit:

LOT 24, JAN PHYL VILLAGE ADDITION TO UNIT FOUR, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 55, PAGE 34, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER

THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Submitted By: ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
750 Park of Commerce Blvd., Suite 130
Boca Raton, Florida 33487
(561) 998-6700
(561) 998-6707
22-326567 FCO1 SLE
May 24, 31, 2024 24-00771K

THIRD INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2024CC001093000000

ALLY BANK, Plaintiff, vs. DANIEL R. MELVIN; et al., Defendant(s).
TO: Daniel R. Melvin
Last Known Residence: 117 Aylesbury Ln. Davenport, FL 33837
D.V.: Talmay Melvin
Last Known Residence: 117 Aylesbury Ln. Davenport, FL 33837

YOU ARE NOTIFIED that an action for Replevin of personal property and breach of contract damages on the following personal property in Polk County, Florida:
2019 Infiniti Q50, VIN JN1FV7A0PKM760427
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, on or before 5/28/2024, and file the original with the clerk of this court either before

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

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

Dated on 4/19/2024.
Stacy M. Butterfield
As Clerk of the Court
(SEAL) By: /s/Tamika Joiner
As Deputy Clerk
ALDRIDGE PITE, LLP,
Plaintiff's attorney,
5300 West Atlantic Avenue Suite 303
Delray Beach, FL 33484
1693-166B
Ref# 7615
May 3, 10, 17, 24, 2024 24-00633K

--- SALES ---

SECOND INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.

53-2023-CA-005112-0000-00 SILVERLEAF RESORTS, LLC Plaintiff, vs. CATHCART ET AL., Defendant(s).

Notice is hereby given that on 6/11/24 at 10:00 a.m. Eastern time at www.polk.realforeclose.com, Clerk of Court, Polk County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

II MIGUEL CASTILLO, ALICE NABARRETTE
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 3/0012, B, III GREGORI ARMSTRONG AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER

CLAIMANTS OF GREGORI ARMSTRONG

An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 10/0020, C, VI JAMIE EDWARDS, KENDRA EDWARDS
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Pe-

riod below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 49/0065, H, VII CHARLIE D. FREEMAN, DORIS FREEMAN, JAMES W. ROSS III, LAURA J. ROSS
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 36/0071, H, VIII LAWRENCE GARCIA, NORMALINDA GARCIA
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Cov-

enants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 24/0014, B, IX JOHN E. GRAY SR.
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 13/0070, H X KIM HAMPTON AND ANY AND ALL UNKNOWN HEIRS,

DEVISEES AND OTHER CLAIMANTS OF KIM HAMPTON

An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 49/0064, H, XII JOHN JENKINS, PAMELA JENKINS AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF PAMELA JENKINS
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public

Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 12/0015, B,
The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 53-2023-CA-006230-0000-00

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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this May 14, 2024
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
mevans@aronlaw.com
May 17, 24, 2024 24-00730K

SECOND INSERTION

NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.

53-2023-CA-005112-0000-00 SILVERLEAF RESORTS, LLC Plaintiff, vs. BRUNSON ET AL., Defendant(s).

Notice is hereby given that on 6/11/24 at 10:00 a.m. Eastern time at www.polk.realforeclose.com, Clerk of Court, Polk County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

III TONY COHEN, MELISSA COHEN
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 20/0013, B, VI WILLIE LIMBRICK A/K/A WILLIE R. LIMBRICK
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 39/0067, H IV OZEL DISMUKE, KATHY DISMUKE, ,
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is

defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 9/0012, B V ERIC DESIDERIO GARCIA, JENNIFER NICOLE GARCIA
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 20/0013, B, VI WILLIE LIMBRICK A/K/A WILLIE R. LIMBRICK
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 46/0018, C,

VII CARENTHIA MC-CAIN
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort"), according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively the "Declaration"), with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto
Interest 1.923% , Use Period No./Unit No. 22/0014, B,
The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 53-2023-CA-005643-0000-00
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 1 year after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
DATED this May 14, 2024
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
801 Northpoint Parkway, Suite 64
West Palm Beach, FL 33407
Telephone (561) 478-0511
jaron@aronlaw.com
mevans@aronlaw.com
May 17, 24, 2024 24-00729K

