# **Public Notices**

**PAGES 17-40** 

JUNE 7 - JUNE 13, 2024

Business Jbserver

PAGE 17 \*\*Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com\*\*

# LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

#### FIRST INSERTION

REQUEST FOR PROPOSALS ("RFP") LAKE BANK AND LAKE MAINTENANCE SERVICES FOR BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT AND NOTICE OF PUBLIC MEETING TO OPEN RFP RESPONSES AND NOTICE OF EVALUATION COMMITTEE MEETING Charlotte and Lee Counties, Florida REQUEST FOR PROPOSALS

Notice is hereby given that Babcock Ranch Community Independent Special District (the "District") will accept proposals from all qualified companies interested in providing Lake Bank and Lake Maintenance services. These services include but are not limited to providing and maintaining the overall Lake Bank and Lake Maintenance services program throughout Babcock Ranch Community, working with other landscape contractors of the District (the "Project").

The project manual ("Project Manual") will be made available upon request to the District Manager at Bid @babcockranchcommunityisd. com beginning on June 7, 2024 at 2:00 p.m. (EST). The Project Manual will consist of a completed PDF document of the proposal package with Specifications containing all available supplemental information. The Project Manual may be amended and supplemented from time to time via a written addendum(s); interested proposers are responsible for ensuring they obtain all available Project Manual, including an addendum, if any.

Any and all questions relative to this request for proposals shall be only direct-

ed in writing to the District Manager. at Bid@babcockranchcommunityisd. com with email copies to Andrew Kantarzhi at kantarzhia@whhassociates. com, Christina Kontos at ckontos@ kitsonpartners.com, and Alyssa Willson at alyssa.willson@kutakrock.com. All questions must be submitted on or before 5:00 p.m. (EST) on June 27, 2024.

Firms desiring to submit proposals for this project may attend an inperson, optional, pre-proposal meeting, on June 13, 2024, at 2:00 p.m. (EST) at 42881 Lake Babcock Drive, Punta Gorda, Florida 33982 (Hatchery East Conference Room). Please contact the District Manager at bid@ babcockranchcommunityisd.com with a copy to Andrew Kantarzhi, at kantarzhia@whhassociates.com with any questions.

Firms desiring to submit proposals must submit one (1) original, eight (8) hard copies, and (1) electronic copy of the required proposal no later than July 12, 2024 at 12:00 p.m. (EST) at 42850 Crescent Loop, Suite 200, Babcock Ranch, Florida 33982, attention: Rob Arent. As noted below, all timely-received proposals will be publicly opened on the date, time, and location provided below. Additionally, as further described in the Project Manual, each proposer shall supply a proposal bond or cashier's check in the amount of five-thousand dollars (\$5,000.00) with its proposal.

Proposals shall be submitted in a sealed package, shall bear the name of the proposer on the outside of the package, and shall clearly identify the project as "Babcock Ranch Community Independent Special District Lake Bank and Lake Maintenance Services Proposal." Proposals may be either mailed or hand-delivered.

FIRST INSERTION

No facsimile, telephonic, electronic, or telegraphic submittals will be accepted. Proposals received after the scheduled date and time for submittal will not be considered but can be claimed by the owner within ten (10) calendar days of the submittal deadline or if not retrieved within the aforementioned timeframe, may be destroyed by the District or returned to the proposer.

Ranking of proposals will be made on the basis of qualifications and price according to the criteria set forth in the evaluation criteria contained within the Project Manual; however, please note that in order to be qualified, each proposer must (1) be authorized to do business in Florida, and hold all applicable required state and federal licenses, including but not limited to Charlotte County, in good standing and; (2) have at least five (5) years' experience with Exotic Vegetation Control & Lake Maintenance. All proposers should acquire a copy of the Project Manual prior to the pre-proposal meeting. Copies of the Project Manual will not be available during the meeting. The District reserves the right in its sole discretion to make amendments, supplements, or changes to the Project Manual up until the time of the proposal submittal, and to provide notice of such changes only to those proposers who have requested a Project Manual.

If reasonable accommodations are needed for participation in any proposal-related meetings, please contact the District Manager, Craig Wrathell, at (877) 276-0889 | wrathellc@whhassociates.com at least forty-eight (48) hours in advance.

Any protest regarding the Project Manual, including but not limited to protests relating to the proposal notice, the proposal instructions, the proposal

writing, within seventy-two (72) hours (excluding Saturdays, Sundays, and state holidays) after the issuance of this Notice for Request for Proposal. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days (including Saturdays, Sundays, and state holidays) after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid plans, specifications or contract documents. Additional information and requirements regarding protests are set forth in the Project Manual and the District's Rules of Procedure. which are available from the District Manager. Any proposer who files a notice of protest protesting the Project Manual, a proposal rejection, or a proposal award shall post with the District at the time of filing, a protest bond pay-able to the District. The protest bond for protesting the Project Manual shall be in the amount of ten thousand dollars (\$10,000.00). Notwithstanding the District's operating rules, the protest bond for protesting a propos-al rejection or proposal award shall be in an amount equal to ten percent (10%) of the value of the solicitation. but in no case less than ten thousand dollars (\$10,000.00). Bonds shall be by a U.S. postal service money or-der, certified, cashier's check or such other form of surety as the District's Staff may approve. All bonds shall be made payable to the District. Fail-

forms, the contract form, the scope of

work, the map, the specifications, the

evaluation criteria, the evaluation pro-

cess established in the Project Manual,

or any other issues or items relating to

the Project Manual, must be filed in

ure to post such bond within the requested time period shall result in the protest being dismissed by the District, with the proposer afforded no relief.

Rankings will be made based on the evaluation criteria contained within the Project Manual. Price will be one factor used in determining the proposal that is in the best interest of the District, but the District explicitly reserves the right to make such an award other than the lowest price proposal. The District has the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause to one or more proposers, provide for the delivery of the Project in phases, waive any technical errors, informalities or irregularities, and to award the contract in whole or in part with or without cause if it determines in its discretion it is in the best interest of the District to do so.

## Notice of Public Meeting for Proposal

Opening A public meeting will be held on July 12, 2024, at 12:45 p.m. (EST) at 42881 Lake Babcock Drive, 2nd floor, Babcock Ranch, Florida 33982 (Hatchery East Conference Room) to open the timelyreceived proposals. No official action of the District's Board will be taken at this meeting, it is held for the limited purpose of opening the timely-received proposals. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the agenda for this meeting may be obtained from the District Manager, Craig Wrathell, at Wrathell. Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. This meeting may be continued to a date, time, and place to be speci-

### fied on the record at the meeting.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at 561) 571-0010 or (877) 276-0889 at least five (5) calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770 or 1-800-955-8771, for aid in contacting the District Office. Notice of Public Meeting

## for Evaluation Committee

A public meeting of the District's evaluation committee will be held on July 25, 2024, at 2:00 p.m. at 42881 Lake Babcock Drive, Second Floor, Babcock Ranch, Florida 33982 (Hatchery East Conference Room). No official action of the District's Board will be taken at this meeting, it is held for the limited purpose of evaluating the proposals. The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the agenda for this meeting may be obtained from the District Manager, Craig Wrathell, at Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W Boca Raton, Florida 33431, This meeting may be continued to a date, time, and place to be specified on the record at the meeting. Any person requiring special ac-

commodations at this meeting be-cause of a disability or physical impairment should contact the District Office at (561) 571-0010 or (877) 276-0889 at least five (5) calendar days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, or 1-800-955-8770 or 1-800-955-8771, for aid in contacting the District Office June 7, 2024

24-02274L

#### 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 MAGNOLIA BREAST CENTER located at 3555 KRAFT ROAD, SUITE 130 in the City of NAPLES, Lee County, FL 34105 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of June, 2024. INSPIRE ONCOLOGY LLC JAMES BUNNELL June 7, 2024 24-02282L

FIRST INSERTION

#### Notice Under Fictitious Name Law Pursuant to Section 865.09.

Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ALIGN located at 3431 Bonita Beach Rd Ste 205, in the County of Lee, in the City of Bonita Springs, Florida 34134 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bonita Springs, Florida, this 4th day of June, 2024. LIGN PILATES MASSAGE

24-02299L

## NOTICE OF PUBLIC SALE To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on June 25, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the

time of the sale specified. PUBLIC STORAGE # 00126, 11995 State Rd 82, Fort Myers, FL 33913, (941) 259-4534 Time: 09:45 AM

#### Sale to be held at www.storagetreasures.com.

1038 - Richards, Wendy; 1074 - matthews, Raven; 1079 - Akes, Amy; 1145 - little, Wyatt; 1264 - Townsend, Monteshea; 2029 -Owens, Kendra; 2036 - taylor, vincent; 2095 - pischeda, Sean; 2102 - Aguilar, Fausto; 2111 - Olson, Erik; 2122 - Barr, Jasmine; 2141 - Cosby, Jamilia: 2161 - zacarias, Michael: 2245 - Jackson, Alexandra: 2261 - barton, Christina: 2295 - Gonzalez-Mendez, Alex; 3036 - Crutchley, Nicholas; 3052 - Bosman, Ashley; 3074 - Jackson, Cheyenne; 3110 - Wolfson, Ryan; 3113 - Lugo, Nancy; 3128 - Crespo, Mireysha; 3185 - Murphy, Stefan; 3210 - Gehrisch, Michael; 3302 - Rios, Susan PUBLIC STORAGE # 27142, 10688 Colonial Blvd, Fort Myers, FL 33913, (239) 310-6447

#### Time: 10:00 AM

#### Sale to be held at www.storagetreasures.com.

1055 - Hale, Christopher; 1211 - Harris, Taneisha; 2086 - Major Impact Impact, Major ; 2102 - Marcellus, Jackinson; 2193 -Lorescal, Chelsae; 2297 - Bordeaux, April

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080. June 7, 14, 2024

24-02250L

## FIRST INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on June 25, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 25805, 3232 Colonial Blvd, Fort Myers, FL 33966, (305) 204-9211 Time: 10:45 AM Sale to be held at www.storagetreasures.com. 0011 - Lewis, Jasmin; 0088A - Bien Aime, Vicknayda; 0105 - Zero The Hero Bailbonds, ZeroTheHero; 0139 - Acosta Aguilar, Elder; 0201D - Cooper, Joshua; 0211 - Sornoza, Gabriel; 0245 - foster, Courtney; 0267 ich Michael - Tucker, Leila; 0575 - Smith, Sharde; 0605 - bordeaux, Bleu; 0672 - Odom, Toni; 0997 - Hernandez, Gregorio; 1390 - Lopez Joanna

with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 3rd day of June, 2024.

FIRST INSERTION

Number 865.09

the undersigned, desiring to engage in

business under the Fictitious Name of

M ANGELO LLC Olivia Gonzalez Pinera June 7, 2024 24-02300L

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 LGCY HS L35602 . Last Tenants: FRED DAVID MASCO, ESTATE OF FRED DAVID MASCO, AND ALL UNKNOWN PARTIES, BENEFICIA-RIES, HEIRS, SUCCESSORS, AND ASSIGNS OF FRED DAVID MASCO. ELIZA MASCO AS PERSONAL REP-RESENTATIVE OF THE ESTATE OF FRED DAVID MASCO. Sale to be at RIVERS MHC LLC, 16700 SLATER

KRAFT ROAD, SUITE 130 in the City

of NAPLES, Lee County, FL 34105

intends to register the said name

with the Division of Corporations of

the Department of State, Tallahassee,

Dated this 3rd day of June, 2024.

NOTICE OF CORPORATE

DISSOLUTION

This notice is submitted by the dissolved

corporation named below for resolution

of payment of unknown claims against

this corporation as provided in Florida

Name of Corporation: Gulfstream

The above-named corporation is the

subject of a dissolution and the effective

INSPIRE ONCOLOGY LLC

JAMES BUNNELL

Statute 607.1407.

General Contracting Inc

June 7, 2024

Florida

#### FIRST INSERTION Notice Under Fictitious Name Law Notice Under Fictitious Name Law According to Florida Statute Pursuant to Section 865.09, Florida Statutes NOTICE IS HEREBY GIVEN that NOTICE IS HEREBY GIVEN that

the undersigned, desiring to engage in health care services under fictitious name of Golisano Pediatrics Franklin Park Located at 2330 Henderson Ave.; Suite 200; Fort Myers, FL 33916, in the County of Lee and intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Lee County, Florida, this

30th of May 2024. Lee Memorial Health System June 7, 2024 24-02298L

#### FIRST INSERTION NOTICE UNDER FICTITIOUS NAME LAW

#### Pursuant to F.S. §865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of JOSGEN SERVICES, located at 15050 Elderberry Lane, in the City of Fort Myers, County of Lee, State of FL, 33907, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahas-

UNIVISTA INSURANCE located at 9250 College Parkway, Unit #5 in the City of Fort Myers, Lee County, FL 33919 intends to register the said name

FIRST INSERTION

Josmel German

see, Florida. Dated this 4 of June, 2024.

PUBLIC STORAGE # 25841, 8953 Terrene Ct, Bonita Springs, FL 34135, (305) 501-4721 Time: 11:00 AM Sale to be held at www.storagetreasures.com. 0023A - Cardona, jesus; 0029D - isaacs, Kevin; 1112 - Chavarria, Guadalupe; 1168 - TONGE SALOME

PUBLIC STORAGE # 25843, 2235 Colonial Blvd, Fort Myers, FL 33907, (941) 257-5489 Time: 11:15 AM Sale to be held at www storagetreasures.com. 086 - Watts, Gregory; 107 - Williams, Terrence; 115 - Broomfield, Robert; 146 - jeannelas, matthieu; 238 fleurissaint, Rolph; 349 - Proctor, Mark; 398 - Bordeaux, April; 930 - DeAngelis, Jenna; X1002 - Watts, Gregory

PUBLIC STORÂGE # 27143, 20091 Tiburon Way, Estero, FL 33928, (239) 676-6571 Time: 12:15 PM

Sale to be held at www.storagetreasures.com. 2063 - Kern, Amanda: 3205 - Katz, Robert

PUBLIC STORAGE # 27263, 11800 S Cleveland Ave, Fort Myers, FL 33907, (941) 348-6897 Time: 12:30 PM

Sale to be held at www.storagetreasures.com. B001 - Sanchez, Rosalba; C030 - KOSZESZA, MELISSA; D048 - Kollock, Ronnie; D049 - Parker, Nicole: F016 - Saldivar, Amy: F040 - Martins, Jennifer

PUBLIC STORAGE # 28082, 5036 S Cleveland Ave, Fort Myers, FL 33907, (941) 548-6811 Time: 12:45 PM Sale to be held at www.storagetreasures.com. A005K - Rivera, Desiree; C055 - Lugo, Sandra; C059 - Duran, Christopher; D106 - yosbel, capote; E169 - Rubalcaba, Sonva: E178 - Gewant, Anne: F228 - Paez, Janet: H253 - Horvath, Dina: H272 - MORSE, SHEDRICKA: I308 - Santiago Otero, Keila; I334 - Kosick, Robert; J355 - DeLaPorte, Britney; J360 - Fidalgo, Alice C; J361 - DeLaPorte, Britney; K443 - Dominguez, Angel; K451 - Paulette, Harold; L476 - Charaniya, Zain

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

June 7, 14, 2024

24-02293L

RD N, FORT MYERS, FL 33912. 813- 241-8269. June 7, 14, 2024 24-02308L	15050 Elderberry Lane Fort Myers, FL 33907 June 7, 2024 24-02307L		ALIGN PILATE STUDIO, PLLC June 7, 2024	
FIRST INSERTION	FIRST INSERT	FIRST INSERTION		
Notice Under Fictitious Name Law According to Florida Statute	Notice Under Fictitious Name Law According to Florida Statute		Notice Under I Pursuant to Sec	
Number 865.09	Number 865.		S	
NOTICE IS HEREBY GIVEN that	NOTICE IS HEREBY	GIVEN that	NOTICE IS H	
the undersigned, desiring to engage in	the undersigned, desiring	g to engage in	the undersigned	
business under the Fictitious Name of INSPIRE UROLOGY located at 3555	business under the Fictit ENCORE UROLOGY lo		in business und of TROPIC TA	

Florida.

