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PUBLIC NOTICES

THURSDAY, JUNE 6, 2024

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VOLUSIA COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 7TH JUDICAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA.

CASE No. 2018 31488 CICI CARRINGTON MORTGAGE SERVICES LLC, Plaintiff vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES,

LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF HANNELORE HEIDEN AKA HANNELORE AMAILIE HEIDEN, DECEASED, et al., Defendants

TO: UNKNOWN BENEFICIARIES OF THE N. PENINSULA DR. LAND TRUST #925 DTD DECEMBER 14, 2021 925 N PENINSULA DRIVE DAYTONA BEACH, FL 32118

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

PARCEL 1: THE NORTHERLY 25 FEET OF THE EASTERLY 188 FEET OF LOT 4, BLOCK 19, OF CHARLES A. BALLOUGH'S SUBDIVISION, ACCORDING TO PLAT THEREOF, AS RECORDED IN MAP BOOK 1, PAGE 76, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA. PARCEL 2: THAT PART OF LOTS 3 AND 4, BLOCK 19, EAST DAYTONA, ACCORDING TO PLAT THEREOF AS RECORDED IN MAP BOOK 2, PAGE 106, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, LY-ING NORTH OF THE NORTH LINE OF POST AND BALLOUGH'S SUB-DIVISION OTHERWISE KNOWN

FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2024 10596 PRDL DIVISION: 10 IN RE: ESTATE OF KATHERINE HAVEN, Deceased.

The administration of the estate of KATH-ERINE HAVEN, deceased, whose date of death was November 3, 2023, is pending in the Circuit Court for Volusia County, Flor-ida, Probate Division, the address of which is Post Office Box 6043, DeLand, FL 32721. 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 lecedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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

AS CHARLES A. BALLOUGH'S SUBDIVISION OF PART OF CLARK

HOMESTEAD AS PER MAP IN MAP BOOK 1, PAGE 76, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, AND THAT PART OF LOT 3, IN BLOCK 19, OF BAL-LOUGH'S SUBDIVISION OF PART OF THE CLARK HOMESTEAD, AS PER MAP IN MAP BOOK 1, PAGE 76, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, DE-SCRIBED AS FOLLOWS TO-WIT: BEGINNING AT A POINT IN THE WEST LINE OF NORTH PENIN-SULA DRIVE (FORMERLY PINE-WOOD AVENUE). SAID POINT BEING 300 FEET NORTHERLY FROM THE NORTH LINE OF JES-SAMINE BOULEVARD. THENCE FROM SAID POINT WESTERLY AND PARALLEL WITH THE NORTH LINE OF JESSAMINE BOULEVARD A DISTANCE OF 188 FEET; THENCE NORTHERLY AND PARALLEL WITH THE WEST LINE OF NORTH PENINSULA DRIVE, A DISTANCE OF 50 FEET; THENCE EASTERLY AND PARAL-LEL WITH THE NORTH LINE OF JESSAMINE BOULEVARD TO THE WEST LINE OF NORTH PENIN-SULA DRIVE; THENCE SOUTH-ERLY A DISTANCE OF 50 FEET TO THE POINT OF BEGINNING; SAID PROPERTY BEING A PORTION OF LOT 3, BLOCK 19 OF BALLOUGH'S SUBDIVISION OF A PORTION OF CLARK HOMESTEAD AS RECORD-ED IN MAP BOOK 1, PAGE 76, OF THE PUBLIC RECORDS OF VOLU-SIA COUNTY, FLORIDA, AND A PORTION OF LOT 3, BLOCK 19, EAST DAYTONA, ACCORDING TO

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTÝ, FLORIDA. CASE No. 2023 11127 CIDL MORTGAGE ASSETS MANAGEMENT, Plaintiff, vs

STEPHANIE C. EDNEY, et. al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2023 11127 CIDL of the Circuit Court of the 7TH Judicial Circuit in and for VOLUSIA County, Florida, wherein, MORTGAGE ASSETS MANAGEMENT, LLC, Plaintiff, and STEPHANIE C. ED-NEY, et. al., are Defendants, Clerk of Court, Laura E. Roth, will sell to the highest bidder for cash at, WWW.VOLUSIA. REALFORECLOSE.COM, at the hour of 11:00 AM, on the 8th day of July, 2024, the

following described property: LOT 44, BLOCK 21 OF DELEON SPRINGS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN MAP BOOK 1, PAGE 37, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA. LESS THE EAST 15.35 FEET THEREOF.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat.

IMPORTANT

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to TICE. you, to the provision of certain assistance. To request such an accommodation, please THE TIME PERIODS SET FORTH IN contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Davtona Beach, FL 32114, (386) 257-6096 PERIODS SET Hearing or voice impaired, please call 711. DATED this 31st day of May, 2024. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Karissa.Chin-Duncan@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /s/ Karissa Chin-Duncan, Esq. Florida Bar No. 98472 36615.0111 / JSchwartz June 6, 13, 2024 24-00271I

PLAT THEREOF AS RECORDED IN MAP BOOK 2, PAGE 106, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written de-fenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309. and file the original with the Clerk within 45 days after the first publication of this notice in BUSINESS OBSERVER, on or before July 8, 2024; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint. IMPORTANT

In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at COURT ADMIN-ISTRATOR, SUITE 300, 125 E ORANGE AVENUE, DAYTONA BEACH, FL 32114, 386-257-6096. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay System. WITNESS MY HAND AND SEAL OF

SAID COURT on this 24th day of May 2024.

> LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Shawnee S. Smith As Deputy Clerk

Greenspoon Marder, LLP Default Department Attorneys for Plaintiff Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 June 6, 13, 2024 24-00273I

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 11623 PRDL Division 10 IN RE: ESTATE OF MICHELLE C. BILACH A.K.A MICHELLE CATHERINE BILACH A.K.A. MICHELLE BILACH

Deceased. The administration of the estate of Michelle C. Bilach a.k.a Michelle Catherine Bilach a.k.a Michelle Bilach, deceased, whose date of death was February 19, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the ad-dress of which is 101 North Alabama Avenue, DeLand, Florida 32724. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-ALL CLAIMS NOT FILED WITHIN

FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. TIME NOTWITHSTANDING THE

FORTH ABOVE, ANY

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY,

FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2024 10364 CICI SPECIALIZED LOAN SERVICING

LLC, Plaintiff, vs.

KARWIN POTTER, et. al.

Defendant(s), TO: KAMARI POTTER, KENTRICE POSEY, UNKNOWN SPOUSE OF KA-MARI POTTER, UNKNOWN SPOUSE OF KENTRICE POSEY, whose residence is unknown and all

parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an

action to foreclose a mortgage on the following property: PARCEL B: LOTS SIX (6) AND

TWELVE (12), EXCEPT THE NORTHERLY FORTY-FOUR (44) FEET THEREOF AND EXCEPT THE SOUTHERLY SIXTY (60) FEET OF THE NORTHERLY ONE HUNDRED FOUR (104) FEET OF THE EASTERLY ONE HUNDRED SEVENTY (170) FEET THEREOF, BLOCK THIRTEEN (13), HOME ACRES, ACCORDING TO THE PLAT OF RECORD THEREOF IN MAP BOOK 11, PAGE 64, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, THE SAME BEING ALSO A PART OF LOT ONE (1), BLOCK TWENTY (20), MASON AND CARSWELL'S SUBDIVISION

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 11727 PRDL IN RE: ESTATE OF LARRY BRUCE CRABTREE,

Deceased. The administration of the estate of LARRY BRUCE CRABTREE, deceased, whose date of death was June 28, 2022, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is PO Box 6043, DeLand, FL 32721. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE