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
Case #: 532019CA003757000000
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST, Plaintiff,
vs.
LORI WELLS A/K/A LORI HEADLEY A/K/A LORI WOMBLE HEADLEY N/K/A LORI WOMBLE WELLS; STACY HEADLEY A/K/A STACEY HEADLEY A/K/A STACY EDWARD HEADLY A/K/A STACY EDWARD HEADLEY; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of Foreclosure dated August 17, 2023, and an Order Resetting Sale dated April 29, 2024 and entered in Case No. 532019CA003757000000 of the Circuit Court in and for Polk County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST is Plaintiff and LORI WELLS A/K/A LORI HEADLEY A/K/A LORI WOMBLE HEADLEY N/K/A LORI WOMBLE WELLS; STACY HEADLEY A/K/A STACEY HEADLEY A/K/A STACY EDWARD HEADLY A/K/A STACY EDWARD HEADLEY; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit

Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com, at 10:00 a.m., on June 13, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:

THE EAST 291.6 FEET OF THE SOUTH 1/2 OF THE SOUTH-EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 28 SOUTH, RANGE 24 EAST, LESS THE NORTH 149.4 FEET THEREOF, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

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

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED May 10, 2024.
By: /s/ Lisa A Woodburn
Lisa A Woodburn
Florida Bar No.: 11003
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
499 NW 70th Ave.,
Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail: answers@dallegal.com
1446-174188 / TM1
May 17, 24, 2024 24-00723K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY

GENERAL JURISDICTION DIVISION
CASE NO. 2023CA004190000000
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC., Plaintiff, vs. ERIC GARCIA, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered February 16, 2024 in Civil Case No. 2023CA004190000000 of the Circuit Court of the TENTH JUDICIAL CIRCUIT in and for Polk County, Bartow, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. is Plaintiff and Eric Garcia, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 17th day of June, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 36, Block "H", HALLAM PRESERVE EAST, a subdivision according to the plat thereof recorded in Plat Book 144, Pages 39 through 47, inclusive, of the Public Records of Polk County, Florida.

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

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

By: /s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
Fla. Bar No.: 146803
23-05644FL
May 17, 24, 2024 24-00718K

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION
CASE NO. 53-2022-CA-002898
MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, vs. FRANK D. STEWART, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 23, 2023, and entered in 53-2022-CA-002898 of the Circuit Court of the TENTH Ju-

dicial Circuit in and for Polk County, Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is the Plaintiff and FRANK D. STEWART; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; POLK COUNTY, FL are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 3, 2024, the following described property as set forth in said Final Judgment, to wit:

THE EAST 1/2 OF THE FOLLOWING: BEGINNING 25

FEET NORTH AND 1155 FEET EAST OF THE SOUTHWEST CORNER OF THE NW 1/4 OF THE SW 1/4 OF SECTION 7, TOWNSHIP 27 SOUTH, RANGE 24 EAST, POLK COUNTY, FLORIDA AND RUN NORTH 200 FEET, THENCE EAST 200 FEET, THENCE SOUTH 200 FEET, THENCE WEST 200 FEET TO THE POINT OF BEGINNING.

Property Address: 8140 TOM COSTINE RD, LAKELAND, FL 33809
Any person claiming an interest in the surplus from the sale, if any, other

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

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

Dated this 10 day of May, 2024.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave.,
Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/ Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
21-008684 - MaM
May 17, 24, 2024 24-00719K

PUBLISH YOUR LEGAL NOTICE
Email
legal@businessobserverfl.com
Business Observer
N20B28-VZ

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2020CP-002009
Division Probate
IN RE: ESTATE OF
DONALD PAUL DEAL
Deceased.

The administration of the estate of Donald Paul Deal, deceased, whose date of death was June 21, 2020, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must 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 May 17, 2024.

Personal Representative:

Tracy Deal
112 E. Graham Park Dr.
Haines City, Florida 33844
Attorney for Personal Representative:
Patrick D. Quarles, Esq.
Attorney for Personal Representative
Florida Bar Number: 106599
RICHERT QUARLES P.A.
5801 Ulmerton Road, Suite 100
Clearwater, Florida 33760
Telephone: (727) 235-6461
E-Mail: patrick@richertquarles.com
Secondary E-Mail:
emina@richertquarles.com
May 17, 24, 2024 24-00715K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No.
53-2024-CP-001527-0000-XX
IN RE: ESTATE OF
ROBERT WAYNE SCOTT
Deceased.