24-02281L

Dated this 3rd day of June, 2024. INSPIRE ONCOLOGY LLC JAMES BUNNELL June 7, 2024 24-02280L

KRAFT ROAD, SUITE 130 in the City

of NAPLES, Lee County, FL 34105

intends to register the said name

with the Division of Corporations of

the Department of State, Tallahassee,

#### FIRST INSERTION

#### lotice Under Fictitious Name Law rsuant to Section 865.09, Florida

Statutes OTICE IS HEREBY GIVEN that undersigned, desiring to engage business under the fictitious name of TROPIC TAILS FARM : Located at 4140 Orange River Loop Rd : Lee County in the City of Fort Myers : Florida, 33905-5814 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Fort Myers Florida, this

June day of 04, 2024 BOESGES GUIDO HUBERT June 7, 2024 24-02309L

#### FIRST INSERTION

#### **Fictitious Name Notice**

Fictitious Name Registration Requirement for Fancy Dancey, LLC DBA Gotcha Covered - Bonita Springs / N. Naples, FL 24-02319L

June 7, 2024



## FIRST INSERTION

#### FICTITIOUS NAME NOTICE

Notice is hereby given that WULFF, INC., OWNER, desiring to engage in business under the fictitious name of EATS AT THE BEACH located at 61 AVE C. FT MYERS BEACH. FLORI-DA 33908 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. June 7, 2024 24-02279L

#### FIRST INSERTION

#### **Fictitious Name Notice**

Notice Is Hereby Given that Cape Storage, LLC, 4068 Foxhound Dr., Clermont, FL 34711, desiring to engage in business under the fictitious name of CubeSmart 5963, with its principal place of business in the State of Florida in the County of Lee, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.

24-02318L June 7, 2024

#### FIRST INSERTION

date of the dissolution is May 31, 2024. Description of information that must be included in a claim: Name of the Claimant Address of Claimant Amount of Claim Basis of Claim Date(s) Claim Arose Mailing address where written claims can be sent: Gulfstream General Contracting Inc

#### 6681 Rich Road

North Fort Myers, FL 33917

A claim against the corporation under this subsection will be barred unless a proceeding to enforce the claim is commenced within four (4) years after the date of the second consecutive weekly publication of the notice authorized by this section. June 7, 14, 2024 24-02294I

#### --- PUBLIC SALES ---

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07, FLORIDA STATUTES, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), FLORIDA STATUTES, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Lee County - Parcel #3 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assessments. The Lee County - Parcel #3 is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Lee County - Parcel #3 lands to be improved are located north and south of the Charlotte/Lee County line and east of State Road 31 in Lee County and Charlotte County, Florida. The District and the area to be assessed is geographically depicted below (that portion of the map identified as Lee County Parcel #3) and in the District's Engineer's Report for Phase VII - Project Area: Charlotte County - Midtown - Parcel 1,2,3, and 4; Charlotte County - Lee County Parcel 3; Charlotte County - Webb's Reserve; Lee County - Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County - DiVosta Parcel - Phase 2 and Charlotte County – Tuckers Cove Phase IC & ID), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure im-provements for the Lee County - Parcel #3, ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Lee County -Parcel #3 is \$8.362,000.

The District intends to impose assessments on benefited lands within the Lee County - Parcel #3 in the manner set forth in the District's Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's as-sessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area within Phase VII will initially be allocated based on each respective assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$10,675,610.78 in debt allocated to the Lee County portion of Lee County - Parcel #3 and \$1,566,819.40 in debt allocated to the Charlotte County portion of Lee County Parcel #3, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Lee County Parcel 3					
Lee County Units					
55'	79	\$3,120,953.47	\$39,505.74	\$3,676.03	\$3,679.03
65'	114	\$5,206,059.18	\$45,667.19	\$4,249.36	\$4,252.36
75'	45	\$2,348,598.13	\$52,191.07	\$4,856.41	\$4,859.41
	238	\$10,675,610.78			
Charlotte County Units					
55'	21	\$829,620.54	\$39,505.74	\$3,676.03	\$3,910.67
65'	15	\$685,007.79	\$45,667.19	\$4,249.36	\$4,520.59
75'	1	\$52,191.07	\$52,191.07	\$4,856.41	\$5,166.39
	37	\$1,566,819.40			

\* Excludes costs of collection and early payment discount allowance \*\* Includes costs of collection and early pa

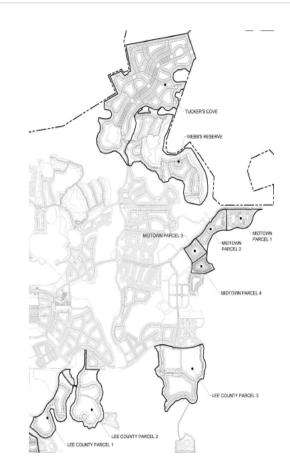
The assessments may be prepaid in whole at any time, or in some instances in part. or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the applicable County tax roll by the applicable Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the pro-ceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-54**

#### [LEE COUNTY - PARCEL #3]

A RESOLUTION OF THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT DE-CLARING SPECIAL ASSESSMENTS; INDICATING THE LOCA-TION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUC-TURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DE-FRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Commu-

FIRST INSERTION

nity Independent Special District (the "District") hereby determines to undertake. install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known as Lee County – Parcel #3 (the "Improvements") and described in the District's [Engineer's Report - Phase VII Project Area dated May 2024], attached hereto as Exhibit A and incorporated herein by reference; and

WHEREAS, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

WHEREAS, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

## NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

1. Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

2. Assessments shall be levied to defray all or a portion of the cost of the Improvements.

**3.** The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

4. The total estimated cost of the Improvements is \$8,362,000 (the "Estimated Cost").

5. The Assessments will defray approximately \$10,675,610.78 (Lee County portion of Lee County - Parcel #3) and approximately \$1,566,819.40, (Charlotte County portion of Lee County - Parcel #3) which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

6. The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions. 7. The Assessments shall be levied, within the District, on all lots and lands ad-

joining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

9. Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

11. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

12. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District.

13. This Resolution shall become effective upon its passage

A

/s/

Se

PASSED AND ADOPTED this 29th day of May, 2024, as continued from 23rd day of May, 2024

TTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT			
/ Cindy Cerbone	/s/ Bill Moore			
ecretary/Assistant Secretary	Chairman/Vice Chairman			
xhibit A: [Engineer's Report - Phase VII Project Area dated May 2024]				

Ex Exhibit B: [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] 24-02290L June 7, 14, 2024

FIRST II	NSERTION
AMENDED NOTICE OF ACTION FOR ANNULMENT OR	and legally described as: Lot 118 of PARKWOOD, Sec

#### PUBLIC SALE

Notice of Public Auction for money due on storage units. Auction will be held on June 17, 2024, at or after 8:00AM and will continue until finished. Units are said to contain household items. Property sold under Florida Statute 83.806. The names of whose unit will be sold as follows.

16901 N Cleveland Ave North Fort Myers, FL. 33903 Stephanie Harrison 2191 \$1,339.80

Melody Tucker 2151 \$898.85 Reemie Jenkins 1230 \$2397.30 David Rosenghal 1211 \$279.40 Sean Graham 1318 \$234.30 4457 Kernel Circle Fort Myers, FL 33916 Darryl Sims 2022 \$576.20 Edward Temple 2081 \$358.70 Tonia Lacy 2185 \$457.85 Labrisha Lynom 1157 \$349.80 Ralph Bernard 2030 \$410.80 Amy Pacheco 5089 \$749.45 24-02278L June 7, 2024

#### FIRST INSERTION

Notice Of Sale Affordable Secure Storage 16289 S Tamiami Trl. Ft. Myers.Florida 33908 (239)433-4544 Personal Property consisting of sofas, TVs, clothes, boxes, household goods, totes, boat and trailer and other personal property used in home, office, or garage will be sold or otherwise disposed of at public sales on the dates and times indicated below to satisfy owners

lien for rent and fees due in accordance with Florida Statutes: Self storage act, Sections 83.806 and 83.807. all items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required if applicable. D066 Troy Skiles

D091 Micheal Sweet B009 David Richardson auction date : 7/23/2024 June 7, 14, 2024 24-02251L

#### Notice of Self Storage Sale

Please take notice Prime Storage -North Fort Myers located at 2590 N. Tamiami Trail, North Fort Myers, FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at a Auction. The sale will occur as an Online Auction via www.storagetreasures. com on 6/24/2024 at 12:00 PM.

Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Katie Ouderkirk unit #354; Tim Westberry unit #805; William Kincheloe units #808 & #P14. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. June 7, 14, 2024 24-02252L

#### FIRST INSERTION

#### Notice of Sale

Pursuant to Florida Statute 713,585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/ lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve; Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph

(954) 563-1999 Sale date June 28th, 2024 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309 38456 2020 Chrysler VIN#: 2C4RC1L7X-LR270408 Lienor: Lou's Total Car Care Inc 4531 S Cleveland Ave Fort Myers 239-931-9998 Lien Amt \$6,339.08 39114 2019 Hyundai VIN#: 5NPE24AF2KH786285 Lienor: Autonation Collision Center Fort Mvers 4400 Evans Ave Fort Mvers 239-938-3170 Lien Amt \$8,635.51 June 7, 2024 24-02253L

DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT. IN AND FOR LEE COUNTY, FLORIDA Case No. 23-DR-006613 Melissa Rodriguez, Petitioner, v Jimmy E. Rivera, Respondent. TO: Jimmy E. Rivera (Last known address) 3104 41st Street SW, Lehigh Acres, FL 33976 YOU ARE HEREBY NOTIFIED that an Amended Petition for Annulment of Marriage with Minor Children and Real Property and Count II. Petition for Dissolution of Marriage with Minor Children and Real Property has been filed against you and that you are required to serve a copy of your written defenses, if any, on Melissa Rodriguez c/o AL-LAN T. GRIFFITH, ESQ., of Allan T. Griffith, P.A., Counsel for Petitioner, whose address is: 2100 McGregor Boulevard, Fort Myers, Florida 33901, Telephone: (239) 334-9199, on or before the 17th day of July, 2024, and file the original with the clerk of this Court at: 2075 Dr. Martin Luther King, Jr. Blvd., Fort Myers, FL 33901, before service on Petitioner's counsel or immediately

thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition(s). Real Property addressed as: 205 Sca-

ton Avenue, Lehigh Acres, FL 33936

Lot 118 of PARKWOOD, Section 31, Township 44 South, Range 27 East, Lehigh Acres, according to the Plat thereof as recorded in Plat Book 26, Page(s) 57, of the Public Records of Lee County, Florida.

#### Parcel ID:

31-44-27-07-00000.1180

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 a Designation of Current Mailing and E-Mailing 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. WITNESS my hand and seal of the

above entitled court, this 3rd day of June, 2024.

CLERK OF THE CIRCUIT COURT Kevin C. Karnes, (SEAL) BY: J. Collins As Deputy Clerk June 7, 14, 21, 28, 2024 24-02295L

#### PUBLISH YOUR LEGAL NOTICE We publish all Public sale, Estate & Court-related notices

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

#### Call 941-906-9386

or email legal@businessobserverfl.com

#### --- PUBLIC SALES ---

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07, FLORIDA STATUTES, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), FLORIDA STATUTES, BY THE

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Lee County - Parcel #1 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assess ments. The Lee County - Parcel #1 is a portion of a master development phase of the District known as "Phase VIL"

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Lee County - Parcel #1 lands to be improved are located south of the Charlotte/Lee County line and east of State Road 31 in Lee County, Florida. The District and the area to be assessed is geographically depicted below (that portion of the map identified as Lee County Parcel #1) and in the District's *Engineer's Re*port for Phase VII - Project Area: Charlotte County - Midtown - Parcel 1,2,3, and 4; Charlotte County – Lee County Parcel 3; Charlotte County – Webb's Reserve; Lee County – Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County – DiVosta Parcel – Phase 2 and Charlotte County – Tuckers Cove Phase  $\mathit{1C} \ \mathfrak{S} \ \mathit{1D}),$ dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Lee County - Parcel #1 ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Lee County -Parcel #1 is \$6.628.000.

The District intends to impose assessments on benefited lands within the Lee County - Parcel #1 in the manner set forth in the District's *Master Special Assessment* Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's as-sessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for as-sessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area within Phase VII will initially be allocated based on each respective assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$9,872,810.64 in debt allocated to the Lee County - Parcel #1, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Lee County Parcel 1					
50'	119	\$4,313,011.99	\$36,243.80	\$3,372.51	\$3,375.51
60'	130	\$5,559,798.65	\$42,767.68	\$3,979.56	\$3,982.56
	249	\$9,872,810.64			

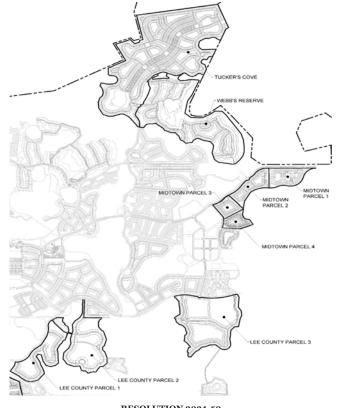
Excludes costs of collection and early payment discount allowance \*\* Includes costs of collection and early payment discount allowance The assessments may be prepaid in whole at any time, or in some instances in part. or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the pro-ceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-50**

#### [LEE COUNTY - PARCEL #1]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DIS-DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT **ROLL: PROVIDING FOR PUBLICATION OF THIS RESOLUTION.** 

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Commu-nity Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known as Lee County - Parcel #1 (the "Improvements") and described in the District's [En-

gineer's Report - Phase VII Project Area dated May 2024], attached hereto as Exhibit A and incorporated herein by reference; and

WHEREAS, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish. acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set for hin the [Master Special As-sessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as Exhibit B and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

WHEREAS, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

#### NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

1. Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

2. Assessments shall be levied to defray all or a portion of the cost of the Improvements

**3.** The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

4. The total estimated cost of the Improvements is \$6,628,000 (the "Estimated Cost")

5. The Assessments will defray approximately \$9,872,810.64, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

6. The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions.
7. The Assessments shall be levied, within the District, on all lots and lands ad-

joining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

9. Commencing with the year in which the Assessments are levied and confirmed. the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are ad-valorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

 ${\bf 11.}$  The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved

**12.** The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District. This Resolution shall become effective upon its passage

PASSED AND ADOPTED this 29th day of May, 2024, as continued from 23rd day of May, 2024.

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT		
/s/ Cindy Cerbone	/s/ Bill Moore		
Secretary/Assistant Secretary	Chairman/Vice Chairman		
	DI VIID : LA ILLIN 2024]		

Exhibit A: [Engineer's Report – Phase VII Project Area dated May 2024] Exhibit B: [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] 24-02283L June 7, 14, 2024



--- TAX DEEDS ----

FIRST INSERTION

NOTICE OF APPLICATION

THIS NOTICE ON THEM.

#### FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023001746 NOTICE IS HEREBY GIVEN that Shaheen Q Sved Zb Stars LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-005293 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 5 BLK 53 PB 15 PG 61 LOT 1 Strap Number 12-44-26-05-00053.0010 Names in which assessed: JAMILA SAEED BAWAZIR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 06/18/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Mar. 29; Apr. 5, 12, 19; Jun. 7, 2024 24-02247L

#### IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION CASE NO 24-CP-001634 IN RE: ESTATE OF DAVI BATISTA VENANCIO Deceased.