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

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

IF YOU ARE A PERSON CLAIMING A The date of first publication of this notice

FIRST INSERTION OF HOLLY HILL, OF RECORD IN

MAP BOOK 2, PAGE 90, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:BEGINNING AT A POINT ON THE WESTERLY LINE OF CENTER STREET, A SIXTY-SIX (66) FOOT STREET AS NOW LAID OUT, A DISTANCE OF EIGHT HUNDRED THIRTY (830) FEET SOUTHERLY FROM THE SOUTH-ERLY LINE OF SIXTH STREET AS NOW LAID OUT IN SAID HOME ACRES; RUN THENCE WESTERLY, PARALLEL WITH SAID SOUTH-ERLY LINE OF SIXTH STREET, A DISTANCE OF ONE HUNDRED SEVENTY (170) FEET TO A POINT; THENCE NORTHERLY, PARAL-LEL WITH SAID WESTERLY LINE OF CENTER STREET, A DISTANCE OF SIXTY (60) FEET TO A POINT; THENCE WESTERLY, PARALLEL WITH SAID SOUTHERLY LINE OF SIXTH STREET, A DISTANCE OF ONE HUNDRED THIRTY (130) FEET TO A POINT; THENCE SOUTHERLY, PARALLELWITH THE WESTERLY LINE OF SAID CENTER STREET, A DISTANCE OF ONE HUNDRED EIGHTEEN AND HUNDREDTHS EIGHTY-TWO (118.82) FEET TO A POINT WHICH LIES TWENTY (20) FEET NORTH-ERLY FROM THE SOUTHERLY LINE OF LOT ONE (1), BLOCK TWENTY (20), MASON AND CAR-SWELL'S SUBDIVISION OF HOLLY HILL, AFOREMENTIONED, THE SOUTHERLYTWENTY (20) FEET OF SAID LOT ONE (1) BEING DED-ICATED FOR DRAINAGE PURPOS-ES; THENCE EASTERLY, PARAL-

LEL WITH THE SOUTHERLY LINE OF SAID LOT ONE (1), AND ALONG THE NORTHERLY LINE OF SAID TWENTY (20) FOOT DRAINAGE RIGHT-OF-WAY, A DISTANCE OF THREE HUNDRED (300) FEET TO A POINT ON THE WESTERLY LINE OF CENTER STREETAFORE SAID; THENCE NORTHERLY ALONG SAID WESTERLY LINE OF CENTER STREET, A DISTANCE OF FIFTY-NINE (59) FEET TO THE POINT OF BEGINNING.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before July 8, 2024/45 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 im-mediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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 24th day of May, 2024.

LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Shawnee S. Smith DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-136849 June 6, 13, 2024 24-00274I

FIRST INSERTION

NOTICE OF FORECLOSURE SALE RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM IN THE CIRCUIT COURT OF THE WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK RE-7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION: PORTS THE FUNDS AS UNCLAIMED. CASE NO.: 2023 11646 CIDL U.S. BANK NATIONAL ASSOCIATION, IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY RE-

Plaintiff, vs. MICHAEL S. WHITE; ONEMAIN MAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF FINANCIAL OF AMERICA, INC: STATE OF FLORIDA; STATE THE DATE OF THE LIS PENDENS MAY OF FLORIDA DEPARTMENT OF CLAIM THE SURPLUS. If you are a person with a disability who needs an accommodation in order to access **REVENUE: VOLUSIA COUNTY.** FLORIDA CLERK OF COURT; ASHLEY MARIE EMANUEL; LISA court facilities or participate in a court pro-EMANUEL: RENEE WHITE:

ceeding, you are entitled, at no cost to you, to the provision of certain assistance.

To request such an accommodation, please contact Court Administration in advance of the date the service is needed:

- Court Administration
- 125 E. Orange Ave., Ste. 300 Daytona Beach, FL 32114
- (386) 257-6096

Hearing or voice impaired, please call

711. Dated this 30 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 23-00997 June 6, 13, 2024 24-00272I

OF DEATH IS BARRED. The date of first publication of this notice is June 6, 2024.

DocuSigned by: /s/ Nathan Neal Nathan D. Neal,

Personal Representative /s/ FRED B. SHARE, ESQUIRE Florida Bar No. 256765 1092 Ridgewood Avenue Holly Hill, FL 32117 Telephone: (386) 253-1030 Fax: (386) 248-2425 E-Mail: fredshare@cfl.rr.com 2nd E-Mail: brobins@cfl.rr.com Attorney for Personal Representative June 6, 13, 2024 24-00269I

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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 June 6, 2024. Personal Representative: DocuSigned by: Garrett L. Briggs Garrett Briggs 1840 Atlantic Beach Drive Atlantic Beach, Florida 32233 Attorney for Personal Representative: /s/ Wendy A. Mara, Esq. Wendy A. Mara, Esq., Attorney Florida Bar Number: 69872

Mara Law. P.A. 555 West Granada Blvd., Ste. D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com condary E-Mail: LMFord@maralawpa.com June 6, 13, 2024 24-00267I

is: June 6, 2024 MARIA E. CRABTREE

Personal Representative 1050 Skyline Loop, Building 5, Unit 222

Orange City, FL 32763 Robert D. Hines, Esq. Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com 24-00268I June 6, 13, 2024

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 6/21/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1968 CHAT HS 41310 Last Tenants: THOMAS KANGAS AND TRACY JO WELCH and all unknown parties beneficiaries heirs . Sale to be at COLONIAL COLONY INC DBA COLO-NIAL COLONY SOUTH, 1275 BEVILLE ROAD, DAYTONA BEACH, FL 32119. 813-241-8269

June 6, 13, 2024 24-00084V

FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 6/21/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1968 CHAT HS 41310 Last Tenants: THOMAS KANGAS AND TRACY JO WELCH and all unknown parties beneficiaries heirs . Sale to be at COLONIAL COLONY INC DBA COLO-NIAL COLONY SOUTH, 1275 BEVILLE ROAD, DAYTONA BEACH, FL 32119. 813-241-8269.



24-00085V

The Palm Coast & Ormond Beach Observers now qualify to publish public and legal notices.



For rates and information, call 386-447-9723

FIRST INSERTION

UNKNOWN SPOUSE OF MICHAEL

IN POSSESSION OF THE SUBJECT

NOTICE IS HEREBY GIVEN pursuant

to an Order or Final Judgment entered in

the above styled cause now pending in said court and as required by Florida Statute

45.031(2), LAURA E. ROTH as the Clerk

of the Circuit Court shall sell to the high-

est and best bidder for cash electronically

at www.volusia.realforeclose.com at, 11:00

AM on the 09 day of July, 2024, the follow-

ing described property as set forth in said Final Judgment, to wit:

LOT 38, BLOCK 29, DELTONA LAKES UNIT TWO, ACCORDING

TO THE MAP OR PLAT THEREOF

AS RECORDED IN PLAT BOOK 25.

PAGES 101 THROUGH 104, INCLU-

SIVE, OF THE PUBLIC RECORDS

OF VOLUSIA COUNTY, FLORIDA.

PROPERTY ADDRESS: 1103 W HANCOCK DR, DELTONA, FL

S. WHITE: UNKNOWN TENANT

PROPERTY,

Defendants

32725

NOTICE TO CREDITORS IN THE SEVENTH JUDICIAL CIRCUIT COURT, IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION Case No.: 2024 10695 PRDL Div.: 10 IN RE: ESTATE OF PETER STEVEN ZILUK, **Deceased.** The administration of the Estate of PETER

STEVEN ZILUK, deceased, whose date of death was January 4, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N Alabama Ave, DeLand, FL 32724. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-

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 June 6, 2024.

Personal Representative: /s/ John Essing John Essing 1320 Coconut Palm Circle Port Orange, FL 32128 Attorney for Personal Representative: /s/ Elan R. Kaney Elan R. Kaney, Esq., Attorney Florida Bar Number: 538302 444 Seabreeze Blvd., Suite 910A Daytona Beach, FL 32118 Telephone: (386) 281-5777 Fax: (386) 867-8076 E-Mail: Elan.Kaney@KaneyLaw.co June 6, 13, 2024 24-00270I

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 11345 PRDL Division 10 IN RE: ESTATE OF BERTHA SMITH A.K.A. BERTHA M. SMITH A.K.A BERTHA MATILDA SMITH Deceased.

The administration of the estate of Bertha Smith a.k.a. Bertha M. Smith a.k.a. Bertha Matilda Smith, deceased, whose date of death was December 30, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 North Alabama Avenue, De-Land, Florida 32721. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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 June 6, 2024.