The administration of the estate of Robert Wayne Scott, deceased, whose date of death was April 5, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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 May 17, 2024.

Personal Representative:

Wes Ward
510 Pebble Springs Court
Winter Haven, Florida 33884
Attorney for Personal Representative:
Mark G. Turner, Esquire
Florida Bar Number: 794929
Straughn & Turner, P.A.
Post Office Box 2295
Winter Haven, Florida 33883-2295
Telephone: (863) 293-1184
Fax: (863) 293-3051
E-Mail: mturner@straughtnturner.com
Secondary E-Mail:
ahall@straughtnturner.com
May 17, 24, 2024 24-00734K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
Case No. 2024CP0015730000XX
IN RE: ESTATE OF
BARBARA JEAN RIEGLE
Deceased.

The administration of the estate of Barbara Jean Riegler, deceased, whose date of death was December 22, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth 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 May 17, 2024.

Personal Representative:

Rick A. Peters
Address: 5760 Floy Dr.
Lakeland, FL 33810
Attorney for Personal Representative:
Daniel Medina, B.C.S., Attorney
Florida Bar Number: 0027553
MEDINA LAW GROUP, P.A.
425 S. Florida Avenue, Suite 101
Lakeland, FL 33801
Telephone: (863) 682-9730
Fax: (863) 616-9754
E-Mail: dan@medinapa.com
Secondary E-Mail:
sam@medinapa.com
May 17, 24, 2024 24-00710K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
Case No. 2024CP0016520000XX
IN RE: ESTATE OF
MARILYN J. BATTLES
Deceased.

The administration of the Estate of Marilyn J. Battles, deceased, whose date of death was April 3, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830. The names and addresses of the Co-Personal representatives and their 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.

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.

53-2023-CP-002042-0000-XX
DIVISION: POBATE
IN RE: ESTATE OF
ISABEL ALBERTI PEREZ
DECEASED

The administration of the Estate of Isabel Alberti Perez, deceased, whose date of death was February 8, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth 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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.: 2024CP-0016550000
DIVISION: Probate
IN RE: The Estate of
DEBRA GALE MOORE

The administration of the estate of Debra Gale Moore, deceased, whose date of death was April 6, 2024, is pending in the Tenth Circuit Court of Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830-3912. The names and addresses of the peti-

tioner and the petitioner's attorney are set forth below.

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

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

The date of first publication of this notice is May 17, 2024.

Co-Personal Representatives:

Robin LeFever
6519 Shadowbrook Run
Lakeland, FL 33813
Victoria Finke
7938 Lake James Blvd.
Lakeland, Florida 33810
Attorney for Co-Personal
Representatives:
Daniel Medina, B.C.S., Attorney
Florida Bar Number: 0027553
MEDINA LAW GROUP, P.A.
425 S. Florida Avenue,
Suite 101
Lakeland, FL 33801
Telephone: (863) 682-9730
Fax: (863) 616-9754
E-Mail: dan@medinapa.com
Secondary E-Mail:
sam@medinapa.com
May 17, 24, 2024 24-00724K

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 May 17, 2024.

Personal Representative:

Hector Alberty
6204 Dovecrest Trail
Lakeland, FL 33810
Attorney for Personal Representative:
Carol J. Wallace
Attorney for Personal Representative
Florida Bar Number: 71059
Elder Law Firm of Clements &
Wallace PL
310 East Main Street
Lakeland, FL 33801
Telephone: (863) 687-2287
Fax: (863) 682-7385
E-Mail: cwallace@mclements.com
Secondary E-Mail:
kexum@mclements.com
May 17, 24, 2024 24-00742K

CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

Joni Merchant,

Petitioner
Nattaly Gomez, Esq.
Attorney for Joni Merchant
Florida Bar Number: 1036183
Patriot Legal Group,
10 Bobby Green Plaza,
Auburndale, FL 33823
Telephone: 863-332-2114
E-Mail: Jasmine@patriotlegal.com
Secondary E-Mail:
Service@patriotlegal.com
Nattaly@patriotlegal.com
May 17, 24, 2024 24-00714K