NOTICE TO CREDITORS

FIRST INSERTION

The administration of the Estate of Davi Batista Venancio, deceased, whose date of death was February 17, 2024, File No. 24-CP-001634, is pending in the Circuit Court for Lee County, Florida, Probate Division, 1700 Monroe Street, Fort Myers, FL 33901. The estate is intestate and the names and addresses of the personal representative and the personal representative's counsel are set forth below

All creditors of the decedent and other persons, who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court, ON OR BEFORE THE LATER OF THE DATE THAT IS THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED

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 PUBLICA-TION OF THIS NOTICE IS: June 7, 2024.

Personal Representatives: Nelito A. de Souza Venancio Poliane C. Batista Lopes Attorney for Personal Representative: RITA M. JACKMAN Florida Bar #107180 YOUR ADVOCATES, PA 2050 McGregor Boulevard Fort Myers, Florida 33901 (239) 689-1096 Phone (239) 791-8132 Facsimile rjackman@your-advocates.org ngargano@your-advocates.org June 7, 14, 2024 24-02273L

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent

Fort Myers, FL 33901 Telephone: (239) 334-7212 Email: David@ohalloranlegalgroup.com Secondary: Eve@ohalloranlegalgroup.com

June 7, 14, 2024 24-02313L pascoclerk.com

PINELLAS COUNTY mypinellasclerk.gov

POLK COUNTY polkcountyclerk.net

ORANGE COUNTY myorangeclerk.com





#### --- PUBLIC SALES ----

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PUBSUANT TO SECTION 170.07, *FLORIDA STATUTES*, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), *FLORIDA STATUTES*, BY THE

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982,to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Lee County - Parcel #2 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assessments. The Lee County - Parcel #2 is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Lee County - Parcel  $\neq$ 2 lands to be improved are located south of the Charlotte/Lee County line and east of State Road 31 in Lee County, Florida. The District and the area to be assessed is geographically depicted below (that portion of the map identified as Lee County Parcel  $\neq$ 2) and in the District's *Engineer's Report for Phase VII – Project Area: Charlotte County – Midtown – Parcel 1,2,3, and* 4; *Charlotte County – Lee County Parcel 3; Charlotte County – Webb's Reserve; Lee County – Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area* (*Lee County – DiVosta Parcel – Phase 2 and Charlotte County – Tuckers Cove Phase*  $IC \Leftrightarrow ID$ ), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Lee County - Parcel #2 ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Lee County - Parcel #2 is \$7,780,000.

The District intends to impose assessments on benefited lands within the Lee County - Parcel #2 in the manner set forth in the District's *Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels* dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's assessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area within Phase VII will initially be allocated based on each respective assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$10,809,712.83 in debt allocated to the Lee County - Parcel #2, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Lee County Parcel 2					
120'	83	\$6,708,364.62	\$80,823.67	\$7,520.69	\$7,523.69
150'	41	\$4,101,348.21	\$100,032.88	\$9,308.12	\$9,311.12
	124	\$10,809,712.83			

\* Excludes costs of collection and early payment discount allowance

\*\* Includes costs of collection and early payment discount allowance

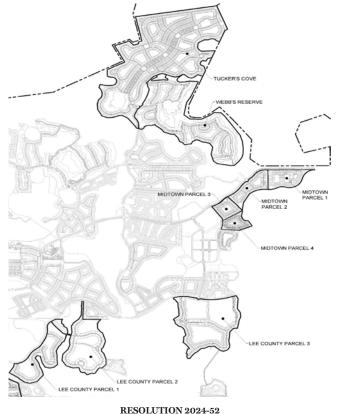
The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### [LEE COUNTY - PARCEL #2]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DIS-TRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Community Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known as Lee County – Parcel #2 (the "Improvements") and described in the District's [Engineer's Report - Phase VII Project Area dated May 2024], attached hereto as Exhibit A and incorporated herein by reference; and

**WHEREAS**, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

WHEREAS, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

#### NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

**1.** Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

2. Assessments shall be levied to defray all or a portion of the cost of the Improvements.

**3.** The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

 $\mathbf{4.}$  The total estimated cost of the Improvements is \$7,780,000 (the "Estimated Cost").

5. The Assessments will defray approximately \$10,809,712.83, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

6. The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions.7. The Assessments shall be levied, within the District, on all lots and lands ad-

**7**. The Assessments shall be levied, within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

**9.** Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.
11. The Board shall adopt a subsequent resolution to fix a time and place at which

the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

12. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District.
13. This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED** this 29th day of May, 2024, as continued from 23rd day of May, 2024.

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT
/s/ Cindy Cerbone	/s/ Bill Moore
Secretary/Assistant Secretary	Chairman/Vice Chairman
	Phase VII Project Area dated May 2024]

Exhibit B: [Master Special Assessment Methodology Re	port for Phase VII dated
May 29, 2024]	
June 7, 14, 2024	24-02284L

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 21-CP-003800 IN RE: ESTATE OF PHILIP FELIX CARR a/k/a PHILIP F. CARR, Deceased.

The administration of the estate of PHILIP FELIX CARR a/k/a PHILIP F. CARR, a/k/a PHILIP F. CARR, deceased, whose date of death was October 2, 2021, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is Post Office Box 9346, Fort Myers, FL 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 7, 2024.

#### Personal Representative: /s/ Milton Gary McKellen

#### MILTON GARY McKELLEN

1024 Sousa Ct. Spartanburg, SC 29307 Attorney for Personal Representative: /s/Stephen W. Buckley STEPHEN W. BUCKLEY, ESQUIRE Florida Bar Number: 117747 GOLDSTEIN, BUCKLEY, CECHMAN, RICE & PURTZ, P.A. Post Office Box 2366 Fort Myers, Florida 33902 Telephone: (239) 334-1146 Fax: (239) 334-3039 E-Mail: sbuckley@gbclaw.com Secondary E-Mail: Imintz@gbclaw.com June 7, 14, 2024 24-02276L

#### FIRST INSERTION

NOTICE TO CREDITORS

(Formal Administration)

IN THE 20th JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY,

FLORIDA.

PROBATE DIVISION

CASE NO.: 2024-CP-001632

IN RE: The Estate of

MARIA MORENO,

Deceased.

TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE

The administration of the estate of MARIA MORENO, deceased, whose date of death was October 22, 2023,

and whose social security number is

XXX-XX-7117, is pending in the Circuit

Court for Lee County, Florida, Probate

Division, the address of which is 1700

Monroe Street, Fort Myers, Florida 33901. The names and addresses of the

Personal Representative and the Per-

sonal Representative's attorney are set

other persons having claims or de-

mands against decedent's estate on

whom a copy of this notice is required

to be served must file their claims with

this court WITHIN THE LATER OF

THREE (3) MONTHS AFTER THE

TIME OF THE FIRST PUBLICATION

OF THIS NOTICE OR THIRTY (30)

DAYS AFTER THE DATE OF SER-

VICE OF A COPY OF THIS NOTICE

All creditors of the decedent and

ABOVE ESTATE:

forth below

#### ON THEM.

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

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

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

The date of first publication of this Notice is June 7, 2024.

/s/ Graciela Delgado GRACIELA DELGADO,

As Personal Representative Attorney and Personal Representative Giving Notice:

/s/ Steven E. Gurian STEVEN E. GURIAN, ESQ., Attorney for Personal Representative EASY ESTATE PROBATE, PLLC 2601 South Bayshore Drive, 18th Floor Coconut Grove, Florida 33133 Tel: 1-833-973-3279 Fax: 1-833-927-3279 E-mail: SG@EasyEstateProbate.com Florida Bar No. 101511 June 7, 14, 2024 24-02301L

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE

COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001266 IN RE: ESTATE OF ESZTON FREE PARKER, A/K/A MALACHI FREE PARKER Deceased.

The administration of the estate of ESZ-TON FREE PARKER, A/K/A MALA-CHI FREE PARKER, deceased, whose date of death was November 8, 2023; File Number 24-CP-001266, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Post Office Box 2469, Fort Myers, FL 33902. The names and addresses of the personal representatives and the personal representatives attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: June 7, 2024. CHARLES BOYD PARKER

#### CHARLES BOYD PARKE Personal Representative

18551 Spruce Drive West Fort Myers, FL 33967 Derek B. Alvarez, Esquire FBN: 114278 DBA@GendersAlvarez.com Anthony F. Diecidue, Esquire -FBN: 146528 AFD@GendersAlvarez.com Whitney C. Miranda, Esquire -FBN 65928 WCM@GendersAlvarez.com GENDERS ALVAREZ DIECIDUE, P.A. 2307 West Cleveland Street Tampa, Florida 33609 Phone: (813) 254-4744 Fax: (813) 254-5222 Eservice for all attorneys listed above: GADeservice@GendersAlvarez.com June 7, 14, 2024 24-02248L

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07. FLORIDA STATUTES. BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b),  $FLORIDA \, STATUTES, \, {\rm BY \, THE}$ 

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the MidTown - Parcel #1 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assessments. The Midtown - Parcel #1 is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Midtown - Parcel #1 lands to be improved are located north of the Charlotte/Lee County line and east of State Road 31 in Charlotte County, Florida. The District and the area to be assessed is geographically depicted below (that por tion of the map identified as Midtown Parcel #1 or "MT #1") and in the District's Engineer's Report for Phase VII - Project Area: Charlotte County - Midtown - Parcel 1,2,3, and 4; Charlotte County - Lee County Parcel 3; Charlotte County - Webb's Reserve; Lee County – Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County – DiVosta Parcel – Phase 2 and Charlotte County – Tuckers Cove Phase 1C & 1D), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Midtown - Parcel #1 ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Midtown - Parcel #1 is \$5,026,000.

The District intends to impose assessments on benefited lands within the Midtown - Parcel #1 in the manner set forth in the District's Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's assessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area within Phase VII will initially be allocated based on each respective assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$7,327,771.13 in debt allocated to the Midtown - Parcel #1, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Midtown Parcel 1					
40'	99	\$2,942,271.54	\$29,719.91	\$2,765.46	\$2,941.97
50'	121	\$4,385,499.59	\$36,243.80	\$3,372.51	\$3,587.77
	220	\$7,327,771.13			

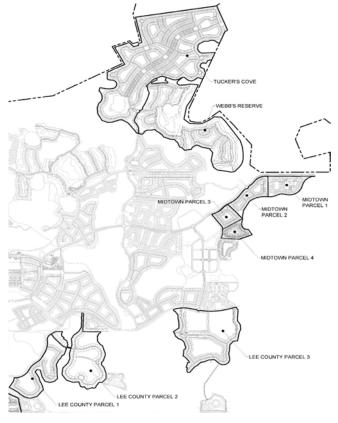
The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-56**

#### [MIDTOWN - PARCEL #1]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DIS-TRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Community Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known

as Midtown - Parcel #1 (the "Improvements") and described in the District's [Engineer's Report - Phase VII Project Area dated May 2024], attached hereto as Exhibit A and incorporated herein by reference; and

WHEREAS, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as Exhibit B and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

WHEREAS, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved

#### NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

1. Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

2. Assessments shall be levied to defray all or a portion of the cost of the Improvements.

3. The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

4. The total estimated cost of the Improvements is \$5,026,000 (the "Estimated Cost").

5. The Assessments will defray approximately \$7,327,771.13, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

6. The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions. 7. The Assessments shall be levied, within the District, on all lots and lands ad-

joining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improve-ments and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

9. Commencing with the year in which the Assessments are levied and confirmed. the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

11. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved

12. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District. This Resolution shall become effective upon its passage

PASSED AND ADOPTED this 29th day of May, 2024, as continued from 23rd day of May, 2024.

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT			
/s/ Cindy Cerbone	/s/ Bill Moore			
Secretary/Assistant Secretary	Chairman/Vice Chairman			
Exhibit A: [Engineer's Report – Phase VII Project Area dated May 2024]				

Exhibit B: Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] 24-02285L June 7, 14, 2024

FIRST INSERTION

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-0001621 IN RE: ESTATE OF GEORGE ROSS MCPHERSON. Deceased.

\* Excludes costs of collection and early payment discount allowance

\*\* Includes costs of collection and early payment discount allowance

The administration of the estate of GEORGE ROSS MCPHERSON deceased, whose date of death was May 12, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Lee County Clerk of Courts 2075 Dr. Martin Luther King Blvd, Fort Myers, FL 33901 The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is June 7, 2024.

Personal Represent	ative:
Patricia Maria McPl	ierson
4820 Linkside Dr	ive
Punta Gorda, Florida	33955
Attorney for Personal Repr	esentative:
Mary E. Trask	
E-mail Addresses:	
metesq@yahoo.com,	
trasklaw@gmail.com	
Florida Bar No. 10927	
Trask Law	
16500 Burnt Store Road Su	iite A-104
Punta Gorda, Florida 3395	5
Telephone: 941-916-4082	
June 7, 14, 2024	24-02258L

#### NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1728 **Division Probate** IN RE: ESTATE OF JOANN MARIE LAWYER Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Joann Marie Lawyer, deceased, File Number 24-CP-1728, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902; that the decedent's date of death was March 28, 2024; that the total value of the estate is \$0.00 (minus exempt property) and that the names and addresses of those to whom it has been assigned by such order are: Name Address Sarah Acorn 521 NW 25th Terrace Cape Coral, FL 33993 Jacob Austin Lawyer 204 Cloverdale Lane Simpsonville, South Carolina 29681 ALL INTERESTED PERSONS ARE

#### NOTIFIED THAT:

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

The date of first publication of this Notice is June 7, 2024. **Person Giving Notice:** 

Sarah Acorn 521 NW 25th Terrace Cape Coral, Florida 33993 Attorney for Person Giving Notice Alyssa Keogh, Attorney Florida Bar Number: 0461547 Holmes Fraser, P.A. 711 5th Avenue South, Suite 200 Naples, Florida 34102 Telephone: (239) 228-7273 E-Mail: akeogh@holmesfraser.com 24-02269L June 7, 14, 2024

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE

COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001674 Division: Probate IN RE: ESTATE OF MARY M. POWELL, Deceased.

The administration of the estate of Mary M. Powell, deceased, whose date of death was April 15, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or de-mands against decedent's estate must file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

NOTWITHSTANDING 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 7, 2024.

Personal Representative: Mary K. Dickerson, a/k/a Kim Dickerson 12351 Coconut Creek Ct.

Fort Myers, FL 33908 Attorney for Personal Representative: Joe C. Cuffel Attorney for Personal Representative Florida Bar Number: 1019964 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Blvd. Fort Myers, FL 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: joecuffel@gskattorneys.com Sec. E-Mail: bethmikovits@gskattorneys.com June 7, 14, 2024 24-02277L

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07. FLORIDA STATUTES. BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), FLORIDA STATUTES, BY THE

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Midtown - Parcel #2 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assess ments. The Midtown - Parcel #2 is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Midtown - Parcel #2 lands to be improved are located north of the Charlotte/Lee County line and east of State Road 31 in Charlotte County, Florida, The District and the area to be assessed is geographically depicted below (that portion of the map identified as Midtown Parcel #2 or "MT #2") and in the District's Engineer's Report for Phase VII - Project Area: Charlotte County - Midtown - Parcel 1,2,3, and 4; Charlotte County - Lee County Parcel 3; Charlotte County - Webb's Reserve; Lee County – Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County – DiVosta Parcel – Phase 2 and Charlotte County – Tuck-ers Cove Phase IC & 1D), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Flori-da, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Midtown - Parcel #2 ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Midtown - Parcel #2 is \$4,572,000.