Personal Representative: Wendy Mara

555 W. Granada Blvd., Ste D-10 Ormond Beach, Florida 32174 Attorney for Personal Representative: /s/ Wendy A. Mara Wendy A. Mara, Attorney Florida Bar Number: 69872 555 West Granada Blvd., Ste.D-10 Ormond Beach, Florida 32174 Telephone: (386) 672-8081 Fax: (386) 265-5995 E-Mail: wamara@maralawpa.com Secondary E-Mail: pmflynt@maralawpa.com June 6, 13, 2024 24-00275I



ABIET Beach plans and



FIRST INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2024-11247-PRDL **DIVISION: 10** IN RE: ESTATE OF SANDRA R. OSSINSKY, Deceased.

The administration of the estate of SAN-DRA R. OSSINSKY, deceased, whose date of death was FEBRUARY 16, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, DeLand, Florida 32721-6043. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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 June 6, 2024.

- Personal Representative: /s/ RUTH O. BORNE
- 27 Main Street, Unit 103

Edwards, CO 81632 Attorney for Personal Representative: /s/ ADAM WARREN Florida Bar No. 940501 Hawkins, Hawkins & Burt, LLP 501 South Ridgewood Avenue Daytona Beach, Florida 32114 Telephone: (386) 252-4499 adamwarren@hawkinsandburt.com laura@hawkinsandburt.com

June 6, 13, 2024

24-00276I

FIRST INSERTION

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

CASE NO. 2023 12168 CIDL LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. BRYAN PRESTON JONES AKA BRYAN P. JONES AKA BRYAN JONES, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 28, 2024 in Civil Case No. 2023 12168 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Bryan Preston Jones a/k/a Bryan P. Jones a/k/a Bryan Jones, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of July, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 22, 23 and 24, Block 5, Daytona Park Estates Section No. F, according to the map or plat thereof as recorded in Plat Book 23, Page 101, of the Public Records of Volusia County, Florida.

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA

CASE NO.: 2023 10605 CIDL U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS INDENTURE TRUSTEE OF CIM TRUST 2021-NR1. Plaintiff, vs. RAQUEL L. DAVIS A/K/A RAQUEL DAVIS: UNKNOWN SPOUSE OF RAQUEL L. DAVIS A/K/A RAQUEL

DAVIS; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al., **Defendant(s).** NOTICE IS HEREBY GIVEN pursuant to

a Final Summary Judgment of Foreclosure (In Rem) dated May 28, 2024, entered in Civil Case No.: 2023 10605 CIDL of the Circuit Court of the Seventh Judicial Circuit in and for Volusia County, Florida, wherein U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUST-EE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION. NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS IN-DENTURE TRUSTEE OF CIM TRUST 2021-NR1, Plaintiff, and RAQUEL L. DA-VIS A/K/A RAQUEL DAVIS; UNKNOWN TENANT(S) IN POSSESSION #1, are Defendants.

LAURA E. ROTH, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.volusia.realforeclose.com, at 11:00 AM, on the 1st day of October, 2024 the following described real property as set forth in said Judgment, to wit:

LOT 9, BLOCK 625, DELTONA LAKES UNIT TWENTY-TWO, AC-CORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27. PAGES 11 THROUGH 15. INCLUSIVE, OF PUBLIC RECORDS

OF VOLUSIA COUNTY, FLORIDA. If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file

FIRST INSERTION
NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SEVENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR
VOLUSIA COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO. 2022 30044 CICI
FREEDOM MORTGAGE
CORPORATION,
Plaintiff, vs.
LINDA CONKLIN, et al.,
Defendant.
NOTICE IS HEREBY GIVEN pursuant t

ant to a Summary Final Judgment of Foreclosure entered January 03, 2024 nunc pro tunc December 20, 2023 in Civil Case No. 2022 30044 CICI of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein FREEDOM MORTGAGE CORPORA-TION is Plaintiff and LINDA CONKLIN, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 24th day of July, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOTS 5 AND 6, BLOCK B, RIDGE-WOOD HEIGHTS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 60, PUBLIC RECORDS OF VOLUSIA 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.

erson with a disah

a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

REQUESTS FOR ACCOMMODA-TIONS BY PERSONS WITH DISABILI-TIES

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Adminis-tration, 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711.

THESE ARE NOT COURT INFORMA-TION NUMBERS

SOLICITUD DE ADAPTACIONES PARA PERSONAS CON DISCAPACID-ADES Si usted es una persona con discapacidad que necesita una adaptación para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asistencia, sin incurrir en gastos. Comuníquese con la Oficina de Administración Judicial (Court Adminis-tración), 101 N. Alabama Ave., Ste. D-305, DeLand, FL 32724, (386) 257-6096, con no menos de 7 días de antelación de su cita de comparecencia ante el juez, o de inmediato alrecibir esta notificación si la cita de comparecencia está dentro de un plazo menos de 7 días; si usted tiene una discapacidad del habla o del oído, llame al 711.

ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMA-CION JUDICIAL Dated: May 31, 2024 /s/ Brian L. Rosaler By: Brian L. Rosaler Florida Bar No.: 0174882. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187

22-49801 June 6, 13. 2024 24-00278I

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 11302 PRDL Division: 10 IN RE: ESTATE OF SANDRA J CLELLAND aka SANDRA CLELLAND

Deceased.

The administration of the estate of SAN-DRA J CLELLAND, also known as SAN-DRA CLELLAND, deceased, whose date of death was February 4, 2024, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., DeLand, FL 32724. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE

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

NOTWITHSTANDING THE TIME PE-RIOD SET FORTH ABOVE, ANY CLAIM

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2022 11207 CIDL

MIDFIRST BANK, Plaintiff, vs. MICHELE KING, et al., Defendant. NOTICE IS HEREBY GIVEN pursuant

to a Summary Final Judgment of Fore-closure entered May 21, 2024 in Civil Case No. 2022 11207 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIR-CUIT in and for Volusia County, Deland, Florida, wherein MIDFIRST BANK is Plaintiff and MICHELE KING, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www. volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of July, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 12, Block 1138, DELTONA

LAKES UNIT FORTY-ONE, According To The Plat Thereof As Recorded In Plat Book 27, Page(s) 246 To 261, Of The Public Records Of Volusia County, Florida.

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. 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 23-08121FL June 6, 13, 2024 24-00279I

> FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024-11757-PRDL **Division Probate** IN RE: ESTATE OF JAMES PAUL SOLTI

Deceased. The administration of the estate of James Paul Solti, deceased, whose date of death was April 22, 2024, is pending in the Cir-cuit Court for Volusia County, Florida, Probate Division, the address of which is 101 N. Alabama Ave., Deland, FL 32724. The names and addresses of the personal repre-

sentative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

ALL CLAIMS NOT FILED WITHIN

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2023 12015 CIDL

U. S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, ON BEHALF OF THE HOLDERS OF THE TERWIN MORTGAGE TRUST 2007-9SL, ASSET-BACKED SECURITIES, SERIES 2007-9SL,

Plaintiff, vs. RANDALL R. EVANS, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclo-sure entered May 28, 2024 in Civil Case No. 2023 12015 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Volusia County, Deland, Florida, wherein U. S. BANK NATIONAL ASSOCI-ATION, AS INDENTURE TRUSTEE, ON BEHALF OF THE HOLDERS OF THE TERWIN MORTGAGE TRUST 2007-9SL, ASSET-BACKED SECURITIES, SERIES 2007-9SL is Plaintiff and Randall R. Evans, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of July, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

The West 132.0 feet of the East 264.0 feet of the North 135.0 feet of the South 300.0 feet of Government Lot 3, Section 1, Township 16 South, Range 29 East, of the Public Records of Volusia County, Florida.