--- ACTIONS ---

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE
TENTH JUDICIAL CIRCUIT IN
AND FOR POLK COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 2023CA006848
UNITED WHOLESAL
MORTGAGE

Plaintiff(s), vs.
CARMELO QUIRINDONGO A/K/A
CARMELO QUIRINDONGO
GONZALEZ A/K/A CARMELO
GONZALEZ; ARLENE JOYCE
WITTER; THE UNKNOWN
SPOUSE OF ARLENE JOYCE
WITTER; THE UNKNOWN
SPOUSE OF CARMELO
QUIRINDONGO A/K/A CARMELO
QUIRINDONGO GONZALEZ
A/K/A CARMELO GONZALEZ;
ASSOCIATION OF POINCIANA
VILLAGES, INC.; COCONUT
FUNDING CORPORATION;
SUNNOVA SLA MANAGEMENT
LLC; THE UNKNOWN TENANT IN
POSSESSION,
Defendant(s).

TO: CARMELO QUIRINDONGO
A/K/A CARMELO QUIRINDONGO
GONZALEZ A/K/A CARMELO GON-
ZALEZ LAST KNOWN ADDRESS:
256 GROUPEY COURT, KISSIM-
MEE, FL 34759
CURRENT ADDRESS: UNKNOWN
TO: ARLENE JOYCE WITTER
LAST KNOWN ADDRESS: 256

GROUPEY COURT, KISSIMMEE, FL
34759
CURRENT ADDRESS: UNKNOWN
TO: THE UNKNOWN TENANT IN
POSSESSION
LAST KNOWN ADDRESS: 256
GROUPEY COURT, KISSIMMEE, FL
34759
CURRENT ADDRESS: 256 GROU-
PER COURT, KISSIMMEE, FL 34759
YOU ARE HEREBY NOTIFIED
that a civil action has been filed against
you in the Circuit Court of Polk County,
Florida, to foreclose certain real prop-
erty described as follows:

THE FOLLOWING DE-
SCRIBED PROPERTY LO-
CATED IN THE COUNTY OF
POLK, STATE OF FLORIDA:
LOT 21, IN BLOCK 1058, OF
POINCIANA NEIGHBOR-
HOOD 4, VILLAGE 7, AC-
CORDING TO THE PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 53, AT PAGE
4 THROUGH 18, INCLUSIVE,
OF THE PUBLIC RECORDS
OF POLK COUNTY, FLORIDA.

Property address: 256 Grouper
Court, Kissimmee, FL 34759
You are required to file a written re-
sponse with the Court and serve a copy
of your written defenses, if any, to it on
Padgett Law Group, whose address is
6267 Old Water Oak Road, Suite 203,

Tallahassee, FL 32312, at least thirty
(30) days from the date of first pub-
lication, 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.

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

DATED this 25 day of April,
2024.

Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
(SEAL) BY: /s/Asuncion Nieves
Deputy Clerk

Plaintiff Atty:
Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@
padgettlawgroup.com
TDP File No. 23-001886-1
May 17, 24, 2024 24-00709K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY,
FLORIDA
CASE NO.:

532024CA000604000000
U.S. BANK TRUST NATIONAL
ASSOCIATION, AS TRUSTEE OF
IGLOO SERIES V TRUST,
Plaintiff, v.

ALL UNKNOWN HEIRS,
BENEFICIARIES, LEGATEES,
DEWISEES, PERSONAL
REPRESENTATIVES, CREDITORS
AND ANY OTHER PERSON
CLAIMING BY, THROUGH,
UNDER OR AGAINST ERLINE
PIERRE, DECEASED; UNKNOWN
TENANT #1; UNKNOWN TENANT
#2; AND ALL UNKNOWN
PARTIES IN POSSESSION IF
THE ABOVE DEFENDANTS ARE
ALIVE AND IF ONE OR MORE OF
SAID DEFENDANTS ARE DEAD,
THEIR UNKNOWN SPOUSES,
HEIRS, DEWISEES, GRANTEES,
PERSONAL REPRESENTATIVES,
CREDITORS AND ALL PARTIES
HAVING OR CLAIMING BY,
THROUGH OR AGAINST THEM;
AND ALL PARTIES CLAIMING
TO HAVE ANY RIGHT, TITLE OR
INTEREST IN THE PROPERTY
DESCRIBED IN THE COMPLAINT,

Defendant(s).