The District intends to impose assessments on benefited lands within the Mid-The District methods is impose assistances on occurrence for the second Parcels dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's assessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area within Phase VII will initially be allocated based on each respective assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$6,865,300.27 in debt allocated to the Midtown - Parcel #2, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Midtown Parcel 2					
40'	231	\$6,865,300.27	\$29,719.91	\$2,765.46	\$2,941.97
	231	\$6,865,300.27			

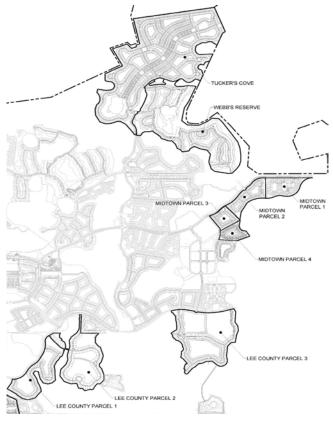
\* Excludes costs of collection and early payment discount allowance \*\* Includes costs of collection and early payment discount allowance The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be consid-ered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-58**

#### [MIDTOWN - PARCEL #2]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DIS-TRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE: PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT: ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Governing Board (the "Board") of the Babcock Banch Community Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known

as Midtown - Parcel #2 (the "Improvements") and described in the District's [Engi neer's Report - Phase VII Project Area dated May 2024], attached hereto as Exhibit A and incorporated herein by reference; and

WHEREAS, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

WHEREAS. the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

#### NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

1. Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution

2. Assessments shall be levied to defray all or a portion of the cost of the Improvements.

3. The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

4. The total estimated cost of the Improvements is \$4,572,000 (the "Estimated Cost").

5. The Assessments will defray approximately \$6,865,300.27, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

6. The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions. 7. The Assessments shall be levied, within the District, on all lots and lands ad-

joining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

9. Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

11. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

12. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District. 13. This Resolution shall become effective upon its passage

PASSED AND ADOPTED this 29th day of May, 2024, as continued from 23rd day of May, 2024

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT		
/s/ Cindy Cerbone	/s/ Bill Moore		
Secretary/Assistant Secretary	Chairman/Vice Chairman		
Exhibit A: [Engineer's Report - Phase VII Project Area dated May 2024]			

Exhibit B: [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] 24-02286I June 7, 14, 2024

FIRST INSERTION

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001720 **Division Probate** IN RE: ESTATE OF ANDREW JAMES SNYDER, Deceased.

The administration of the estate of Andrew James Snyder, deceased, whose date of death was January 29, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

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

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

BARRED.

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

The date of first publication of this notice is June 7, 2024.

#### Personal Representative: Angelina Ng – Kar Wai c/o Pavese Law Firm P.O. Box 1507 Fort Myers, FL 33902-1507 Attorney for Personal Representative: Mary Vlasak Snell, Attorney Florida Bar Number: 516988 PAVESE LAW FIRM P.O. Box 1507 Fort Myers, FL 33902-1507 Telephone: (239) 334-2195 Fax: (239) 332-2243 E-Mail: mvs@paveselaw.com

Secondary E-Mail: lja@paveselaw.com June 7, 14, 2024 24-02302L

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-000122 IN RE: ESTATE OF JEREMIAH LEE KOPCHAK Deceased.

The administration of the estate of Jeremiah Lee Kopchak, deceased, whose date of death was May 30, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Doctor Martin Luther King Junior Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 7, 2024.

Personal Representative: Melissa Bannister

1215 Summer Springs Drive Middleburg, FL 32068 Attorney for Personal Representative:

Katherine B. Schnauss Naugle Attorney Florida Bar Number: 514381 810 Margaret Street Jacksonville, FL 32204 Telephone: (904) 366-2703 Fax: (904) 353-9040 E-Mail: knaugle@jaxlawteam.com Secondary E-Mail: aforquer@jaxlawteam.com

June 7, 14, 2024 24-02272L

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-001722 **Division:** Probate IN RE: ESTATE OF BARBARA ANNE MCLAUGHLIN, Deceased.

The administration of the Estate of Barbara Anne McLaughlin, deceased, whose date of death was June 9, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

#### FIRST INSERTION

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

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

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

The date of first publication of this Notice is June 7, 2024.

#### Personal Representative: **Deborah Lynn Spiegel**

181 Crane Creek Road Young Harris, GA 30582 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevinkyle@gskattorneys.com 00959882.DOC/1 June 7, 14, 2024 24-02291L

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07, FLORIDA STATUTES, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), FLORIDA STATUTES, BY THE

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Midtown - Parcel #3 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assessments. The Midtown - Parcel #3 is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Midtown - Parcel #3 lands to be improved are located north of the Charlotte/Lee County line and east of State Road 31 in Charlotte County, Florida. The District and the area to be assessed is geographically depicted below (that por-tion of the map identified as Midtown Parcel #3 or "MT #3") and in the *District's* Engineer's Report for Phase VII - Project Area: Charlotte County - Midtown - Parcel 1,2,3, and 4; Charlotte County - Lee County Parcel 3; Charlotte County - Webb's Reserve; Lee County - Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County - DiVosta Parcel - Phase 2 and Charlotte County - Tuckers Cove Phase IC & ID), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida Statutes, and Chapter 2007-3 da, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Midtown - Parcel #3 ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Midtown - Parcel #3 is \$2,413,000.

The District intends to impose assessments on benefited lands within the Midtown - Parcel #3 in the manner set forth in the District's Master Special Assessment. Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's as-sessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area within Phase VII will initially be allocated based on each respective assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$4,180,359.69 in debt allocated to the Midtown - Parcel #3, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Midtown Parcel 3					
38'	146	\$4,180,359.69	\$28,632.60	\$2,664.28	\$2,834.34
	146	\$4,180,359.69			

\* Excludes costs of collection and early payment discount allowance

\*\* Includes costs of collection and early payment discount allowance

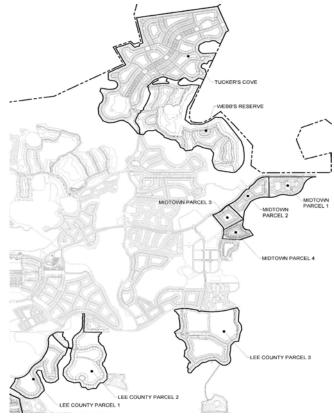
The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982. the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the pro-ceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-60**

#### [MIDTOWN - PARCEL #3]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT **ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.** 

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Community Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known

as Midtown - Parcel #3 (the "Improvements") and described in the District's [Engineer's Report - Phase VII Project Area dated May 2024], attached hereto as Exhibit A and incorporated herein by reference; and

WHEREAS, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

WHEREAS, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

## NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT:

1. Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution. 2. Assessments shall be levied to defray all or a portion of the cost of the Improve-

ments. 3. The nature and general location of, and plans and specifications for, the Im-

provements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

4. The total estimated cost of the Improvements is \$2,413,000 (the "Estimated Cost").

5. The Assessments will defray approximately \$4,180,359.69, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

6. The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions.

7. The Assessments shall be levied, within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

8. There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

9. Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll. in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

11. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

12. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District. 13. This Resolution shall become effective upon its passage

PASSED AND ADOPTED this 29th day of May, 2024, as continued from 23rd day of May, 2024

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT
/s/ Cindy Cerbone	/s/ Bill Moore
Secretary/Assistant Secretary	Chairman/Vice Chairman
Exhibit A. [Engineer's Penert	Phase VII Project Area dated May 2024]

Engineer's Report – Phase VII Project Area dated May 2024 Exhibit B: [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] June 7, 14, 2024 24-02287L

FIRST INSERTION

FIRST INSERTION

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001244 IN RE: ESTATE OF LEO JOSEPH SAITTA, Deceased.

The administration of the estate of LEO JOSEPH SAITTA, Deceased, whose date of death was January 6, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

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

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

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

The date of first publication of this notice is June 7, 2024.

# PATRICIA PETRILLO,

**Personal Representative** Attorney for Personal Representative: Scott R. Bugay, Esquire Florida Bar No. 5207 Citicentre, Suite P600 290 NW 165th Street Miami FL 33169 Telephone: (305) 956-9040 Fax: (305) 945-2905 Primary Email: Scott@srblawyers.com Secondary Email: angelica@srblawyers.com June 7, 14, 2024 24-02275L

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1731 IN RE: ESTATE OF DAVID DRUMM

Deceased. The administration of the estate of DA-VID DRUMM, deceased, whose date of death was April 23, 2024, is pending in the Circuit Court for LEE County. Florida, Probate Division, the address of which is Post Office Box 9346. Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is June 7, 2024.

Personal Representative: NITA DRUMM 123 Bay Mar Dr.

Fort Myers Beach, Florida 33931 Attorney for Personal Representative: D. HUGH KINSEY, JR. Florida Bar Number: 961213 Sheppard Law Firm, P.A. 9100 College Pointe Court Fort Myers, FL 33919 Telephone: (239) 334-1141 Fax: (239) 334-3965 E-Mail: kinsey@sbshlaw.com Secondary E-Mail: hking@sbshlaw.com June 7, 14, 2024 24-02303L

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001098 **Division Probate** IN RE: ESTATE OF MICHAEL VALENTINE IARIA

#### Deceased.

The administration of the estate of Michael Valentine Iaria, deceased, whose date of death was March 20, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

and other persons having claims or de-

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

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

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

The date of first publication of this notice is 6/7/24.

#### Personal Representative: Jared Iaria

813 Lacey Road

Forked River, New Jersey 08731 Attorney for Personal Representative: Eviana J. Martin, Attorney Florida Bar Number: 36198 Martin Law Firm, PL 3701 Del Prado Blvd S. Cape Coral, Florida 33904 Telephone: (239) 443-1094 Fax: (941) 213-1231 E-Mail: eviana.martin@martinlawfirm.com June 7, 14, 2024 24-02310L

All other creditors of the decedent

#### --- PUBLIC SALES ---

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07, *FLORIDA STATUTES*, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b),

FLORIDA STATUTES, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on **June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982,** to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Midtown - Parcel #4 area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assessments. The Midtown - Parcel #4 is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Midtown - Parcel #4 lands to be improved are located north of the Charlotte/Lee County line and east of State Road 31 in Charlotte County, Florida. The District and the area to be assessed is geographically depicted below (that portion of the map identified as Midtown Parcel #4 or "MT #4") and in the *District's Engineer's Report for Phase VII – Project Area: Charlotte County - Midtown - Parcel* 1,2,3, and 4; Charlotte County – Lee County Parcel 3; Charlotte County – Webb's *Reserve; Lee County – Lee County Parcel* 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County – DiVosta Parcel – Phase 2 and Charlotte County – Tuckers Cove Phase IC & ID), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Midtown - Parcel #4 ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Midtown - Parcel #4 is \$3,771,000.

The District intends to impose assessments on benefited lands within the Midtown - Parcel #4 in the manner set forth in the District's *Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VII for the Tucker's Cove, former Trabue, and DiVosta Parcels* dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report"), which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's assessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be sold in bulk prior to platting. Consequently, assessments for each assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$5,229,980.09 in debt allocated to the Midtown - Parcel #4, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Midtown Parcel 4					
30'	222	\$5,229,980.09	\$23,558.47	\$2,192.13	\$2,332.05
	222	\$5,229,980.09			

\* Excludes costs of collection and early payment discount allowance

\*\* Includes costs of collection and early payment discount allowance

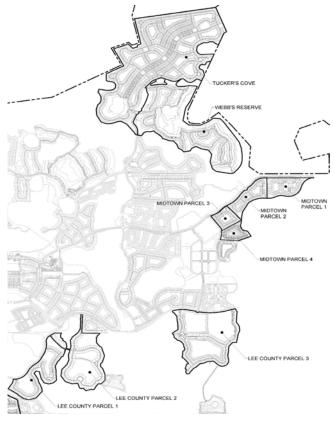
The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-62**

#### [MIDTOWN - PARCEL #4]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DIS-TRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Community Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known as Midtown – Parcel #4 (the "Improvements") and described in the District's [Engineer's Report - Phase VII Project Area dated May 2024], attached hereto as **Exhibit A** and incorporated herein by reference; and

**WHEREAS**, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

**WHEREAS**, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

#### NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

**1.** Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

**2.** Assessments shall be levied to defray all or a portion of the cost of the Improvements.

**3.** The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

**4.** The total estimated cost of the Improvements is \$3,771,000 (the "Estimated Cost").

**5.** The Assessments will defray approximately \$5,229,980.09, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

**6.** The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions.

7. The Assessments shall be levied, within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

**8.** There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

**9.** Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

**II.** The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

12. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District.
13. This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED** this 29th day of May, 2024, as continued from 23rd day of May, 2024.

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT
/s/ Cindy Cerbone	/s/ Bill Moore
Secretary/Assistant Secretary	Chairman/Vice Chairman
Exhibit A: [Engineer's Report -	Phase VII Project Area dated May 2024]

Exhibit B: [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] June 7, 14, 2024 24-02288L

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001105 Division Probate IN RE: ESTATE OF JOAN CAMPBELL A/K/A JOAN K. CAMPBELL A/K/A DOAN K. CAMPBELL A/K/A

The administration of the estate of Joan Campbell a/k/a Joan K. Campbell-Gordon, deceased, whose date of death was May 29, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

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

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

notice is June 7, 2024. Personal Representative:

#### Suzanne Campbell f/k/a Suzanne J. DeCapito

350 Redwood Lane Boca Raton, Florida 33487 Attorney for Personal Representative: Douglas A. Dodson, II Florida Bar Number: 126439 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048 E-Mail: douglas@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com June 7, 14, 2024 24-02259L

#### FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 24-CP-1668

**Division Probate** 

IN RE: ESTATE OF CHARLES JAMES NOTI, III

Deceased.

The administration of the estate of

Charles James Noti, III, deceased,

whose date of death was September 2,

2023, is pending in the Circuit Court

for Lee County, Florida, Probate Divi-

sion, the address of which is 1700 Mon-

roe Street, Fort Myers, FL 33902. The

names and addresses of the personal

representative and the personal repre-

sentative's attorney are set forth below. All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

OF THIS NOTICE ON THEM.

IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is June 7, 2024. **Personal Representative:** 

Charles J. Noti, IV 1720 Bergey Road

Hatfield, Pennsylvania 19440 Attorney for Personal Representative: Amanda M. Dorio, Attorney Florida Bar Number: 77411 Henderson, Franklin, Starnes & Holt, P.A. 8889 Pelican Bay Blvd., Suite 400

Naples, Florida 34108 Telephone: (239) 344-1100 Fax: (239) 344-1200 E-Mail:

amanda.dorio@henlaw.com Secondary E-Mail: barbra.asselta@henlaw.com June 7, 14, 2024 24-02306L

#### FIRST INSERTION

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

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

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

The date of first publication of this notice is: June 7, 2024

#### Personal Representative: Joseph Ryan McCauley 6139 Hershey Ave

Fort Myers, FL 33905 Attorney for Personal Representative: David G. Jones, Esq. Florida Bar No. 1010525 O'Halloran Legal Group, PLLC 2080 McGregor Blvd., Suite 300 Fort Myers, FL 33901 Telephone: (239) 334-7212 Email: David@ohalloranlegalgroup.com Secondary: Eve@ohalloranlegalgroup.com June 7, 14, 2024 24-02314L

OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de-

below.

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL

CIRCUIT IN AND FOR LEE

COUNTY, FLORIDA

PROBATE DIVISION

File No. 24-CP-1395 In Re: ESTATE OF

GAIL RONALD MCCAULEY, JR

Deceased.