Parcel Number: 690101000110 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. 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 23-07237FL June 6, 13, 2024 24-00280I

FIRST INSERTION

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

CASE NO. 2021 31201 CICI WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT INDIVIDUALLY, BUT SOLELY AS TRUSTEE FOR NATIONSTAR HECM ACQUISITION TRUST 2020-1,

Plaintiff, vs. VALLIS F. MILLER, et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 24, 2023, and entered in 2021 31201 CICI of the Circuit Court of the SEVENTH Judicial Circuit in and for Volusia County. Florida, wherein MORTGAGE ASSETS MANAGEMENT, LLC is the Plaintiff and VALLIS F. MILLER: UNKNOWN SPOUSE OF VALLIS F. MILLER; UNIT-ED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOP-MENT; THE COLONY HOUSE, INC. are the Defendant(s). Laura E. Roth as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. volusia realforeclose com at 11:00 AM. on June 28, 2024, the following described property as set forth in said Final Judgment. to wit: APARTMENT UNIT C-2, NEW COL-ONY HOUSE, A CONDOMINIUM ACCORDING TO THE DECLARA-TION OF CONDOMINIUM THERE-OF AS RECORDED IN OFFICIAL RECORDS BOOK 1326, PAGE 526 AND AS AMENDED THERETO, OF THE PUBLIC RECORDS OF VOLU-

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR VOLUSIA COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2023 12861 CIDL ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC.,

Plaintiff, vs. MACIEJ M MATUSIAK, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Fore-closure entered May 28, 2024 in Civil Case No. 2023 12861 CIDL of the Circuit Court of the SEVENTH JUDICIAL CIR-CUIT in and for Volusia County, Deland, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC. is Plaintiff and Maciej M Matusiak, et al., are Defendants, the Clerk of Court, LAURA E. ROTH, ESQ., will sell to the highest and best bidder for cash electronically at www. volusia.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of July, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: LOT 27, BLOCK 111, DELTONA

LAKES, UNIT THREE, ACCORD-ING THE THE MAP OR PLAT THEREOF, AS RECORDED IN MAP BOOK 25, PAGES 105 THROUGH 120, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

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

needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Ad-ministration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. 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 23-08447FL June 6, 13, 2024 24-00281I

SIA COUNTY, FLORIDA, TOGETH-ER WITH AN UNDIVIDED INTER-EST IN THE COMMON ELEMENTS APPURTENANT THERETO.

Property Address: 500 SOUTH BEACH STREET UNIT C2, DAYTO-NA BEACH, FL 32114

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 penlens must file a claim in accordance with Florida Statutes, Section 45.031. IMPORTANT

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 101 N. Alabama Ave., Ste D-305, Deland, FL 32724, (386) 257-6096. Hearing or voice impaired,

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

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. 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 23-06958FL June 6, 13, 2024 24-00282I

needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Davtona Beach, FL 32114; (386) 257-6096. Hearing or voice impaired, please call 1 (800) 955-8770. 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 23-08955FL June 6, 13, 2024 24-00283I

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

The date of first publication of this notice is: June 6, 2024.

Signed on this day of, 6/3/2024. LYNDSAY CLELLAND **Personal Representative**

Heidi S. Webb Attorney for Personal Representative Florida Bar No. 73958 Law Office of Heidi S. Webb 210 South Beach Street, Suite 202 Daytona Beach, Florida 32114 Telephone: (386) 257-3332 Email: heidi@heidiwebb.com June 6, 13, 2024 24-00284I 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 June 6, 2024. Personal Representative: Christine Marie Solti R/A address 238 N. Westmonte Dr., Suite 200 Altamonte Springs, FL 32714 Attorney for Personal Representative: /s/ Cynthia E. McGee Cynthia E. McGee, Esq. Email Addresses: cindi@cmcgeelaw.com cynthia.e.mcgee@gmail.com Florida Bar No. 0112083 238 N. Westmonte Drive, Suite 200 Altamonte Springs, FL 32714 Telephone: 407-234-0695 June 6, 13, 2024 24-00277I please call 711.

Dated this 31 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 Bv: \S\Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 21-012095 - GrS June 6, 13, 2024 24-00286I



FIRST INSERTION

NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File No. 2024 11727 PRDL IN RE: ESTATE OF LARRY BRUCE CRABTREE, Deceased. TO: KELLEY ANNE TIFFANY

Unknown

YOU ARE NOTIFIED that a Notice of Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are: Robert D. Hines, Esq., Hines Norman Hines, P.L., 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 on or before July 19 2024, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

Signed on this 3rd day of June, 2024. LAURA E ROTH CLERK OF THE CIRCUIT COURT (SEAL) BY: /s/ Karen Stencil DEPUTY CLERK June 6, 13, 20, 27, 2024 24-00285I

Observer

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FIRST INSERTION

NOTICE OF SALE **PURSUANT TO CHAPTER 45** IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA CASE NO.: 2023 12006 CIDL HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR FREMONT HOME LOAN TRUST 2006-D, MORTGAGE-BACKED CERTIFICATES, SERIES 2006-D,

Plaintiff, vs. RAFAEL WILSON JR. A/K/A RAFAEL WILSON; FRANCES WILSON A/K/A F. WILSON; STATE OF FLORIDA; CLERK OF THE COURT, VOLUSIA COUNTY, FLORIDA; THE HOME BUILDER'S NETWORK, INC., Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated May 28, 2024, and entered in Case No. 2023 12006 CIDL of the Circuit Court of the 7th Judicial Circuit in and for Volusia County, Florida, wherein HSBC Bank USA, Na-tional Association, as Trustee for Fremont Home Loan Trust 2006-D, Mortgage-Backed Certificates, Series 2006-D, is Plaintiff and Rafael Wilson Jr. a/k/a Rafael Wilson; Frances Wilson a/k/a F. Wilson; State of Florida; Clerk of the Court, Volusia County, Florida; The Home Builder's Network, Inc., are Defendants, the Office of the Clerk, Volusia County Clerk of the Court will sell via online auction at www.volusia. realforeclose.com at 11:00 a.m. on the 30th day of July, 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 1, BLOCK 1922, DELTONA

LAKES UNIT SEVENTY-FOUR, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN MAP

BOOK 29, PAGES 28 THROUGH 44, OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA. Property Address: 2069 Jefferson Avenue, Deltona, Florida 32738 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 Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096 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:6/3/2024 McCabe, Weisberg & Conway, LLC By: /s/ Craig Stein Craig Stein, Esq. Fl Bar No. 0120464 McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, Florida, 33407 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File No: 18-400245 June 6, 13, 2024 24-002881

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR VOLUSIA COUNTY, FLORIDA PROBATE DIVISION File Number 2024-111690 PRDL

IN RE: ESTATE OF WILLIAM ANTHONY LOUTTIT, a/k/a WILLIAM LOUTTIT,

Deceased. The administration of the ESTATE OF WILLIAM ANTHONY LOUTTIT, a/k/a WILLIAM LOUTTIT, deceased, whose date of death was November 11, 2023, is pending in the Circuit Court for Volusia County, Florida, Probate Division, the address of which is P.O. Box 6043, DeLand, Florida 32721-6043. The names and ad-

dresses 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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 the first publication of this Notice is June 6, 2024. Personal Representative: /s/ AYSE HACISALIHOGLU

c/o 1515 Ringling Blvd., 10th Floor Sarasota, Florida 34236 Attorney for Personal Representative:

/s/ RICHARD R. GANS Florida Bar No. 0040878 FERGESON SKIPPER, P.A. 1515 Ringling Boulevard, 10th Floor Sarasota, Florida 34236 (941) 957-1900 rgans@fergesonskipper.com services@fergesonskipper.com 24-00289I June 6, 13, 2024

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY. FLORIDA.

CASE No. 2021 31154 CICI REVERSE MORTGAGE FUNDING LLC,

Plaintiff, vs.

UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF J.D. GREEN, SR. AKA JOHN D. GREEN, SR., DECEASED, et al.

Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2021 31154 CICI of the Circuit Court of the 7TH Judicial Circuit in and for VOLUSIA County, Florida, wherein, LONGBRIDGE FINANCIAL, LLC, Plaintiff, and UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, TRUSTEES, LIENORS, CREDITORS, AND ALL OTHER PARTIES CLAIM-ING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF J.D. GREEN, SR. AKA JOHN D. GREEN, SR., DECEASED, et al. are Defendants, Clerk of the Court, Laura E. Roth, will sell to the highest bidder for cash at WWW. VOLUSIA.REALFORECLOSE.COM, at the hour of 11:00 AM, on the 12th day of

JULY, 2024, the following described prop-

LOT 4, CEDAR HIGHLAND, UNIT 1, AS PER PLAT THEREOF, RECORD-ED IN MAP BOOK 29, PAGE 48, OF THE PUBLIC RECORDS OF VOLU-SIA COUNTY, FLORIDA

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

IMPORTANT

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096.

Hearing or voice impaired, please call 711. DATED this 31st day of May, 2024. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1:

Karissa.Chin-Duncan@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: /s/ Karissa Chin-Duncan, Esq. Florida Bar No. 98472 58341.0877 / JSchwartz June 6, 13, 2024 24-00287I

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 7TH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2024 10214 CICI U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

KELLI JO OUTLAW A/K/A KELLI OUTLAW; FLORIDA HOUSING FINANCE CORPORATION; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; MONICA R. STERMER: UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), LAURA E. ROTH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.volusia.realforeclose.com at, 11:00 AM on the 26 day of June, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 1 AND THE EASTERLY 15

FEET OF LOT 2, BLOCK 13, ALTO PINO, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 7, PAGE 121, OF THE PUBLIC RECORDS OF VOLU-SIA COUNTY, FLORIDA. PROPERTY ADDRESS: 400 CHER-

RY ST, SOUTH DAYTONA, FL 32119 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 RE-PORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM. YOU WILL NOT BE ENTITLED TO ANY RE-MAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court pro-ceeding, you are entitled, at no cost to you, to the provision of certain assistance.

To request such an accommodation. please contact Court Administration in advance of the date the service is needed:

Hearing or voice impaired, please call

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 24-00127 May 30; June 6, 2024 24-002631

SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA GENERAL JURISDICTION DIVISION TOWD POINT MORTGAGE TRUST 2017-1, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DOROTHY SALVATORE A/K/A DOROTHY C. SALVATORE, DECEASED, et. al. Defendant(s), TO: THE UNKNOWN HEIRS, BEN-EFICIARES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, CREDITORS, UNICOUNTRY WILD TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF DOROTHY SALVATORE A/K/A DOROTHY C. SALVATORE, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an 711. Dated this 23 day of May 2024.

IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT, IN AND FOR VOLUSIA COUNTY, FLORIDA CASE NO.: 2022 31516 CICI DIVISION: 31

NOTICE OF SALE

AMERIS BANK, a Georgia banking corporation, Plaintiff. vs.

KELLY GROSS, an individual, BRIAN GROSS, an individual, and UNKNOWN PARTY IN POSSESSION OF 3630 RODEO ACRES DRIVE, ORMOND BEACH, FLORIDA 32174, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Amended Final Summary Judgment rendered on August 31, 2023, and the Order Granting Motion to Reset Foreclosure Sale entered on May 17, 2024, in that certain cause pending in the Circuit Court in and for Volusia County, Florida, wherein AMERIS BANK, a Georgia banking corpo-ration, is Plaintiff, and KELLY GROSS, an individual, BRIAN GROSS, an individual, and UNKNOWN PARTY IN POSSES-SION OF 3630 RODEO ACRES, are Defendants, in Case No. 2022 31516 CICI, the Clerk of the aforesaid Court will at 11:00 a.m. on June 28, 2024, offer for sale and sell to the highest bidder for cash on Volusia County Clerk's Public Auction website: www.volusia.realforeclose.com, in accordance with Chapter 45, Florida Statutes, the following described property, situated and being in Volusia County, Florida, towit:

LOT 6, RODEO ACRES, AS PER AN UNRECORDED PLAT MORE PAR-TICULARLY DESCRIBED AS FOL-LOWS:

A PORTION OF THE NORTH-EAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 14 SOUTH, BANGE 30 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

AS A POINT OR REFERENCE COM-MENCE AT THE CONCRETE MON-UMENT MARKING THE NORTH-EAST CORNER OF SAID SECTION

OF SAID SECTION 26, 421.05 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE SOUTH 01°16'08" EAST, 658 FEET; THENCE NORTH 89°07'19" EAST 352.5 FEET; THENCE SOUTH 01°16'05" EAST 669.92 FEET; THENCE SOUTH 89°16'47" WEST 532.52 FEET; THENCE NORTH 01 °16'08" WEST 1326.45 FEET; THENCE NORTH 89°07'19" EAST 180 FEET TO THE POINT OF BE-

WEST ALONG THE NORTH LINE

GINNING. BEING SUBJECT TO A ROAD, DRAINAGE AND UTILITY EASE-MENT OVER THE NORTHERLY 30 FEET THEREOF.

TOGETHER WITH A NON EXCLU-SIVE EASEMENT DESCRIBED AS FOLLOWS: A PORTION OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 14 SOUTH, RANGE 30 EAST AND A PORTION OF THE NORTHEAST 1/4 OF THE NORTH-EAST 1/4 OF SECTION 26, TOWN-SHIP 14 SOUTH, RANGE 30 EAST, ALL IN VOLUSIA COUNTY, FLORI-DA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: THE NORTHERLY 30 FEET OF THE SAID NORTHWEST 1/4 OF SEC-TION 25, EXCEPTING THE EAST-ERLY 676 FEET THEREOF; THE NORTHERLY 30 FEET OF THE EASTERLY 1,011.05 FEET OF SAID SECTION 26.

ALSO, THE EASTERLY 12 1/2 FEET OF THE FOLLOWING DESCRIBED PARCEL: A PORTION OF THE NORTHEAST 1/4 OF THE NORTH-EAST 1/4 OF SECTION 26, TOWN-SHIP 14 SOUTH, RANGE 30 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: AS A POINT OF REFERENCE COM-MENCE AT THE CONCRETE MON-UMENT MARKING THE NORTH-EAST CORNER OF SAID SECTION 26. THENCE SOUTH 89°07'19' WEST 48.55 FEET TO THE POINT

OF BEGINNING; THENCE SOUTH

SECOND INSERTION

01°16'08" EAST, 658 FEET; THENCE SOUTH 89°07'19" WEST 165.5 FEET; THENCE NORTH 01°16'08" WEST 658 FEET THE NORTH LINE OF SAID SECTION 26; THENCE NORTH 89°07'19" EAST ALONG THE NORTH LINE OF SAID SEC-TION 26, 165.5 FEET TO THE POINT OF BEGINNING. BEING SUBJECT TO A ROAD DRAIN-AGE AND UTILITY EASEMENT OVER THE NORTHERLY 30 FEET THEREOF AND BEING SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER THE EASTER-LY 12.5' THEREOF. ALSO, THE WEST 12' OF THE FOL-LOWING DESCRIBED PARCEL: A PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 14 SOUTH, RANGE 30 EAST AND A PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4

OF SECTION 26, TOWNSHIP 14 SOUTH, RANGE 30 EAST, VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN AT THE CON-CRETE MONUMENT MARKING THE NORTHWEST CORNER OF SAID SECTION 25; THENCE NORTH 88°58'51" EAST ALONG THE NORTH LINE SAID SECTION 25, 128.95 FEET; THENCE SOUTH 01°12' 11" EAST, 605 FEET; THENCE SOUTH 88°58'51" WEST, 125.61 FEET; THENCE SOUTH 89°07'19" WEST 51.20 FEET: THENCE NORTH 01°16'08" WEST, 605 FEET TO THE NORTH LINE OF SAID SECTION 26; THENCE NORTH 89°07'19" EAST, 48.55 FEET TO THE POINT OF BEGINNING. BEING SUBJECT TO A ROAD, DRAIN-AGE AND UTILITY EASEMENT OVER THE NORTHERLY 30 FEET THEREOF AND BEING SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER THE WEST-ERLY 12.5 FEET THEREOF.

RANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 7104, PAGE 4491, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA.