To the following Defendant(s):
ALL UNKNOWN HEIRS, BENEFI-
CIARIES, LEGATEES, DEWISEES,
PERSONAL REPRESENTATIVES,
CREDITORS AND ANY OTHER
PERSON CLAIMING BY, THROUGH,
UNDER OR AGAINST ERLINE
PIERRE, DECEASED
(Last Known Address: 3123 AVENUE
U NORTHWEST, WINTER HAVEN,
FL 33881)

YOU ARE NOTIFIED that an action
to foreclose based on boundaries estab-
lished by acquiescence, on the following
described property:

LOT 825, INWOOD NO. 4,
ACCORDING TO THE PLAT
THEREOF RECORDED IN
PLAT BOOK 9, PAGE 35, OF
THE PUBLIC RECORDS OF
POLK COUNTY, FLORIDA.

PROPERTY ADDRESS: 3123
AVENUE U NORTHWEST,
WINTER HAVEN, FL 33881
has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it, on Ghidotti
| Berger LLP, Attorney for Plaintiff,
whose address is 1031 North Miami
Beach Boulevard, North Miami Beach,
FL 33162 on or before May 20, 2024,
a date which is within thirty (30) days
after the first publication of this Notice

SECOND INSERTION

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

CASE NO. 2024CA001037000000
U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE OF THE
COLT 2020-RPL1 TRUST,
Plaintiff, vs.

THE UNKNOWN HEIRS,
BENEFICIARIES, DEWISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF RICHARD R.
ROBERTS JR. A/K/A RICHARD
ROBERTS, DECEASED, et. al.
Defendant(s),
TO: THE UNKNOWN HEIRS, BEN-
EFICIARIES, DEWISEES, GRANT-
EES, ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES AND ALL
OTHERS WHO MAY CLAIM AN IN-
TEREST IN THE ESTATE OF RICH-
ARD R. ROBERTS JR. A/K/A RICH-
ARD ROBERTS, DECEASED,
whose residence is unknown if he/she/
they be living; and if he/she/they be

dead, the unknown defendants who
may be spouses, heirs, devisees, grant-
ees, assignees, lienors, creditors, trust-
ees, and all parties claiming an interest
by, through, under or against the De-
fendants, who are not known to be dead
or alive, and all parties having or claim-
ing to have any right, title or interest in
the property described in the mortgage
being foreclosed herein.

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

LOT 18, OF ELBERT ACRES,
ACCORDING TO THE PLAT
THEREOF, RECORDED IN
PLAT BOOK 68, PAGE 49, OF
THE PUBLIC RECORDS OF
POLK COUNTY, FLORIDA

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

If you are a person with a disability

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

THIS NOTICE SHALL BE PUB-
LISHED ONCE A WEEK FOR TWO
(2) CONSECUTIVE WEEKS.

WITNESS my hand and the seal of
this Court at County, Florida, this 6 day
of May, 2024.

Default Date: June 12, 2024
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
(SEAL) BY: /s/Asuncion Nieves
DEPUTY CLERK
ROBERTSON, ANSCHUTZ, AND
SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave.,
Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
23-139352
May 17, 24, 2024 24-00708K

SECOND INSERTION

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

2023CA-006934-0000-00
GRACE HOUSE OF LAKELAND,
INC.,
Plaintiff, v.

JULIE'S REAL ESTATE CLEANING
TASK FORCE, LLC, JULIE
SUTPHIN, ROBERT BUSCH,
JULIE D. CALHOUN, CHARISSA
CALHOUN, and UNKNOWN
OCCUPANT(S) IN POSSESSION,
Defendants.
TO: JULIE SUTPHIN, ROBERT
BUSCH, JULIE D. CALHOUN, CHA-
RISSA CALHOUN, and UNKNOWN
OCCUPANT(S) IN POSSESSION, all
addresses unknown.