The administration of the estate of

GAIL RONALD MCCAULEY, JR, de-

ceased, whose date of death was Janu-

ary 4, 2024, is pending in the Circuit

Court for Lee County, Florida, Probate

Division, the address of which is 1700

Monroe Street, Fort Myers, FL 33901.

The names and addresses of the per-

sonal representative and the personal

representative's attorney are set forth

er persons having claims or demands

against decedent's estate, on whom

a copy of this notice is required to be

served, must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

All creditors of the decedent and oth-

#### FIRST INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SECTION 170.07, *FLORIDA STATUTES*, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL PURSUANT TO SECTION 197.3632(4)(b), *FLORIDA STATUTES*, BY THE

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

#### NOTICE OF REGULAR MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold public hearings on June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the Webb's Reserve area of the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special assessments. The Webb's Reserve is a portion of a master development phase of the District known as "Phase VII."

The District is located entirely within unincorporated Charlotte and Lee Counties, Florida. The Webb's Reserve lands to be improved are located north of the Charlotte/Lee County line and east of State Road 31 in Charlotte County, Florida. The District and the area to be assessed is geographically depicted below (that portion of the map identified as Webb's Reserve) and in the District's Engineer's Report for Phase VII – Project Area: Charlotte County - Midtown - Parcel 1,2,3, and 4; Charlotte County – Lee County Parcel 3; Charlotte County – Webb's Reserve; Lee County – Lee County Parcel 1, 2, and 3) and Supplement to Phase VI Project Area (Lee County – DiVosta Parcel – Phase 2 and Charlotte County – Tuckers Cove Phase 1C ± 1D), dated May 2024, prepared by Kimley-Horn & Associates ("Capital Improvement Plan"). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, Florida Statutes, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District Manager c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33410 ("District Manager's Office").

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements for the Webb's Reserve ("Improvements") are currently expected to include, but are not limited to, earthwork, offsite improvements, master stormwater management facilities and landscaping and other infrastructure, all as more specifically described in the Capital Improvement Plan, on file and available during normal business hours at the District Manager's Office. According to the Capital Improvement Plan, the estimated cost of the Improvements for the Webb's Reserve is \$24,096,000.

The District intends to impose assessments on benefited lands within the Webb's Reserve in the manner set forth in the District's *Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, and prepared by Wrathell, Hunt and Associates, LLC ("Assessment Report")*, which is on file and available during normal business hours at the District Manager's Office.

The purpose of any such assessment is to secure the bonds issued to fund the Improvements. As described in more detail in the Assessment Report, the District's assessments will be levied against respective benefitted lands within the District. The Assessment Report identifies maximum assessment amounts for each assessment area and land use category that is currently expected to be assessed. The lien for assessments is proposed to be allocated to each parcel within Phase VII of the District based on the development plan associated with (rather than gross acreage) as the land within each parcel (each parcel constituting an assessment area) of Phase VII is anticipated to be and/or has been sold in bulk prior to platting. Consequently, assessments for each assessment area's gross acreage as described in the Assessment Report, and will be levied on an equivalent residential unit ("ERU") basis at the time that such property is platted or subject to a site plan or sold.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to assess and collect sufficient revenues to retire no more than \$31,206,635.17 in debt allocated to the Webb's Reserve, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Number of Units	Total Bond Assessments Apportionment	Bond Assessments Apportionment per Unit	Annual Bond Assessments Debt Service per Unit*	Annual Bond Assessments Debt Service per Unit**
Webb's Reserve					
52'	264	\$9,951,097.25	\$37,693.55	\$3.507.41	\$3,731.28
70'	142	\$6,947,936.13	1 - 1		1-1
30-Unit	420	\$6,545,629.97	\$15,584.83	\$1,450.18	\$1,542.74
16-Unit	240	\$4,436,240.91	\$18,484.34	\$1,719.98	\$1,829.76
12-Unit	24	\$443,624.09	\$18,484.34	\$1,719.98	\$1,829.76
Coach	112	\$2,882,106.84	\$25,733.10	\$2,394.48	\$2,547.32
	1,202	\$31,206,635,17			

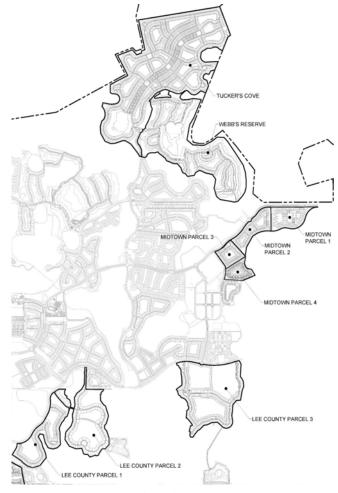
\* Excludes costs of collection and early payment discount allowance \*\* Includes costs of collection and early payment discount allowance The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also, June 28, 2024 at 1:00 P.M., at Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

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

#### BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT



#### **RESOLUTION 2024-64**

#### [WEBB'S RESERVE]

A RESOLUTION OF THE GOVERNING BOARD OF THE BAB-COCK RANCH COMMUNITY INDEPENDENT SPECIAL DIS-TRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPE-CIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT

WHEREAS, the Governing Board (the "Board") of the Babcock Ranch Commu-

nity Independent Special District (the "District") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements for the property known as Webb's Reserve (the "Improvements") and described in the District's [Engineer's Report - Phase VII Project Area dated May 2024], attached hereto as **Exhibit A** and incorporated herein by reference; and

**WHEREAS**, it is in the best interest of the District to pay all or a portion of the cost to finance the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended (the "Assessments"); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, and other applicable law referenced therein, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024], attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the "District Records Office") and 42891 Lake Babcock Drive, Room 211, Babcock Ranch, Florida 33982 (the "District Local Records Office"); and

**WHEREAS**, the District hereby determines that the Assessments to be levied will not exceed the benefit to the property improved.

#### NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPEN-DENT SPECIAL DISTRICT:

**1.** Recitals stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

**2.** Assessments shall be levied to defray all or a portion of the cost of the Improvements.

**3.** The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.

**4.** The total estimated cost of the Improvements is \$24,096,000 (the "Estimated Cost").

**5.** The Assessments will defray approximately \$31,206,635.17, which includes the Estimated Cost, plus financing-related costs, capitalized interest, debt service reserve and contingency.

**6.** The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions for supplemental assessment resolutions.

**7.** The Assessments shall be levied, within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

**8.** There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.

**9.** Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than thirty (30) annual installments. The Assessments may be payable at the same time and in the same manner as are advalorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.

10. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.

**11.** The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

**12.** The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District.

13. This Resolution shall become effective upon its passage

**PASSED AND ADOPTED** this 29th day of May, 2024, as continued from 23rd day of May, 2024.

ATTEST:	BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT		
/s/ Cindy Cerbone	/s/ Bill Moore		
Secretary/Assistant Secretary	Chairman/Vice Chairman		
Exhibit A: [Engineer's Report – Phase VII Project Area dated May 2024]			

Exhibit A: [Engineer's Report – Phase VII Project Area dated May 2024] Exhibit B: [Master Special Assessment Methodology Report for Phase VII dated May 29, 2024] June 7, 14, 2024 24-02289L

#### --- ESTATE ----

FIRST INSERTION

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE TWENTIETH CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION 24-CP-1718 IN RE: ESTATE OF: JOHN ALLEN VANWY Deceased

The administration of the estate of John Allen Vanwy, deceased, whose date of death was March 28, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

#### THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice was or shall be: June 7, 2024 /s/ Amber Vanwy QvoKzqNQi3ux6VaGJT5qRzFb Signed at: May 28, 2024, 6:24 pm EDT Amber Vanwy 43 Eland Drive North Fort Myers, FL 33917 Personal Representative /s/ Alexis A. Sitka, P. A. Alexis A. Sitka, P. A. Florida Bar Number: 0004766 P.O. Box 150171 Cape Coral, Florida 33915 Telephone: (239) 997-0078 Alexis@sitkalaw.com Attorney for Personal Representative June 7, 14, 2024 24-02261L

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-001717 Division: Probate IN RE: ESTATE OF CAROL L. ZAREMBA, Deceased.

Deceased. The administration of the Estate of Carol L. Zaremba, deceased, whose date of death was January 4, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representatives and the Personal Representatives attorney are set forth below.

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

All other creditors of the Decedent and other persons having claims or demands against the Decedent's Estate must file their claims with this Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

#### THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

The date of first publication of this Notice is June 7, 2024.

Personal Representative: Arlene R. Foreman 10091 Colonial Country Club

Boulevard Fort Myers, FL 33913 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevinkyle@gskattorneys.com 00958299.DOC/1 June 7, 14, 2024 24-02297L

#### FIRST INSERTION

 NOTICE TO CREDITORS
 II

 IN THE CIRCUIT COURT OF THE
 f

 TWENTIETH JUDICIAL
 I

 CIRCUIT IN AND FOR LEE
 T

 COUNTY, FLORIDA
 I

 PROBATE DIVISION
 File No. 24-CP-1678

 File No. 24-CP-1678
 II

 ARTHUR R. DOUBLEDAY
 T

 Deceased.
 II

The administration of the estate of ARTHUR R. DOUBLEDAY, deceased, whose date of death was February 26, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: June 7, 2024

#### Personal Representative: Rodney D. Doubleday

5550 Berkshire Dr, Unit 102 Fort Myers, FL 33912 Attorney for Personal Representative: David G. Jones, Esq. Florida Bar No. 1010525 O'Halloran Legal Group, PLLC 2080 McGregor Blvd., Suite 300 Fort Myers, FL 33901 Telephone: (239) 334-7212 Email: David@ohalloranlegalgroup.com Secondary: Eve@ohalloranlegalgroup.com June 7, 14, 2024 24-02315L

#### FIRST INSERTION

26

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY FLORIDA PROBATE DIVISION Case No. 2024-CP-001560 IN RE: THE ESTATE OF JANET LEE KELLEHER deceased

The administration of the Estate of JANET LEE KELLEHER, deceased, whose date of death was March 26, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346. Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

## notice is June 7, 2024. Personal Representative: ROBERT BROWN

Attorney for Personal Representative: Jack Pankow, Esquire 5230-2 Clavton Court Fort Myers, FL 33907 Telephone: 239-334-4774 FL. Bar # 164247 June 7, 14, 2024 24-02292L

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-001769 **Division:** Probate IN RE: ESTATE OF LEON J. SILICKI, Deceased.

The administration of the Estate of Leon J. Silicki, deceased, whose date of death was November 19, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. 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 the Decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and other persons having claims or demands against the Decedent's Estate must file their claims with this Court

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001487 IN RE: ESTATE OF

#### SARAH J. MERRILL, Deceased

The administration of the estate of SARAH J. MERRILL, deceased, whose date of death was September 18, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Mvers, FL 33902. The names and addresses of the Personal Representative and the Personal Representative's attornev are set forth below.

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

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

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

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

DATE OF DEATH IS BARRED. The date of first publication of this Notice is June 7, 2024.

**Personal Representative:** DANA S. MERRILL 3318 SW 27th Place Cape Coral, FL 33914 Attorney for Personal Representative: HELEN MENA, ESQ. Florida Bar No. 1039520 Safe Harbor Law Firm 27821 S. Tamiami Trail, Suite 2 Bonita Springs, FL 34134 Telephone: (239) 316-3117 Email: helen@safeharborlawfirm.com June 7, 14, 2024 24-02265L

#### FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION Case No.: 24-CP-1677 IN RE: ESTATE OF JAMES EDWARD LITTLE,

Deceased. The administration of the estate of JAMES EDWARD LITTLE, deceased, whose date of death was April 14, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

## --- ESTATE ----

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1505 **Division:** Probate IN RE: ESTATE OF GUIDO CEDENO OBANDO Deceased.

The administration of the estate of GUIDO CEDENO OBANDO, deceased, whose date of death was March 2, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 7, 2024.

#### Personal Representative Monica Cedeno Alpizar

Alajuela, San Carlos Ciudad Quesada, Costa Rica Attorney for Personal Representative The Law Office of Alain Roman, PLLC Alain E. Roman, Esq. Fla. Bar No. 119796 8180 NW 36th Street, Suite 224 Doral, FL 33166 (305) 489-1415 June 7, 14, 2024 24-02260L

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-000296 IN RE: ESTATE OF PATRICIA ANNE ROORDA A/K/A PATRICIA A. ENRIGHT,

Deceased The administration of the estate of PA-TRICIA ANNE ROORDA A/K/A PA-TRICIA A. ENRIGHT, deceased, whose date of death was January 5, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division. the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001714 **Division Probate** IN RE: ESTATE OF ERWIN MITCHEL NOWLAN Deceased.

The administration of the estate of Erwin Mitchel Nowlan, deceased, whose date of death was February 3, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St. Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME The date of first publication of this

notice is June 7, 2024. Personal Representative: Pamela Eckerdt

2018 Hardin Strait Road Chester, South Carolina 29706

Attorney for Personal Representative: Eviana J. Martin, Attorney Florida Bar Number: 36198 Martin Law Firm, PL 3701 Del Prado Blvd S. Cape Coral, Florida 33904 Telephone: (239) 443-1094 Fax: (941) 213-1231 E-Mail:

eviana.martin@martinlawfirm.com June 7, 14, 2024 24-02266L

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1730 **Division Probate** IN RE: ESTATE OF GEORGE W. LAWYER, II

Deceased. The administration of the estate of George W. Lawyer, II, deceased, whose

date of death was March 27, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 3315 Tamiami Trail East, Ste. 102 Naples, FL 34112-5324. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE

COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 19-CP-609 IN RE: The Estate of Velga Rasma Granger The administration of the Estate of

VELGA RASMA GRANGER, deceased. file no.: 19-CP-609, is pending in the Circuit Court for Lee County, Florida Probated Division, the address of which is Lee County Justice Center. 1700 Monroe Street, Ft. Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below: ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the Will, the qualifications of the Personal Representative venue or jurisdiction of this Court are WITHIN THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM, OR THOSE OBJECTIONS ARE FOREV-ER BARRED.

That any person entitled to exempt property is required to file a petition for determination of exempt property within the time provided by law or the right to exempt property is deemed waived.

All other creditors of the Decedent and persons having claims against the Decedent and persons having claims or demands against the Decedent's Estate must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE.

ALL CLAIMS, DEMANDS, AND OBJECTIONS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA SATUTES SEC-TIONS 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.

#### /s/ Elizabeth Granger Personal Representative Elizabeth Granger

3725 W. Gator Circle Cape Coral, Florida 33909 /s/ Michael Mummert Attorney for Estate Michael Mummert FBN 10069 1375 Jackson Street, Ste 205 Ft. Myers, Florida 33901

24-02249L

June 7, 14, 2024

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001185 IN RE: THE ESTATE OF: MARIO SPALLETTA

**Deceased.** The administration of the estate of MARIO SPALLETTA, deceased, whose date of death was September 24, 2023, is pending in the Circuit Court of Lee County, Florida Probate Division, the address of which is P.O. Box 9346, Fort Mvers, FL 33902. 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 the decedent's estate on whom a copy of this notice is required to be served, must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

#### --- SALES ----

FIRST INSERTION NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

CIVIL DIVISION: CASE NO.: 24-CA-000354

PLANET HOME LENDING, LLC, Plaintiff, vs. KENEL LOUISME; RESOLUTE

**ROOFING LLC; STANIA** BERNARD; 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), KEVIN C. KARNES as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 11 day of July. 2024, the following described property as set forth in said Final Judgment, to wit:

LOT 80, BLOCK 9, UNIT 5, LEHIGH ESTATES, SECTION 4, TOWNSHIP 45 SOUTH, RANGE 26 EAST, ACCORD-ING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE 85, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 1549

/1551 GILBERT AVE S, LE-HIGH ACRES, FL 33973

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

Dated this day of 05/29/2024 KEVIN C. KARNES Clerk Of The Circuit Court (SEAL) By: N. Watson Deputy Clerk

Submitted by: De Cubas & Lewis, P.A. PO Box 5026 Fort Lauderdale, FL 33310 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 23-00263 June 7, 14, 2024 24-02256L

FIRST INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY. FLORIDA GENERAL JURISDICTION DIVISION Case No. 20-CA-000431 Wells Fargo Bank, N.A., Plaintiff. vs. RANDY LEE MORRISON A/K/A RANDY L. MORRISON, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 20-CA-000431 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and RANDY LEE MORRI-SON A/K/A BANDY L. MOBBISON: ELAINE MORRISON A/K/A ELAINE D. MORRISON; ANY AND ALL UN-KNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-ANTS are the Defendants. that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 09:00 AM on the 8th day of August, 2024, the following described property as set forth in said Final Judgment, to wit:

# All other creditors of the decedent

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

WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this Notice is June 7, 2024.