(hereinafter referred to as the "Real Property") except as herein before set forth, in accordance with Section 45.031, Florida Statutes. The "highest bidder" for purposes of this Notice of Sale is defined as the party who bids the largest amount of money to purchase the Real Property, and who completes the sale in a timely fashion, as hereinafter set out. The one who bids the largest amount of money to purchase the Real Property shall be permitted to complete the sale by delivering to the Clerk the balance of such bid, over and above the deposit, by 10:00 a.m. ET of the next business day following the sale.

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

Dated: May 28, 2024 AKERMAN LLP By: /s/ Raye C. Elliott Raye C. Elliott, Esq. Florida Bar Number: 018732 Primary Email: raye.elliott@akerman.com Secondary Email: ava.hill@akerman.com 401 East Jackson Street, Suite 1700 Tampa, Florida 33602 Telephone: (813) 223-7333 Facsimile: (813) 223-2837 and Christian P. George Florida Bar No. 41055 Primary Email: christian.george@akerman.com Secondary Email: susan.scott@akerman.com Secondary Email: jennifer.meehan@akerman.com 50 North Laura Street, Suite 3100 Jacksonville, Florida 32202 Telephone: (904) 798-3700

Facsimile: (904) 798-3730 Attorneys for Ameris Bank ALSO, LESS THAT PORTION CON-76481871;1 TAINED IN THAT CERTAIN WAR

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2023-CA-12838 JMBA GROUP, LLP, Plaintiff, vs. DEANNA RAE FLOWERS, DAVID P. CROFT, Defendants.

227. OF THE PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA

action to foreclose a mortgage on the fol-

OF TRACTS I AND H, DELTONA

LAKES UNIT THREE, ACCORDING TO THE PLAT THEREOF AS RE-

lowing property: LOT 5, BLOCK 88 OF REPLAT

has been filed against you and you are required to serve a copy of your written de-fenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or be-fore JUL -8 2024/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief de-manded in the complaint or petition filed herein.

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 23 day of May, 2024

LAURA E ROTH
CLERK OF THE CIRCUIT COURT
(SEAL) BY: /s/ Jennifer M. Hamiltor
DEPUTY CLERK
ROBERTSON, ANSCHUTZ, AND
SCHNEID, PL
ATTORNEY FOR PLAINTIFF
5409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
23-146090
May 30; June 6, 2024 24-00265

NOTICE IS HEREBY GIVEN that, pursuant to a Final Judgment of Foreclosure entered in the above-styled cause on May 17, 2024 in the Circuit Court of Volusia County, Florida, Laura E. Roth, the Clerk of Court of Volusia County, Florida will sell the property situated in Volusia County,

Florida, described as: 9 14 28 N 1/2 OF SE 1/4 OF SE 1/4 EXC. N. 492.6 FT & EXC. RD. PER OR 1813 PG 585 PER OR 7359 PG 4827, of the Public Records of Volusia County, FL.

Property address: 1126 Cowart Road,

26; THENCE SOUTH 89°07'19

NOTICE TO CREDITORS

VOLUSIA COUNTY, FLORIDA

PROBATE DIVISION

File No. 2024 10520 PRDL

Division 10 IN RE: ESTATE OF GLORIA J. ABAD

File Number 2024 10520 PRDL, by the

Circuit Court for Volusia County, Florida,

Probate Division, the address of which is

Post Office Box 6043, DeLand, FL 32721:

that the decedent's date of death was Au-

gust 18, 2023; that the total value of the

estate is \$68,000.00 and that the names and addresses of those to whom it has been

Glenn Felipe Abad, as Trustee of the Gre-

gorio N. and Gloria J. Abad Trust Agree-

ment dated April 23, 2001, c/o Legacy Law Associates, P.L. 313 S. Palmetto Ave. Day-

tona Beach, FL 32114 ALL INTERESTED PERSONS ARE

at public sale, to the highest bidder, for cash, on July 18, 2024 at 11:00am.

tronically online at the following website: www.volusia.realforeclose.com

The judicial sale will be conducted elec-

Any person claiming an interest in the

surplus from the sale, if any, other than the property owner as of the date of lis pen-dens, must file a claim in accordance with

Florida Statutes, Section 45.031. If you are a person with disability who needs an accommodation in order to ac-

assigned by such order are:

Name, Address

Pierson FL 32180

ESTATE:

SECOND INSERTION

NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands (Summary Administration) IN THE CIRCUIT COURT FOR against the estate of the decedent other than those for whom provision for full pay-ment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE FOREVER BARRED. NOTWITHSTAND-ING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECE-You are hereby notified that an Order of Summary Administration has been entered DENT'S DATE OF DEATH IS BARRED. The date of first publication of this Noin the estate of Gloria J. Abad, deceased,

tice is May 30, 2024. Person Giving Notice: Gretel Abad Ostrowski

c/o Legacy Law Associates, P.L. 313 S. Palmetto Ave. Daytona Beach, FL 32114 Attorney for Person Giving Notice Edward A. Dimayuga, Attorney Florida Bar Number: 50634 313 S. Palmetto Ave. Daytona Beach, FL 32114 Telephone: (386) 252-2531 Fax: (386) 258-0392 E-Mail: ed@legacylaw313.com Secondary E-Mail: paralegal@legacylaw313.com May 30; June 6, 2024 24-00261I

proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at Court Administration, 101 N. Alabama Ave., Ste D-305, Deland FL 32724. Ivanov Wolf PLLC 3310 W. Cypress Street, Suite 206 Tampa FL 33607 Attorney for Plaintiff 813-563-6646 May 30; June 6, 2024 24-00262I

HEREIN DESCRIBED,

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT IN AND FOR VOLUSIA COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 2023 12009 CIDL NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. CARMEN R. IGLESIAS A/K/A CARMEN IGLESIAS; 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

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated May 16, 2024, and entered in Case No. 2023 12009 CIDL of the Circuit Court in and for Volusia County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and CARMEN R. IGLESIAS A/K/A CARMEN IGLESIAS; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DE-FENDANT TO THIS ACTION, OR HAV-ING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, LAURA E. ROTH, Clerk of the Circuit Court, will sell to the high-est and best bidder for cash www.volusia. realforeclose.com, 11:00 a.m., on July 18, 2024 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 1, BLOCK 163, DELTONA LAKES UNIT EIGHT, AS PER PLAT THEREOF, RECORDED IN MAP BOOK 25, PAGE(S) 165 THROUGH 177, OF THE PUBLIC RECORDS OF

VOLUSIA COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTER-EST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE.

May 30; June 6, 2024 24-002661

SECOND INSERTION

NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PRO-VIDED HEREIN.

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

REQUESTS FOR ACCOMMODA-TIONS BY PERSONS WITH DISABILI-TIES

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the appearance is less than 7 days; if you are hearing or voice impaired, call 711. THESE ARE NOT COURT INFORMA-

TION NUMBERS SOLICITUD DE ADAPTACIONES

PARA PERSONAS CON DISCAPACID-ADES

Si usted es una persona con discapacidad que necesita una adaptacin para poder participar en este procedimiento, usted tiene el derecho a que se le proporcione cierta asis-tencia, sin incurrir en gastos. Comunquese con la Oficina de Administracin Judicial (Court Administration), 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114, (386) 257-6096, con no menos de 7 das de antelacin de su cita de comparecencia ante el juez, o de inmediato al recibir esta notificacin si la cita de comparecencia est dentro de un plazo menos de 7 das; si usted tiene una discapacidad del habla o del odo,

llame al 711. ESTOS NUMEROS TELEFONICOS NO SON PARA OBTENER INFORMA-

CION JUDICIAL DATED May 22, 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 1496-192148 / BJB May 30; June 6, 2024 24-00264I



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PUBLIC NOTICES

THURSDAY, JUNE 6, 2024

Additional Public Notices may be accessed on ObserverLocalNews.com and the statewide legal notice website, FloridaPublicNotices.com

FLAGLER COUNTY LEGAL NOTICES

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 MyTaskUp located at 8 Lindsay Pl, in the City of Palm Coast, Flagler County, FL 32137 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 23rd day of May, 2024. MyTaskUp June 6, 2024