YOU ARE NOTIFIED that an action
for ejection, for forcible entry and
detainer, and for other relief regarding

the following property in Polk County,
Florida:

Lot 1, Arietta Hills Subdivi-
sion, Section 34, Township 27S,
Range 25E, as recorded in Plat
Book 88, Page 21, Public Records
of Polk 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 Christo-
pher A. Desrochers, Esq., the Plaintiff's
attorney, whose address is 2504 Ave. G
NW, Winter Haven, FL 33880 within
30 days after the date of the first pub-
lication of this notice, and file the origi-
nal with the clerk of this Court either
before service on the Plaintiff's attorney
or immediately thereafter; otherwise a
default will be entered against you for
the relief demanded in the complaint
or petition.

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

to the provision of certain assistance.
Please contact the Office of the Court
Administrator, 255 N. Broadway Ave-
nue, Bartow, Florida 33830, (863)
534-4686, at least 7 days before your
scheduled court appearance, or im-
mediately upon receiving this notifi-
cation if the time before the sched-
uled appearance is less than 7 days;
if you are hearing or voice impaired,
call 711.

Dated 05/13/24
Default Date 06/19/24
STACY M. BUTTERFIELD,
CLERK OF THE CIRCUIT COURT
(SEAL) BY: Vergense Ayala
As Deputy Clerk

Plaintiff's Attorney:
Christopher A. Desrochers, Esq.,
Christopher A. Desrochers, P.L.,
2504 Ave. G NW,
Winter Haven, FL 33880.
(863) 299-8309.
Email: cadlawfirm@hotmail.com
May 17, 24, 2024 24-00728K

--- ACTIONS ---

SECOND INSERTION

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

CIVIL DIVISION
Case No. 2024CA000646
Division 07
GTE FEDERAL CREDIT UNION
Plaintiff, vs.
BRIAN J ANDREWS A/K/A
BRIAN ANDREWS, ANDREA
C ANDREWS, et al.
Defendants.

TO: BRIAN J ANDREWS A/K/A BRIAN ANDREWS
BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF:
191 FAIRWAY CIR
WINTER HAVEN, FL 33881
UNKNOWN SPOUSE OF BRIAN J ANDREWS A/K/A BRIAN ANDREWS BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF:
191 FAIRWAY CIR
WINTER HAVEN, FL 33881
UNKNOWN SPOUSE OF ANDREA C ANDREWS
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
191 FAIRWAY CIR
WINTER HAVEN, FL 33881

You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida:

LOT 15 AND 16, BLOCK 5, BEACON HILL, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 17, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

commonly known as 1905 SEMINOLE TRAIL, LAKELAND, FL 33803 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before June 13, 2024, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

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

Dated: May 7, 2024.
CLERK OF THE COURT
Honorable Stacy M. Butterfield
255 North Broadway
Bartow, Florida 33830-9000
(COURT SEAL)
By: /s/ Asuncion Nieves
Deputy Clerk

Jennifer M. Scott
Kass Shuler, P.A., plaintiff's attorney
P.O. Box 800
Tampa, Florida 33601
(813) 229-0900
181350/2323894/MTS
May 17, 24, 2024 24-00737K

--- SALES ---

SECOND INSERTION

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

CASE NO: 2022-CA-1562
LAUREN HUNTER,
Plaintiff, vs.
KAREN HURST aka KAREN A.
HURST aka KAREN HURST-BLUE;
WESLEY ARNOLD BLUE; THE
ESTATE OF JAMES R. HURST,
DECEASED; THE UNKNOWN
PERSONAL REPRESENTATIVE OF
THE ESTATE OF JAMES R.
HURST; THE UNKNOWN
HEIRS OF THE ESTATE OF
JAMES R. HURST; TENANT #1,
TENANT #2, AND ANY AND ALL
UNKNOWN PARTIES CLAIMING
BY, THROUGH, AND
UNDER, AND AGAINST THE
HEREIN-NAMED DEFENDANTS
WHO ARE NOT KNOWN TO BE
DEAD OR ALIVE, WHETHER
SAID UNKNOWN PARTIES
MAY CLAIM AN INTEREST AS
SPOUSES, HEIRS, DEVISEES,
GRANTEES, OR OTHER
CLAIMANTS,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on February 6, 2023, in this case in the Circuit Court of Polk County, Florida, the real property described as:

THE SOUTH 264 FEET OF THE EAST 330 FEET OF THE WEST 660 FEET OF THE SW 1/4 OF THE SW 1/4 OF SECTION 5, TOWNSHIP 30 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, ALSO KNOWN AS TRACT 11 OF UNRECORDED LAKE VIEW RANCHES.