**Personal Representative:** Michael E. Froncek 1002 Oakhurst Way Fort Myers, FL 33913 Attorney for Personal Representative: Kevin A. Kyle Attorney for Personal Representative Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevinkyle@gskattorneys.com 00977680.DOC/1 24-02317L June 7, 14, 2024

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

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is June 7, 2024. Personal Representative: SHARON A. GESWEIN 1115 Carousel Court Westerville, OH 43081 THERESA DANIELS, ESQ. Fla. Bar No. 84113 Daniels Law, P.A. P.O. Box 570 Bokeelia, FL 33922 Ph: (239) 214-6010 Fax: (239) 214-6073 tad@DanielsLawPA.com jenn@DanielsLawPA.com June 7, 14, 2024 24-02312L

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

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

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

The date of first publication of this Notice is June 7, 2024.

#### Personal Representative: AMBER D. ADAMCZYK

2208 Vine Street West Des Moines, IA 50265 Attorney for Personal Representative: ROBERT A. ENRIGHT III, ESQ. Florida Bar No. 18953' Robert A. Enright III, PA 7181 College Parkway, Suite 34 Fort Myers, FL 33907-5641 Telephone: (239) 274-8255 Email: floridajdcpa@aol.com June 7, 14, 2024 24-02305L

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

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

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

The date of first publication of this notice is June 7, 2024.

#### Personal Representative: Sarah Acorn

521 NW 25th Terrace Cape Coral, Florida 33993 Attorney for Personal Representative: Alyssa Keogh, Attorney Florida Bar Number: 0461547 Holmes Fraser, P.A. 711 5th Avenue South, Suite 200 Naples, Florida 34102 Telephone: (239) 228-7273 E-Mail: akeogh@holmesfraser.com June 7, 14, 2024 24-02304L

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

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

NOT WITHSTANDING 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 7, 2024.

#### **Personal Representative:**

Kathy Warfield 11460 Barnes Road Bvron, MI 48418 Attorney for Personal Representative: WESLEY T. MATHIEU, ESQ. sklawyers, pllc 1314 Cape Coral Pkwy E. Ste. 320 Cape Coral, FL 33904 Telephone: (239) 772-1993 Email: wmathieu@sklawyers.net Florida Bar No. 116222 June 7, 14, 2024 24-02316L LOTS 35 AND 36, BLOCK 1924, CAPE CORAL UNIT 29, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGE(S) 15 THROUGH 25 INCLUSIVE OF THE PUBLIC RECORDS OF LEE 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. Dated this day of 05/30/2024

Kevin Karnes As Clerk of the Court (SEAL) By: N. Watson As Deputy Clerk

Brock & Scott PLLC 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Attorney for Plaintiff File # 20-F01484 June 7, 14, 2024 24-02263L



LV 18237\_V22

## What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.

Rarely do consumers specifically search online for public notices

--- SALES ----

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 24-CA-1890 FLORIDA DREAM LANDS, LLC., a

#### Florida Limited Liability Company, Plaintiff, vs. Q TERRA SALES INC., et al.,

**Defendant(s).** TO: MAVES M. YOUNGBLOOD, if alive and if not his unknown spouse, heirs, devisees, grantees, creditors, or other parties claiming by, through, under or against MAVES M. YOUNG-BLOOD; BLANCA M. MARTINEZ, (a/k/a Blanca M. Aguilar), if alive and if not her unknown spouse, heirs, devisees, grantees, creditors, or other parties claiming by, through, under or against BLANCA M. MARTINEZ; THE UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDI-TORS, TRUSTEES, AND ALL OTH-ERS WHO MAY CLAIM AN INTER-EST IN THE ESTATE OF ENRIQUE L. MARTINEZ, YOU ARE NOTIFIED that an action

to quiet title to the following property in Lee County, Florida:

A. LOT 11, BLOCK 41, UNIT

7, SECTION 20, TOWNSHIP

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 23-CA-009674 UNITED WHOLESALE MORTGAGE, LLC, Plaintiff, v. UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF DONALD MONTURE

A/K/A DONALD SHUNN MONTURE, et al., Defendants. TO: Unknown Personal Representative of the Estate of Donald Monture a/k/a

Donald Shunn Monture 8080 S. Woods Cir. #11 Fort Myers FL 33919 Unknown Heirs, Beneficiaries and Devisees of the Estate of Donald Monture a/k/a Donald Shunn Monture 8080 S. Woods Cir. #11

Fort Myers FL 33919

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

Unit 11, Building 111, of SUM-MERLIN WOODS CONDO-MINIUM NO. 4, a Condominium, according to the Declaration of Condominium thereof record-ed in Official Records Book 1853, Page 1631, of the Public Records of Lee County, Florida, and any amendments thereto, together with its undivided share in the common elements.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith,

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO. 362023CA001204A001CH US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST

#### 44 SOUTH, RANGE 26 EAST,

LEHIGH ACRES, ACCORD-ING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RE-CRODED IN PLAT BOOK 26, PAGE 34, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on Myles A. Hoover, the Plaintiff's attorney, whose address is 11 Island Ave #406, Miami Beach, Florida 33139, on or before July 15, 2024, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

Dated on June 04, 2024.

Kevin C. Karnes Lee County Clerk of Court As Clerk of the Court (SEAL) By K. Shoap As Deputy Clerk

Myles A. Hoover, the Plaintiff's attorney, is 11 Island Ave #406. Miami Beach, Florida 33139 June 7, 14, 21, 28, 2024 24-02296L

FIRST INSERTION

Esquire, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or imme-diately thereafter; or a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 hear-

ing or voice impaired, call 711. IN WITNESS WHEREOF, I have hereunto set my hand and affixed the

official seal of said Court at Lee County,				
Florida, this 31st day of May, 2024.				
Kevin C. Karnes				
as Clerk of the Circuit Court of				
Lee County, Florida				
(SEAL) By: K. Harris				
DEPUTY CLERK				
Anthony R. Smith, Esquire,				
the Plaintiff's attorney,				
Tiffany & Bosco, P.A.,				
1201 S. Orlando Ave,				
Suite 430,				
Winter Park, FL 32789				
June 7, 14, 2024 24-02270L				

FIRST INSERTION

Final Judgment, to wit: THE FOLLOWING DE-SCRIBED REAL PROPERTY SITUATE IN THE CITY OF FORT MYERS COUNTY OF LEE, AND STATE OF FLORI-DA, TO WIT: THE FOLLOWING DE-SCRIBED LAND SITUATE, LYING AND BEING IN THE COUNTY OF LEE AND STATE OF FLORIDA, TO WIT: LOTS 39 AND 40, BLOCK 26, SAN CARLOS PARK UNIT NO. 6. ACCORDING TO THE PLAT BOOK 12 AT PAGE 9, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 18486 FLA-MINGO RD, FORT MYERS, FL 33967 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. Dated this day of 05/29/2024 Kevin C. Karnes As Clerk of the Court (SEAL) By: N. Watson Ás Deputy Clerk Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC Attorneys for Plaintiff 6409 Congress Avenue, Suite 100, Boca Raton, FL 33487 Telephone: 561-241-6901 Fax: 561-997-6909 22-035519 - GrS June 7, 14, 2024 24-02255L

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR LEE COUNTY FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2023-CA-000765 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR RMTP TRUST, SERIES 2021 BKM-TT-V, Plaintiff v UNKNOWN HEIRS, SPOUSES, **BENEFICIARIES, DEVISEES,** GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JACK LEANE BARTON, et al.,

Defendants. NOTICE OF SALE PURSUANT TO CHAPTER 45 IS HEREBY GIVEN that, pursuant to the Final Judgment of Mortgage Foreclosure dated Mav 28, 2024, issued in and for Lee County, Florida, in Case No. 2023-CA-000765, wherein U.S. BANK NATIONAL AS-SOCIATION, NOT IN ITS INDI-VIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR RMTP TRUST, SERIES 2021 BKM-TT-V is the Plaintiff, and UNKNOWN HEIRS, SPOUS-ES, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF JACK LEANE BARTON, JESSIE DORTCH, JR., TIMOTHY DORTCH, JAERIL DORTCH, MANAYA ARNIQUE BARTON, JA`MARVIYA O`SHAYA MONIQUE BARTON, KENBRANYA LAWANDRA PATTERSON, KEN-NEDY PATTERSON, JR. JR., COR-NELIUS BERNARD PATTERSON, KARDASHA LASHAY PATTERSON, DEKERIYA LAVONDRA PATTER-

NOTICE OF ACTION

IN AND FOR LEE COUNTY,

FLORIDA

CIVIL DIVISION

CASE NO.: 24-CA-001144

EARLE, and PAMELA J. MARSH,

Plaintiff, vs. PAMELA J. EARLE, deceased, THE UNKNOWN HEIRS OF PAMELA J.

EARLE, LEONARD RICHARD ST.

TO: Defendants, PAMELA J. EARLE.

deceased, THE UNKNOWN HEIRS

OF PAMELA J. EARLE, and ALL OTH-

ER UNKNOWN PARTIES,, if alive,

and if dead, their unknown spouse(s),

heir(s), devisee(s), grantee(s), judg-ment creditor(s), and all other parties

claiming by, through, under, or against

Defendants; the unknown spouse,

heirs, devisees, grantees, and judgment

creditors of Defendants, deceased, and

all other parties claiming by, through,

under, or against Defendants; and all

unknown natural persons if alive, and if

dead or not known to be dead or alive,

their several and respective unknown

spouses, heirs, devisees, grantees, and

judgment creditors, or other parties

claiming by, through, or under those

unknown natural persons; and the sev-

eral and respective unknown assigns,

AUDREY EARLE, CLYDE W.

ONGE, JR., and ALL OTHER UNKNOWN PARTIES,

Defendants.

#### SON, THE CITY OF FORT MYERS, A MUNICIPAL CORPORATION BY VIRTUE OF CITY OF FORT MYERS NEIGHBORHOOD STABILIZATION PROGRAM ("NSP") PURCHASE AS-SISTANCE PROGRAM, CLERK OF COURT IN AND FOR LEE COUNTY, FLORIDA and INTERNAL REVENUE SERVICE are the Defendants.

The Clerk of the Court, KEVIN KARNES, will sell to the highest and best bidder for cash, in accordance with Section 45.031, Florida Statutes, on June 27, 2024, at electronic sale beginning at 9:00 AM, at www.lee.realforeclose.com the following-described real property as set forth in said Final Judgment of Mortgage Foreclosure, to wit:

LOTS 3 AND 4, BLOCK 20, LINCOLN PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 43, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Property Address: 2810/2812 Dunbar Ave., Fort Myers, FL 33916

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: This day of 05/29/2024 KEVIN KARNES, Clerk of Court (SEAL) By: N. Watson Deputy Clerk HOWARD LAW

4755 Technology Way, Suite 104 Boca Raton, FL 33431 Phone: (954) 893-7874 Fax: (888) 235-0017 E-Mail: Pleadings@HowardLaw.com Harris@HowardLaw.com Counsel for Plaintiff June 7, 14, 2024 24-02257L

#### FIRST INSERTION

Quiet Title to Real Property ("Complaint") filed in this action: YOU ARE NOTIFIED that an action IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT

to quiet title to the following property in Lee County, Florida is located at 3400 13th Street West, Lehigh Acres, Florida 33971, and is more particularly described as follows: LOT 10, BLOCK 20, UNIT 14, NORTHWEST 1/4 OF SECTION

26, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 1 THROUGH 101, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, STRAP: 26-44-26-14-00020.0100.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Scott W. Fitzpatrick, Esquire, the Plaintiff's attorney, whose address is Eggert Fitzpatrick, 811 Cypress Village Blvd., Ruskin, Florida 33573, on or before July 9, 2024, and file the original with the Clerk of this Court either before service on the Plaintiff' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

Dated on 05/30/2024. Kevin C. Karnes

CLERK OF CIRCUIT COURT (SEAL) By: N. Watson

#### FIRST INSERTION

NOTICE OF ACTION · CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA

--- ACTIONS / SALES ---

GENERAL JURISDICTION DIVISION

CASE NO. 24-CA-003124 MCLP ASSET COMPANY, INC.,

Plaintiff, vs. KYLE THOMAS GORDON A/K/A KYLE GORDON, et. al. **Defendant(s),** TO: KYLE THOMAS GORDON A/K/A

KYLE GORDON,

whose last known residences are 207/209 SW VAN LOON TER, CAPE CORAL, FL 33990 and 744 OVERRIV-ER DR, FORT MYERS, FL 33903, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. TO: UNKNOWN SPOUSE OF KYLE

THOMAS GORDON A/K/A KYLE GORDON, whose last known residence is 207/209

SW VAN LOON TER, CAPE CORAL, FL 33990, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. TO: JENNA LEE GALE GRIEBEL,

whose last known residences are 207/209 SW VAN LOON TER, CAPE CORAL, FL 33990 and 28703 ALES-SANDRIA CIR, BONITA SPRINGS, FL 34135, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

#### NOTICE OF FORECLOSURE SALE. IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY,

FLORIDA CASE NO.: 23-CA-008555 U.S. BANK TRUSTNATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNERTRUSTEE FOR GS MORTGAGE-BACKED SECURITIES TRUST 2022-RPL2, Plaintiff, vs. ESTATE OF COLLEEN A. ARCARIS

A/K/A COLLEEN A. ARCARIS TROLLINGER, DECEASED: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF COLLEEN A. ARCARIS A/K/A COLLEEN A. ARCARIS TROLLINGER, DECEASED; JESSICA ANN SARGENT, SUCCESSOR TRUSTEE OF THE COLLEEN A. ARCARIS REVOCABLE LIVING TRUST U/A MAY 18, 2000; JESSICA ANN SARGENT; JAYNE A. HUTTON 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.: 23-CA-008555 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK TRUSTNATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNERTRUST-EE FOR GS MORTGAGE-BACKED SECURITIES TRUST 2022-RPL2, Plaintiff, and ESTATE OF COLLEEN A. ARCARIS A/K/A COLLEEN A. AR-CARIS TROLLINGER, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES ASSIGNE S. CREDI-TORS, LIENORS, TRUSTEES OF COLLEEN A. ARCARIS A/K/A COL-LEEN A. ARCARIS TROLLINGER, DECEASED; JESSICA ANN SAR-GENT, SUCCESSOR TRUSTEE OF THE COLLEEN A. ARCARIS REVO-CABLE LIVING TRUST U/A MAY 18, 2000; JESSICA ANN SARGENT; JAYNE A. HUTTON; ALL OTHER UNKNOWN PARTIES, including, if a named defendant is deceased, the personal representatives, the surviv-

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

LOTS 4 AND 5, BLOCK 1099, CAPE CORAL SUBDIVI-SION, UNIT 23, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 39 THROUGH 52, OF THE PUB-LIC RECORDS OF LEE COUN-TY, FLORIDA.