24-00184F

FIRST INSERTION

LOST TITLE APPLICATION NO .: 2514245 OFFICE OF TITLES NOTICE PURSUANT TO SECTION 82 OF THE REGISTRATION OF TITLES ACT (RTA) WHEREAS the applicant(s) in the above stated application has/have declared that the following duplicate Certificate of Title has been lost, I HEREBY GIVE NOTICE that I intend to cancel the said Certificate of Title and issue a new one in duplicate fourteen days after the last publication of this advertisement. Volume: 1066 Fo-lio: 549 Lot No: 105 Place: Part of Citron Valley Parish: St. Thomas Registered proprietor(s): Merle Walker L. Dunbar Deputy of Registrar of Titles

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

7TH JUDICIAL CIRCUIT, IN AND FOR

FLAGLER COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2023 CA 000801

VILLAGE CAPITAL & INVESTMENT

CATHERINE E. RODGERS; UNKNOWN SPOUSE OF

CATHERINE E. RODGERS;

POSSESSION OF THE SUBJECT

Defendants. NOTICE IS HEREBY GIVEN pursuant

to an Order or Final Judgment entered in

the above styled cause now pending in said

court and as required by Florida Statute

45.031(2), TOM W. BEXLEY as the Clerk

of the Circuit Court shall sell to the highest

and best bidder for cash electronically at

www.flagler.realforeclose.com at 11:00 AM on the 28 day of June, 2024, the following

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

LOT 8, BLOCK 11, SUBDIVI-SION PLAT WYNNFIELD - SEC-

TION-21, PALM COAST, ACCORD-

ING TO THE PLAT THEREOF,

AS RECORDED IN PLAT BOOK

7, PAGES 43 THROUGH 49, IN-

CLUSIVE, OF THE PUBLIC RE-

CORDS OF FLAGLER COUNTY,

ADDRESS.

UNKNOWN TENANT IN

June 6, 2024

LLC.

Plaintiff, vs.

PROPERTY,

FLORIDA.

PROPERTY

32164

FIRST INSERTION **Public Notice Aerial Spraying** In compliance with regulations of the Federal Aviation Administration (FAA), public

notice is hereby given that the East Flagler Mosquito Control District may apply control products by helicopter over or adjacent to congested areas of Flagler County and its municipalities. The purpose of these flights is for surveillance of mosquito breeding sites and the suppression of mosquito populations. Should the need arise, we may also contract Clarke and Dynamic Aviation, Inc. and Ag Air Services for the same pur-poses. Flights will normally be performed

Control of mosquitoes by helicopter is a common practice in populated areas of Florida. The District has conducted aerial mosquito control operations since 1990. All flights will be in the public interest and maximize public safety and mosquito control effectiveness. All control products are approved for control purposes by the Flori-Department of Agriculture and U.S. En-

website at flaglermosquito.gov. The website will map areas to be sprayed by truck or by air. Notifications are also posted to Face-

pages. For questions, please email info@flaglermosquito.gov.

24-00185F

at an altitude of 500 feet or below.

vironment Protection Agency. For additional information visit the District

book, Nextdoor, Instagram, and Twitter

June 6, 2024

SUBSEQUENT INSERTIONS

SECOND INSERTION

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION

File No. 2024-CP-000309 Division 48 IN RE: ESTATE OF JEFFERY JOHN HAGAN Deceased.

The administration of the estate of Jeffery John Hagan, deceased, whose date of death was September 24, 2023, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd., Bunnell, Florida 32110. The names and addresses of the personal representative and the personal rep-resentative'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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or de-mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NO-TICE.

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.

is June 6, 2024.

5 River Oaks Way Palm Coast, Florida 32137 Attorney for Personal Representative: /s/ Gregory Herman-Giddens, Esq. GREGORY HERMAN-GIDDENS, ESQ. Florida Bar Number: 957968 Naples, Florida 34109 Telephone: (239) 933-2097 E-Mail: ghgiddens@trustcounselpa.com 24-00129G

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-0335 Division 48 IN RE: ESTATE OF RITA ANN DUNN Deceased. The administration of the estate of Rita

Ann Dunn, deceased, whose date of death was March 18, 2024, is pending in the Circuit Court for Flagler County, Florida, Probate Division, the address of which is 1769 E. Moody Blvd. Bldg. #1, Bunnell, Florida 32110. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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 June 6, 2024.

Personal Representative: Patrick Edward Dunn 5058 Homestead Court SW Wyoming, MI 49418 Attorney for Personal Representative: /s/ John R. Crawford John R. Crawford Florida Bar No. 210358 Janice B. Richardson Florida Bar No. 036403 Attorneys for Personal Representative Marks Gray, P.A. 1200 Riverplace Blvd., Suite 800 Jacksonville, Florida 32207 Telephone: (904) 398-0900 E-mail Addresses: jcrawford@marksgray.com, jrichardson@marksgray.com, probate@marksgray.com 24-00130G June 6, 13, 2024

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 7th JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 2024 CP 000156 IN RE: ESTATE OF PAUL V. SCAVETTA, a/k/a PAUL VINCENT SCAVETTA, Deceased.

The administration of the estate of PAUL V. SCAVETTA, deceased, whose date of death was January 5, 2024, is pending in the Circuit Court for Flagler County, Florida, Pro-bate Division, the address of which is 1769 E. Moody Blvd., Building #1, Bunnell, FL 32110. 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 BE-FORE THE LATER OF 3 MONTHS AF-TER THE TIME OF THE FIRST PUBLI-CATION 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 NO-TICE.

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

NOTWITHSTANDING THE TIME PE-RIOD 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: June 6, 2024. /s/ JOSEPH V. SCAVETTA **Personal Representative**

40 Pittman Dr, Palm Coast, FL 32164-4807 /s/ Carina M. de la Torre Carina M. de la Torre Florida Bar No. 1000418 Indiana Bar No. 24849-49 Tower Law Group 3505 Lake Lynda Drive, Suite 200 Orlando, Florida 32817 Telephone: (407) 308-0578 Facsimile: (877) 860-2750 Email: carina@towerlawgroup.com Attorneys for Petitioner June 6, 13, 2024 24-00131G FIRST INSERTION

NOTICE IS HEREBY GIVEN That the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facil-ity Act statues (Section 83.801-83.809). The undersigned will sell at public sale

by competitive bidding on: Thursday JUNE 27, 2024 11:30AM on LOCKERFOX.COM

RayVon McCall A013 Totes & boxes RayVon McCall P014 1968 T-Bird VIN 8YS7N118248 2001 BMW 3251 VIN WBAAV334X1FV98654 2013 Nissan Sentra VIN 3N1AB7AP3DL733237 Where said property is stored at:

IStorage Bunnell 2303 N. State St Bun-nell, FL 32110 Purchases must be paid for at the time of purchase by CASH or CREDIT CARD ONLY. All purchased items are sold as-is, where-is, and must be removed at the time of sale. Sale is subject to cancellation if settlement be-tween the owner and obligated party is

settled Bunnell iStorage 2303 N State St Bunnell, FL 32110

June 6, 13, 2024 24-00173F

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES NOTICE IS HEREBY GIVEN that Melanie Fletcher will engage in business under the fictitious name MOMENTS BY MEL, with a physical address 8 Sergeant Court Palm Coast, FL, Florida 32164, with a mailing address 8 Sergeant Court Palm Coast, FL, Florida 32164, and already registered the name mentioned above with the Florida Department of State, Division of Corporations. 24-00183F June 6, 2024

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 Big Ginger Media and Sales located at 12 Wilson Place, in the City of Palm Coast, Flagler County, FL 32164 intends to reg-ister the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 29th day of May, 2024.