TOGETHER WITH A 2003

DOUBLE-WIDE FTWD
MOBILE HOME, ID NUMBER
FLFL270A29935BH21,
TITLE NUMBER 86737035
AND ID NUMBER FL-
FL270B29935BH21, TITLE
NUMBER 8673636686
PROPERTY ADDRESS: 1152
MARTY LANE, BARTOW,
FLORIDA 33630

will be sold at public sale, to the highest and best bidder for cash, on-line at www.polk.realforeclose.com, on June 12, 2024 at 10:00 a.m.

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

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

DATE: May 14, 2024
Gregory A. Sanoba, Esquire
Florida Bar No. 955930
greg@sanoba.com
Jose A. Morera II, Esquire
Florida Bar No. 1019265
joe@sanoba.com
THE SANOBA LAW FIRM
422 South Florida Avenue
Lakeland, Florida 33801
Telephone: 863/683-5353
Facsimile: 863/683-2237
Attorneys for Plaintiff
May 17, 24, 2024 24-00738K

SECOND INSERTION

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

CASE NO. 2022CA0006310000LK
PHH MORTGAGE CORPORATION,
Plaintiff, vs.
ANDREA OGLETREE A/K/A
ANDREA T. OGLETREE, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 13, 2023, and entered in 2022CA0006310000LK of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein PHH MORTGAGE CORPORATION is the Plaintiff and ANDREA OGLETREE A/K/A ANDREA T. OGLETREE are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 25, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 5, CREWS LAKE OAKS, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 104, PAGE 27 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 6520 CREWS LAKE RD, LAKELAND, FL 33813

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

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

Dated this 15 day of May, 2024.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE &
PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/ Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
21-146003 - MiM
May 17, 24, 2024 24-00745K

--- ACTIONS ---

SECOND INSERTION

FOURTH NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.: 2022-CA-003227

U.S. BANK NATIONAL
ASSOCIATION NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS LEGAL TITLE
TRUSTEE FOR RMTP TRUST,
SERIES 2021 BKM-TT-V,
Plaintiff, v.
ROBERT L. HOLMES, ET AL,
Defendants.

To the following Defendant(s):
TERA PATRICE WIGGINS
(Last Known Address: 6015 Live Oak Drive, Winter Haven, FL 33880)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

BEGINNING AT THE NORTHWEST CORNER OF THE NE 1/4 OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 23 EAST, RUN SOUTH 0 DEGREES 01' 660.00 FEET, THENCE WEST 950.00 FEET TO THE POINT OF BEGINNING THENCE RUN SOUTH 0 DEGREES 01' WEST 110.91 FEET; WEST 50.00 FEET; NORTH 0 DEGREES 01' EAST 110.91 FEET, EAST 50.00 FEET TO THE POINT OF BEGINNING. THE BEARINGS GIVEN IN THIS DESCRIPTION ARE BASED ON THE ASSUMPTION THAT THE NORTH LINE OF SECTION 12, TOWNSHIP 30 SOUTH, RANGE 23 EAST, AS SHOWN ON THE OFFICIAL PLAT OF MULBERRY HEIGHTS, FILED FOR RECORD IN PLAT BOOK

26, PAGE 26, IS A DUE EAST LINE.
PROPERTY ADDRESS: 600
S.E. 3RD ST., MULBERRY, FL
33860

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 on or before April 12, 2024, a date which is within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact The Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (Describe Notice); If you are hearing or voice impaired, Call TDD (863) 534-7777 or Florida Relay Service 711.

WITNESS my hand and the seal of this Court this day of 6 day of March, 2024.

STACY M. BUTTERFIELD, CPA
As Clerk Ad Interim
(SEAL) By /s/ Asuncion Nieves
As Deputy Clerk

Ghidotti Berger LLP,
Attorney for Plaintiff,
1031 North Miami Beach Boulevard,
North Miami Beach, FL 33162
May 17, 24, 2024 24-00731K

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
PROBATE FILE NO.
53-2024-CP-000949-0000-XX

IN RE: Estate of
JAMES DARRELL PURVIS,
Deceased.