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

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 day of 05/30/2024.

Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) BY: N. Watson DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-135008 June 7, 14, 2024 24-02262L

#### FIRST INSERTION

ing spouse, heirs, devisees, grantees, creditors, and all other parties claiming, by, through, under or against that defendant, and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above named or described defendants, are Defendants.

I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on the 27th day of June, 2024, the following described real property as set forth in said Judgment, to wit:

LOT 70, KREAMER'S AVO-CADO, UNIT IV-A, AN UN-RECORDED SUBDIVISION, LOCATED IN SECTION 31, TOWNSHIP 43 SOUTH, RANGE 22 EAST, LEE COUN-TY, FL, MORE PARTICU-LARLY DESCRIBED AS FOL-LOWS: THE WEST 131 FEET OF THE EAST 2294.86 FEET OF THE NORTH 167.59 FEET OF THE SOUTH 670.36 FEET OF THE SE 1/4 OF SECTION 31, TOWNSHIP 43 SOUTH, RANGE 22 EAST, IN PUBLIC RECORDS OF LEE COUNTY, FL. SUBJECT TO A 6 FOOT UTILITY EASEMENT ALONG THE NORTH SIDE AND A 30 FOOT EASEMENT ALONG THE SOUTH SIDE.

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 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.

WITNESS my hand and the seal of the court on MAY 30, 2024.

KEVIN C. KARNES ERK OF THF

#### Plaintiff, vs. DIANE LYNN SUTTON AND MARK TOROCCO, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 20, 2023, and entered in 362023CA001204A001CH of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein US BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VRMTG ASSET TRUST is the Plaintiff and DIANE LYNN SUTTON; UNKNOWN SPOUSE OF DIANE LYNN SUTTON: MARK TOROCCO: UNKNOWN SPOUSE OF MARK TO-ROCCO; REGIONS BANK; UNITED STATES OF AMERICA, DEPART-MENT OF THE TREASURY - IN-TERNAL REVENUE SERVICE are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on June 27, 2024, the following described property as set forth in said

successors in interest, trustees, or any other person claiming by, through, under, or against any corporation or other legal entity named as a Defendant; and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described Defendants or parties or claiming to have any right, title, or interest in the subject property described in Plaintiffs. AUDREY EARLE, CLYDE W. EARLE, and PAMELA J. MARSH, Complaint to

Deputy Clerk EGGERT FITZPATRICK By: /s/ Scott W. Fitzpatrick, B.C.S. Florida Bar No. 0370710 EGGERT FITZPATRICK 811-B Cypress Village Boulevard Ruskin, Florida 33573 (813) 633-3396 - Telephone (813) 634-5425 - Telecopier scott@eggfitz.com - Email Attorney for Plaintiffs June 7, 14, 21, 28, 2024 24-02254L (SEAL) By: E. Windler Deputy Clerk

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 22-50381 June 7, 14, 2024 24-02264L





--- ACTIONS ----

#### FIRST INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-000262 **Division Probate** IN RE: ESTATE OF THOMAS RISCINTI, Deceased. TO ALL PERSONS HAVING CLAIMS

OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administration has been entered in the estate of Thomas Riscinti, deceased, File Number 24-CP-000262, by the Circuit Court for Lee County, Florida, Probate Division, the address of which P.O. Box 2469. Fort Myers, FL 33902; that the decedent's date of death was December 28, 2023; that the total value of the estate is under \$10,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Address Name Thomas P. Schreck, Successor Trustee of the Thomas Riscinti Revocable Trust u/t/d 7.14.2015 18213 Creekside Preserve Loop, #201 Fort Myers, FL 33908

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

The date of first publication of this Notice is June 7, 2024.

Perso Giving Notice: Thomas P. Schreck 18213 Creekside Preserve Loop, #201 Fort Myers, FL 33908 Attorney for Person Giving Notice: /s/ Donna M. Flammang Donna M. Flammang, Esq. Florida Bar Number: 015230 Brennan, Manna & Diamond, LLC 8891 Brighton Lane, Suite 112 Bonita Springs, FL 34135 Telephone: (239) 992-6578 Fax: (239) 390-1920 Email: dmflammang@bmdpl.com Secondary email: acroczko@bmdpl.com 4854-6348-6383, v. 1 June 7, 14, 2024 24-02330L

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO. 23-CA-007497 HENRY NACHTSHEIM Plaintiff, -vs-STEPHEN P. WHEELER, UNKNOWN SPOUSE OF STEPHEN WHEELER

Defendants NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 2, 2024, entered in Civil Case Number 23-CA-007497 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Stephen P. Wheeler **CHAPTER 45** IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 23-CA-010538

FIRST INSERTION

NOTICE OF SALE UNDER F.S.

ROBERT SIMON; ET AL., Plaintiffs, vs. MARIA R. MCCANT; ET. AL., Defendants.

NOTICE IS GIVEN that under a Final Judgment of Foreclosure dated June 3, 2024, in case number 2023CA010538 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which ROBERT SIMON; EQUITY TRUST CUSTODIAN FBO DARYL GILBERT IRA #200361489; STEVEN R. HELLER AND CHAR-LENE KINGSNORTH, AS TRUSTEES THE KINGSNORTH-HELLER TRUST DATED FEBRUARY 13TH, 2015, were the Plaintiffs and MARIA R. MCCANT; SUNCOAST SCHOOLS FEDERAL CREDIT UNION were the Defendants, Kevin C. Karnes, Lee County Clerk of Court, shall offer for sale to the highest and best bidder for cash in/on Lee County's Public Auction (www.lee.realforeclose.com) website Lee County, Florida on July 18, 2024, at 9:00a.m., the following described property:

Lot 66, Block 3, Waterway Estates of Fort Myers Block 3. Unit 1, according to the Plat thereof, recorded in Plat Book 28, Page(s) 87 through 89, of the Public Records of Lee County, Florida. Property Address: 5936 Po-

etry Court, Fort Myers, Florida 33903 IF YOU ARE A PERSON CLAIMING A

RIGHT TO FUNDS REMAINING AF-TER THE SALE, IF ANY, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. DATED on JUNE 5, 2024 in LEE COUNTY, Florida. KEVIN C. KARNES As Clerk of the Court (SEAL) By: E. Windler

As Deputy Clerk Rober Simon; Et Al. c/o Murrell Law, LLC Attorney for Plaintiffs 35 Durbin Station Ct, Unit 106 Saint Johns, FL 32259 (904) 624-1474 June 7, 14, 2024 24-02325L

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FL PROBATE DIVISION FILE NO.: 2024-CP-001544 JUDGE: SHENKO IN RE: ESTATE OF RICHARD F. BURANY, DECEASED.

FIRST INSERTION

The administration of the estate of RICHARD F. BURANY, deceased, whose date of death was March 9, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 7, 2024.

Personal Representative: JASON R. BURANY 4784 Benton Road Sparta, Wisconsin 54656

Attorney for Personal Representative: BROOKE M. BENZIO Florida Bar Number: 87557 Quarles & Brady LLP 1395 Panther Lane, Suite 300 Naples, Florida 34109 Telephone: (239) 659-5025 Fax: (239) 659-5004 E-Mail: brooke.benzio@quarles.com Secondary E-Mail: lisa.brown@quarles.com Attorney for Personal Representative QB\89447913.1 June 7, 14, 2024 24-02320L

#### FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1053 Division Probate IN RE: ESTATE OF VICTORIA L. MOORE

Deceased. The administration of the estate of Vic-

toria L. Moore, deceased, whose date of death was September 24, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers. FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

notice is June 7, 2024.

Personal Representative: Toni Moore 1313 30th Ave. Moline, IL, 61265 Attorney for Personal Representative: Douglas A. Dodson, II Florida Bar Number: 126439 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048

E-Mail: douglas@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com June 7, 14, 2024

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

LEE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-CA-002442 PHH MORTGAGE CORPORATION

PLAINTIFF, VS. UNKNOWN SUCCESSOR TRUSTEE OF THE JEANNE C. SMITH TRUST DATED JANUARY 31, 1996, ET AL., DEFENDANT(S).

TO: Unknown Beneficiaries of the Jeanne C. Smith Trust dated January 31, 1996

Last Known Address: 12233 Star Shell Drive, Matlacha Isles, FL 33991 Current Residence: UNKNOWN

TO: Unknown Successor Trustee of the Jeanne C. Smith Trust dated January 31, 1996

Last Known Address: 12233 Star Shell Drive, Matlacha Isles, FL 33991 Current Residence: UNKNOWN

TO: Unknown Heirs, Beneficiaries, Devisees, Assignees, Lienors, Creditors, Trustees and All Others Who May Claim an Interest in The Estate of Jeanne C. Smith A/K/A Jeanne Carol Smith A/K/A Jeanne Smith Last Known Address: 12233 Star Shell

Drive, Matlacha Isles, FL 33991 Current Residence: UNKNOWN TO: Unknown Spouse of Jeanne C.

Smith A/K/A Jeanne Carol Smith A/K/A Jeanne Smith Last Known Address: 12233 Star Shell

Drive, Matlacha Isles, FL 33991 Current Residence: UNKNOWN YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property: LOT 19 MATLACHA ISLES,

UNIT 4, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 28.

## FIRST INSERTION

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

CIVIL DIVISION CASE NO.: 2023-CA-009289 JORGE DE LOS SANTOS, Plaintiff, vs. ANNY CHEN WEI SY, THE

UKNOWN HEIRS OF ANNY CHEN WEI SY, and ANY OTHER PERSON OR CORPORATION CLAIMING ANY INTEREST IN THE LAND WHICH IS THE SUBJECT OF THIS ACTION, Defendants.

TO: GERTRUDE MEYERS; JAMES E GOLDEN; BERNADINE GOLDEN, FREDERICK MATYN; DOROTHY MATYN; MARY LENZ; ELMER WE-STEGARD; MORA WESTEGARD; CHESTER W. HANSEN, SR.; CARY HANSEN; and ANY OTHER PERSON OR CORPORATION CLAIMING ANY INTEREST IN THE LAND WHICH IS THE SUBJECT OF THIS ACTION and

LADC, INC. (f/k/a LEHIGH ACRES DEVELOPMENT CORPORATION) and THE CAPE CORAL BANK

YOU ARE NOTIFIED that a civil action for quiet title has been filed against you and you are required to serve a copy of your written defenses, if any, to it on WESLEY T. MATHIEU, ESQ., the Plaintiff's attorney, whose address is 1314 Cape Coral Parkway East, Suite 320 Cape Coral, Florida 33904, on or before July 9, 2024 and file the original with the Clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a

FIRST INSERTION PAGE 158, IN THE PUBLIC RECORDS OF LEE COUNTY,

> FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, whose address is 210 N. University Drive, Suite 900, Coral Springs, FL 33071, within or before a date at least thirty (30) days after the first publication of this Notice in the The Business Observer, 1970 Main Street, 3rd Floor, Sarasota, FL 34236

and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 30th day of May, 2024. KEVIN C. KARNES As Clerk of Court (SEAL) By: K. Harris

As Deputy Clerk

MILLER, GEORGE & SUGGS, PLLC, Attorney for Plaintiff, 210 N. University Drive, Suite 900, Coral Springs, FL 33071

June 7, 14, 2024 24-02267L

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION Case No: 24-CA-1137 CORIN DICKERSON Plaintiff, vs. MTS CONSTRUCTION, INC. and KYLE VELOZ Defendants. TO: KYLE VELOZ

FIRST INSERTION

... if alive, and if dead, and all unknown natural persons, if alive, and if dead or not known to be dead or alive, their several and respective unknown spouses, heirs, devisees, grantees, and creditors, or other parties claiming by, through, or under those unknown natural persons; and the several and respective unknown assigns, successors in interest, trustees; and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above named or described defendants or parties or claiming to have any right, title, or interest in and to the property described as unpaid commission.

YOU ARE NOTIFIED that an action for a Breach of Contract, Florida's Deceptive and Unfair Trade Practices Act, Civil Theft and Unjust Enrichment (in the alternative) has been instituted against you.

YOU ARE REQUIRED to serve a copy of your written defenses, if any, to this action on Leon G. Rendeiro. Attorney, whose address is 1714 Cape Coral Parkway East, Cape Coral, Florida 33904 on or before July 10, 2024 and file the original with the Clerk of this Court either before service on Plain tiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. Date: 05/31/2024 Kevin C. Karnes As Clerk of Court (SEAL) By: K. Harris Deputy Clerk Leon G. Rendeiro, Attorney, 1714 Cape Coral Parkway East, Cape Coral, Florida 33904 June 7, 14, 21, 28, 2024 24-02271L

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001721 IN RE: ESTATE OF JANICE A. MURPHY Deceased.

The administration of the estate of Janice A. Murphy, deceased, whose date of death was May 13, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA Probate Division File No. 24-CP-001558 IN RE: ESTATE OF ROBERT W. BIGHAM

The administration of the testate estate of Robert W. Bigham, deceased, whose date of death was December 20, 2023. File Number 24-CP-001558, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Justice Center, 1700 Monroe Street, 1st Floor, PO Box 9346, Fort Myers, FL 33902. The name and address of the personal representative and the personal representative's

attorney are set forth below ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and oth-

Deceased.

OF 3 MONTHS AFTER THE TIME

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1561 IN RE: ESTATE OF WALTER HASELBAUER, Deceased.

The administration of the estate of WALTER HASELBAUER, deceased, whose date of death was January 25, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

24-02321L

and the unknown spouse of Stephen Wheeler are the Defendants, I will sell to the highest bidder for cash on http://www.lee.realforeclose.com on June 27, 2024 at 9:00 A.M. the following described real property as set forth in the final judgment:

Units 3 and 5, PINE RIDGE INDUSTRIAL PARK CONDO-MINIUM, PHASE 111, according to the Declaration of Condominium thereof, as recorded in Official Records Book 2216. Page 589, and as amended in O.R. Book 2326, Page 1296 and O.R. Book 2617, Page 3113, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements and all appurtenances thereto and specified in the Condominium Declaration.

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

JUN 05 2024

KEVIN KARNES, Clerk of the Court (SEAL) By: E. Windler Attorney for Plaintiff: ROBERT C. MONK, ESQ. Florida Bar No. 917761 PO BOX 900 Sanibel, Florida 33957 (239)312-4280 -OFFICE (239)312-3129 -FAX robert@rcmlaw.net 24-02326L June 7, 14, 2024

OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

notice is June 7, 2024. Personal Representative:

## Christina Lee Murphy

328 Doyle Street Doylestown, Pennsylvania 18901 Attorney for Personal Representative: Janet M. Strickland Law Office of Janet M. Strickland, P.A. Florida Bar Number: 137472 2340 Periwinkle Way, Suite J-1 Sanibel, Florida 33957 Telephone: (239) 472-3322 E-Mail: jms@sanibellaw.net Secondary E-Mail: jms2@sanibellaw.net June 7, 14, 2024 24-002331L er persons having claims or demands against decedent's estate on whom a copy of this Notice is served must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of the first publication of this Notice to Creditors is June 7, 2024 Jeremy Michael Murphy, Personal Representative of the estate of Robert W. Bigham

712 Woodward Avenue Tomah WI 54660 Brian J. Downey, Esq. FL Bar Number: 0017975 Barrett McNagny, LLP Attorney for Personal Representative 215 East Berry Street Fort Wayne, IN 46802 Phone: 260-423-8871 Email: bei@barrettlaw.com 24-02322L June 7, 14, 2024

OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is: June 7, 2024.