Big Ginger Productions Inc 24-00186F June 6, 2024

SUBSEQUENT INSERTIONS

SECOND INSERTION

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN THAT in accordance with Section 177.101 of the Florida Statutes and in accordance with Sections 336.09 and 336.10, Florida Statutes, Kyle R. Hall, Kevin S. Hunter, Jr., Kevin S. Hunter, Sr., Manuel Marcal, Curtis Lee Weaver, and Shirley Leto, together as contiguous owners to the subject lands included within this plat and roadway vacation petition, have requested that the Board of County Commissioners of Flagler County, Florida, consider their request to vacate that portion of the platted lands described as follows:

That portion of the platted 12' alley lying between Lots 1-22, Block 3, the Town of Espanola, as recorded in Map Book 2, Page 25, of the Public Records of Flagler County, Florida. That portion of a platted 60' road being Palm Avenue between Lots 1 and 2, Block 4, and Lots 21 and 22, Block 3, the Town of Espanola, as recorded in Map Book 2, Page 25, of the Public Records of Flagler County, Florida. That portion of the platted 12' alley lying between Lots 1-10, Block 4, the Town of Espanola, as recorded in Map Book 2, Page 25, of the Public Records of Flagler County, Florida. Said petition to vacate the lands herein described shall be heard by the Flagler County Board

of County Commissioners at its regular scheduled meeting on Monday, June 17, 2024 at 5:30 p.m. or as soon thereafter as possible in the Board Chambers at 1769 E. Moody Boulevard, Building 2, Bunnell, Florida.

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE SEVENTH JUDICIAL CIRCUIT IN AND FOR FLAGLER COUNTY,

FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2023 CA 000644 LOANDEPOT.COM, LLC Plaintiff(s), vs.

SHERRI CERALDI; et al.,

Defendant(s). NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on May 20, 2024 in the above-captioned action, the Clerk of Court, Tom Bexley, will sell to the highest and best bidder for cash www.flagler.realforeclose. com in accordance with Chapter 45, Florida Statutes on the 28th day of June, 2024

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SEVENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR FLAGLER COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2020 CA 000084 FREEDOM MORTGAGE

CORPORATION,

Plaintiff, vs. JERAMY NICHOLS, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 16, 2024 in Civil Case No. 2020 CA 000084 of the Circuit Court of the SEVENTH JUDICIAL CIRCUIT in and for Flagler County, Bunnell, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff and Jeramy Nichols, et al., are Defendants, the Flagler County Clerk of Court, TOM W. BEXLEY, will sell to the highest and best bidder for cash online via https://flagler.realforeclose. com/index.cfm in accordance with Chapter 45, Florida Statutes on the 28th day of June, 2024 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 2, Block 6, Royal Palms- Section 33, Palm Coast, according to the Plat thereof as recorded in Map Book 10, Pages 67 through 77, inclusive, of the Public Records of Flagler County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration in advance of the date the service is needed: Court Administration, 125 E. Orange Ave., Ste. 300, Daytona Beach, FL 32114; (386) 257-6096 Hearing or voice impaired, please call 1 (800) 955-8770. By: /s/ Sara Collins Sara Collins, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 225 E. Robinson Street, Suite 155 Orlando, FL 32801 Phone: (407) 674-1673 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 53992 20-01245FL May 30; June 6, 2024 24-00126G

WELLER LN, PALM COAST, FL IF YOU ARE A PERSON CLAIMING A 23-02129 RIGHT TO FUNDS REMAINING AFTER May 30; June 6, 2024 THE SALE, YOU MUST FILE A CLAIM

SECOND INSERTION NOTICE OF ACTION FOR

PORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY RE-MAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court pro-ceeding, you are entitled, at no cost to you,

24-00187F

to the provision of certain assistance. To request such an accommodation, please contact Court Administration in ad-

vance of the date the service is needed: Court Administration

125 E. Orange Ave., Ste. 300 Daytona Beach, FL 32114 (386) 257-6096

Hearing or voice impaired, please call

Dated this 24 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

24-00125G

ing Court, Ormond Beach, FL 32176, on or before June 29th 2024, and file the original with the Clerk of this Court at Kim C. Ham-

WITH THE CLERK NO LATER THAN Personal Representative: /s/ Debra Hagan THE DATE THAT THE CLERK RE-Attorney for Personal Representative TrustCounsel 1415 Panther Drive, Suite 534

June 6, 13, 2024

The date of first publication of this notice

DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT, SEVENTH JUDICIAL CIRCUIT. IN AND FOR FLAGLER COUNTY, FLORIDA CASE NO: 2024 DR 000421 DIVISION: 47 Judge France IN RE: The Marriage of: ALIYA ROSE ANDERSON, Petitioner/Wife. and TITO IRAN BRITO, Respondent/Husband. TO: Tito Iran Brito 905 Richardson Vista Rd. Anchorage, Alaska 99501

YOU ARE NOTIFIED that an action for Dissolution of Marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Aliya Rose Anderson c/o her attorney of record, whose address is 10 Vin-

mond Justice Center, 1769 E. Moody Blvd., Bld. 1, Bunnell, FL 32110 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition

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

You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed to the address on record at the Clerk's office. DATED: 5/16/2024

CLERK OF THE CIRCUIT COURT (SEAL) By /s/ Jo Rios Deputy Clerk May 30; June 6, 13, 20, 2024 24-00127G

PURSUANT TO FLORIDA STATUTE 286.0105, IF A PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD OF COUNTY COMMISSIONERS WITH RESPECT TO ANY MATTER CONSIDERED AT A MEETING OR HEARING, HE OR SHE WILL NEED A RECORD OF THE PROCEEDINGS. AND THAT, FOR SUCH PURPOSE, HE OR SHE MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED. 24-00180F May 30, June 6, 13, 2024

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THIRD INSERTION NOTICE OF ACTION FOR Temporary Custody IN THE CIRCUIT COURT OF THE

Seventh JUDICIAL CIRCUIT, IN AND FOR Flagler COUNTY, FLORIDA Case No.: 2024 DR 000439 Zakiya Wright,

Petitioner and Roshanti Thomas, Mark A Stokes Respondent. TO: Roshanti Thomas {Respondent's last known address} Lee Conlee House of Domestic Center Palatka FL 32177 YOU ARE NOTIFIED that an action for

Civil Family Temp Custody has been filed against you and that you are required to serve a copy of your written defenses, if any to it on Zakiya D. Wright, whose address is 53 bud field drive palm coast FL 32137, on or before 7/6/24, and file the original with the clerk of this Court at 1769 E Moody Blvd Building #1, Bunnell, FL 32110, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

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

Dated: 5/14/24.

CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Makaela McCarthy {Deputy Clerk} May 23, 30; June 6, 13, 2024 24-00124G at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

THE FOLLOWING DESCRIBED PROPERTY LOCATED IN THE COUNTY OF FLAGLER: LOT 12, BLOCK 9, FLORIDA PARK-SEC-TION-10, PALM COAST, A SUB-DIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 6, PAGE 43, OF THE PUBLIC RECORDS OF FLAGLER COUNTY, FLORIDA.

Property address: 17 Firethorn Lane, Palm Coast, FL 32137

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.

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.

AMERICANS WITH DISABILITIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOM-MODATION IN ORDER TO ACCESS COURT FACILITIES OR PARTICIPATE IN A COURT PROCEEDING, YOU ARE ENTITLED. AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSIS-TANCE. TO REQUEST SUCH AN AC-COMMODATION, PLEASE CONTACT COURT ADMINISTRATION IN AD-VANCE OF THE DATE THE SERVICE IS NEEDED: COURT ADMINISTRA-TION, 125 E. ORANGE AVE., STE. 300, DAYTONA BEACH, FL 32114, (386) 257-6096. HEARING OR VOICE IMPAIRED, PLEASE CALL 711.

Respectfully submitted, 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. 23-004578-





Email your Legal Notice legal@observerlocalnews.com



FLAGLER COUNTY flaglerclerk.com

VOLUSIA COUNTY clerk.org





Flagler Free Clinic Executive Director Terri Belletto, with philanthropist and Innovative Financial Solutions Senior Partner Bill Verhagen

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A RECENT SUCCESS STORY

Innovative Financial Solutions paid for one ad for the Flagler Free Clinic in January. The week after, the clinic's new patient sign-ups doubled — and they added a volunteer to their staff. Philanthropic advertising in the Observer works: win-win-win!