The administration of the estate of James Darrell Purvis, deceased, whose date of death was November 30, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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 May 17, 2024.

Personal Representative:
/s/ Patricia Messner
Patricia Messner
659 Topeka Court
Lehigh Acres, Florida 33972

Attorney for Personal Representative:
/s/ Amy L. Phillips
AMY L. PHILLIPS
Attorney for Petitioner
Florida Bar No. 91682
P.O. Box 4397
Winter Haven, FL 33885
(863) 268-8292
amy@amyphillipspllc.com
May 17, 24, 2024 24-00733K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
PROBATE FILE NO.
53-2024-CP-001299-0000-XX

IN RE: Estate of
AVIS SUSAN MILLER,
Deceased.

The administration of the estate of Avis Susan Miller, deceased, whose date of death was January 13, 2024, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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 May 17, 2024.

Personal Representative:
/s/ Jo-Anne Golden
Jo-Anne Golden
2804 Attwater Loop
Winter Haven, FL 33884

Attorney for Personal Representative:
/s/ Amy L. Phillips
AMY L. PHILLIPS
Attorney for Petitioner
Florida Bar No. 91682
P.O. Box 4397
Winter Haven, FL 33885
(863) 268-8292
amy@amyphillipspllc.com
May 17, 24, 2024 24-00732K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024CP000955

Division Probate
IN RE: ESTATE OF
WILLIAM C MANGOLD, JR.
Deceased.

The administration of the estate of William C Mangold, Jr., deceased, whose date of death was December 13, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway, Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the Decedent and other persons having claims or 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 May 17, 2024.

Personal Representative:
Jean Mangold
804 Via Bianca Drive
Davenport, Florida 33896

Attorney for Personal Representative:
Andrew M. Berland, Esq.
E-mail Addresses:
andrew@hendersonsachs.com,
michael@hendersonsachs.com
Florida Bar No. 84030
Henderson Sachs, PA
8240 Exchange Drive Ste. C6
Orlando, Florida 32809
Telephone: (407) 850-2500
May 17, 24, 2024 24-00739K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
Case Number: 24CP-1670

IN RE: ESTATE OF
Diane M. Mattinson
deceased.

The administration of the estate of Diane M. Mattinson, deceased, Case Number 24CP-1670, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 17, 2024.

Personal Representative:
/s/ Judith A. Blizman
Judith A. Blizman
Address: 3722 Bear Lake Drive,
Kingwood, TX 77345

Attorney for Personal Representative:
/s/ MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
May 17, 24, 2024 24-00740K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 CP 1663

IN RE: ESTATE OF
JEAN MARIE REICHAARDT
Deceased.

The administration of the estate of Jean Marie Reichardt, deceased, whose date of death was December 1, 2023, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave., Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must 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 May 17, 2024.

Personal Representative:
Beth A. Reichardt
113 Grovepark Dr.
Davenport, Florida 33837

Attorney for Personal Representative:
Patrick L. Smith, Attorney
Florida Bar Number: 27044
179 N US Hwy 27, Ste. F
Clermont, FL 34711
Telephone: (352) 204-0305
Fax: (352) 989-4265
E-Mail:
patrick@attorneypatricksmith.com
Secondary E-Mail:
becky@attorneypatricksmith.com
May 17, 24, 2024 24-00746K

SAVE TIME



Email your Legal Notice
legal@businessobserverfl.com

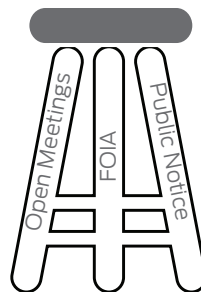
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Friday Publication

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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
1/20906-1/9

Why Public Notice Should Remain in Newspapers

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



This is not about “newspapers vs the internet”.

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

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



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

prevent government officials from hiding information

they would prefer the public not to see

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

- Accessibility**
- Independence**
- Verifiability**
- Archivability**

Publishing notices on the internet is neither cheap nor free

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



Types Of Public Notices

Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

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To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com