Signed on this 5th day of June, 2024. JEANNETTE MEYER Personal Representative 2716 NW 11th Terrace Cape Coral, FL 33993 Nicole R. Cook, Esq. Attorney for Personal Representative

Florida Bar No. 124945 SIMMONS & COOK, PLLC 2080 McGregor Blvd., Suite 101 Fort Myers, FL 33901 Telephone: (239) 204-9376 Email: Nicole@lawswfl.com Secondary Email: Victoria@lawswfl.com June 7, 14, 2024 24-02332L default will be entered against you for the relief demanded in the complaint or petition.

Dated this 30th day of May, 2024.

Kevin C. Karnes Clerk of the Court (SEAL) By: K. Harris Deputy Clerk WESLEY T. MATHIEU, ESQ., the Plaintiff's attorney, 1314 Cape Coral Parkway East. Suite 320 Cape Coral, Florida 33904 June 7, 14, 21, 28, 2024 24-02268L



Deadline Wednesday at noon • Friday Publication

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



## --- SALES ----

#### FIRST INSERTION RENOTICE OF FORECLOSURE

SALE

IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 22-CA-004064

RESIDENTIAL INVESTMENT TRUST IV, Plaintiff, vs

BLUE INTERNATIONAL GROUP, LLC, a Florida Limited Liability Company; LUCRECIA DELMONTE; CAPITAL LEGAL FUNDING, LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Consent Final Judgment of Mortgage Foreclosure dated the 17th day of January 2024, and entered in Case No. 22-CA-004064, of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein RESIDENTIAL INVESTMENT TRUST IV, is the Plaintiff and BLUE INTERNATIONAL GROUP, LLC, a Florida Limited Liability Company; LUCRECIA DELMONTE; CAPITAL LEGAL FUNDING, LLC; UNKNOWN TENANT # 1; UNKNOWN TENANT #2, are the defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com in accordance with Chapter 45, Florida Statutes at, 9:00 AM on the 27th day of June 2024 the following described property as set forth in said Final Judgment, to wit:

LOT 6, BLOCK B, HARBOR CLUB, A SUBDIVISION, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 8, PAGE 84, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 6910 HARBOR LANE,

FORT MYERS, FL 33919 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 WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

Dated this 5 day of JUNE, 2024. KEVIN C. KARNES Clerk of the Circuit Court (SEAL) By: E. Windler Deputy Clerk

Submitted By: DELUCA LAW GROUP PLLC. ATTORNEY FOR THE PLAINTIFF 2101 NE 26TH STREET FORT LAUDERDALE, FL 33305 TELEPHONE: (954) 368-1311 | FAX: (954) 200-8649 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 Service@delucalawgroup.com 22-05232 June 7, 14, 2024 24-02323L

#### FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 23-CA-000168 SCARLETT CAPITAL FUND I, LLC, Plaintiff, vs

RONALD F. JENKINS, et al., Defendants. NOTICE IS HEREBY GIVEN that

the undersigned Clerk of Court of Lee County, will on July 10, 2024, at 9:00 a.m., EST at www.lee.realforeclose.com,

FIRST INSERTION NOTICE OF ADMINISTRATION/ NOTICE TO CREDITORS IN THE CIRCUIT COURT OF LEE COUNTY, FLORIDA PROBATE DIVISION Case No. 24-CP-766 IN RE: THE ESTATE OF: JAMES ROBERT SHAW, Deceased.

The administration of the estate of JAMES ROBERT SHAW, deceased, file number 24-CP-766, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All persons on whom this notice is served who have objections that challenge the validity of the Will, the qualifications of the Personal Representative(s), or venue or jurisdiction of this court, are required to file their objections with this court WITH-IN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM. The fiduciary lawyer-client privilege in section 90.5021 applies with respect to the personal representative and ay attorney employed by the personal representative.

All creditors of the decedent and other persons having claims or demands against the decedent's estate, on whom a copy of this notice was served, within three months after the date of the first publication of this notice, must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS, DEMANDS AND OBJECTIONS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is June 7, 2024.

## Personal Representative: Glenda Sue Holland 196 Riverwood Road

Naples, FL 34114 Attorney for Personal Representative: Holly B. Chernoff, Attorney/Mediator Florida Bar No. 371246 Holly B. Chernoff, Esq. 3033 Riviera Drive, Suite 103 Naples, FL 34103 hollychernoffmediation@gmail.com June 7, 14, 2024 24-02311L

FIRST INSERTION

NOTICE OF SALE

IN THE COUNTY COURT OF THE

20th JUDICIAL CIRCUIT IN AND

FOR LEE COUNTY, FLORIDA

CASE NO: 2024-CC-001173 HAMPTON LAKES AT RIVER HALL HOMEOWNERS

not-for-profit Florida corporation,

MARCELLE BALCERZAK; AND

#### FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA Case No. 24-CC-2745

FUNICK, LLC, a Florida limited liability company, Plaintiff, v.

#### QUEST SYSTEMS, LLC, as Trustee for the 2236 SE 11th Place Trust, Defendant.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered in Case No. 24-CC-2745 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida wherein FUNICK, LLC, a Florida limited liability company, is the Plaintiff and QUEST SYSTEMS, LLC, as Trustee for the 2236 SE 11th Place Trust is the Defendant, that Kevin C. Karnes, Clerk of Court, will sell to the highest bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on JUNE 27, 2024 the following described property, as set forth in the Final Judgment:

Lots 29 and 30, Block 674, Cape Coral Unit 21, a subdivision as per plat thereof recorded in Plat Book 13 Pages 19 through 173 of the Public Records of Lee County, Florida.

Property Address: 2236 SE 11th Place, Cape Coral, Florida 33990 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. JUN 05 2024

Kevin C. Karnes CLERK OF THE COURT (SEAL) E. Windler Deputy Clerk of Court Vestalia Aylsworth, Ésq. Law Office of Vestalia Avlsworth 12307 SW 143rd Ln Miami, FL 33186-6026 Telephone: (305) 282-6020 vestalia@live.com Fla. Bar No. 111007 Counsel for Plaintiff June 7, 14, 2024 24-02329L

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA Case No. 23-CC-004942

CALOOSA LAKES HOMEOWNERS ASSOCIATION, INC., Plaintiff. v.

### STANLEY CYPRESS IV,

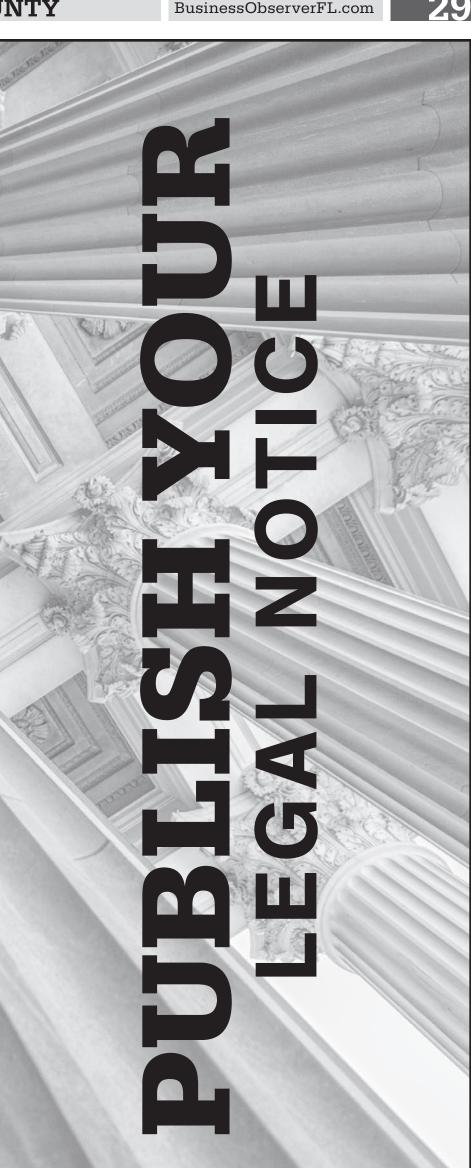
**Defendant,** NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment of Foreclosure entered in this cause on May 24, 2024, by the Circuit Court of Lee County, Florida, the property described as: Lot 154, CALOOSA LAKES

PHASE 1, according to the Plat thereof as recorded in Instrument Number 2006000358513. of the Public Records of Lee County, Florida.

and more commonly known as 10521 Canal Brook Lane, Lehigh Acres, FL 33936 (hereinafter "Property")

will be sold to the highest bidder for cash at public sale by the Lee County Clerk of Court, electronically online at www.lee.realforeclose.com at 9:00

A.M. on June 27, 2024. Any person claiming an interest in the surplus from the sale, if any, other



offer for sale and sell at public outcry to the highest and best bidder for cash, the following described property situate in Lee County, Florida:

LOT 4, BLOCK E, BARDEN'S SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, AT PAGE 90, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PROPERTY ADDRESS: 3148

#### APACHE STREET, FORT MY-ERS, FL 33916

pursuant to a Final Judgment of Foreclosure entered in Case No. 23-CA-000168 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, the style of which is indicated above.

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

WITNESS MY HAND and seal of this Court on JUNE 5, 2024.

Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: E. Windler Deputy Clerk Law Offices of Damian G. Waldman, Esq. PO Box 5162 Largo, FL 33779 damian@dwaldmanlaw.com 727-538-4160 June 7, 14, 2024 24-02324L

#### UNKNOWN TENANT(S). Defendants.

ASSOCIATION, INC., a

MARCELLE BALCERZAK;

UNKNOWN SPOUSE OF

Plaintiff, vs.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Lee County, Florida, I will sell all the property situated in Lee County, Florida described as:

Lot 399, HAMPTON LAKES AT RIVER HALL, PHASE ONE, according to the Plat thereof as recorded as Instrument Number 2005000153004, of the Public Records of Lee County, Florida, and any subsequent amendments to the aforesaid. Property Address: 16009 Palmetto Prairie Drive, Alva, FL 33920

at public sale, to the highest and best bidder, for cash, via the Internet at www.lee.realforeclose.com at 9:00 A.M. on June 27, 2024

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

JUN 05 2024

Kevin C Karnes, CLERK OF COURT (SEAL) By: E. Windler DEPUTY CLERK MANKIN LAW GROUP 2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727) 725-0559 24-02328L June 7, 14, 2024

than the property owner as of the date of the Lis Pendens must file a claim in accordance with Florida Statutes, Section 45.031

Dated this 5th day of June 2024. Kevin C Karnes Clerk of Court (SEAL) By: E. Windler Deputy Clerk

Submitted by: Adams and Reese, LLP Attorneys for Plaintiff 813-227-5541 tiffany.love@arlaw.com 24-02327L June 7, 14, 2024



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

menu option or email

legal@businessobserverfl.com



# We publish all Public sale, **Estate & Court-related notices**

- We offer an online payment portal for easy credit card payment
- Service includes us e-filing your affidavit to the Clerk's office on your behalf

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

## or email legal@businessobserverfl.com



V20878\_V18

## SUBSEQUENT INSERTIONS

---- ESTATE ----

SECOND INSERTION

the State.

vices after deducting fees and costs of

publication. Any person or entity en-

titled to such funds may obtain them

by compliance with applicable provi-

sions of F.S. 744.534, Fla. Stat., within

10 years from the date of deposit with

the Department of Financial Services,

after which time funds will escheat to

Notice Sent for Publication

to Business Observer Bill to: KEVIN C. KARNES,

CLERK COURT

PO Box 9346

Ft. Mvers, FL 33902

State Tax Exempt

#46-07-043857053C

Publish Once a Month for 2

Consecutive Months

obtain them by compliance with ap-

plicable provisions of F.S. 733.816, Fla.

Stat., within 10 years from the date of

deposit with the Department of Finan-

cial Services, after which time funds will

Check One:

Notice Sent for Publication

to Business Observer Bill to: KEVIN C. KARNES,

CLERK COURT

PO Box 9346

Ft. Myers, FL 33902

State Tax Exempt #46-07-043857053C

Publish Once a Month for 2

Consecutive Months

THE DATE OF THE FIRST PUBLICA-

TION OF THIS NOTICE OR THIRTY

DAYS AFTER THE DATE OF SER-

VICE OF A COPY OF THIS NOTICE

All other creditors of the decedent

and persons having claims or demands

against the decedent's estate must file

their claims with this court WITHIN

THREE MONTHS AFTER THE DATE

OF THE FIRST PUBLICATION OF

OBJECTIONS NOT SO FILED WILL

4920 SW 88th Terrace

Cooper City, FL 33328

Attorney for Personal Representative:

MATTHEW J. SCHLICHTE

this Notice is May 31, 2024. Personal Representative: CLAUDIA RUSSE

ALL CLAIMS, DEMANDS AND

The date of the first publication of

KEVIN C. KARNES, CLERK OF

CIRCUIT COURT,

Deputy Clerk

24-01898L

By: s/ Heather Beachy

Dated: May 07, 2024

May 10; June 7, 2024

ON THEM.

THIS NOTICE.

BE FOREVER BARRED.

May 10; June 7, 2024

escheat to the State.

KEVIN C. KARNES, CLERK OF CIRCUIT COURT,

By: s/ Heather Beachy

Deputy Clerk

24-01899L

#### --- PUBLIC SALES ---

#### SECOND INSERTION NOTICE OF PUBLIC SALE

The following personal property of FRED A. POWELL, JR., if deceased any unknown heirs or assigns, and TE-RESA PIERRET, will, on June 13, 2024, at 10:00 a.m., at 31 Spanish Court, Lot S-031, Fort Myers, Lee County, Florida 33912; be sold for cash to satisfy stor-age fees in accordance with Florida Statutes, Section 715.109:

1985 TWIN MOBILE HOME. VIN: TW252FK18521A, TITLE NO.: 0041372499, and VIN: TW252FK18521B, TITLE NO.: 0041364411 and all other personal property located therein PREPARED BY: Grace E. DiMeo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 May 31; June 7, 2024 24-02243L

> SECOND INSERTION NOTICE OF PUBLIC SALE at

The Lock Up Self Storage 12700 University Dr Fort Myers, FL 33907

Will sell the contents of the following units to satisfy a lien to the highest bidder on June 21st, 2024 by 10:30am WWW.STORAGETREASURES. at COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 2622: Jonvah Baronette, 4 Tires (225/65R17), Sectional Sofa, Queen Bedroom Set, Flatscreen TV's  $(37\rlap{"}/45\rlap{"}/65\rlap{"}),$ Vacuum, Totes, Boxes, Wall decor, size 10 Athletic Shoes. Unit 3703: Katie Lapinski, Wooden Mirror (Large Furniture), Boxes, Totes, Leather Chair, Dining Room Wooden Chairs, Area Rug, Wall Art. Unit 4063: Stephen Howard, Side Chair, Lifestyle Solutions Modular Furniture Single Item, Boxes, Bags, Kitchen Goods.

24-02230L May 31; Jun. 7, 2024

#### SECOND INSERTION NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 18301 N. Tamiami Tr. N North Fort Myers, Fl. 33903 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www. selfstorageauction.com on 6/20/2024 at 2:30PM. Contents include personal property along with the described belongings to those individuals listed below

1524 Devin Curtis Instruments 1560 Avonte Clifton Appliances, Tools 1591 Matthew James Krup Tools, Boxes 1614 Sarah Kuleszyn Appliances, Tools 1627 Jayda Jeanes Furniture, Boxes 1632 Angel Dilone Electronics 1785 Raymond Curley Tools, Boxes

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (239)291-9388 May 31; June 7, 2024 24-02232L

SECOND INSERTION

SECOND INSERTION NOTICE OF PUBLIC SALE NOTICE OF UNCLAIMED **GUARDIANSHIP FUNDS** The following personal property of ANNETTE P. MERSON, will, on June DEPOSITED IN COURT 12, 2024, at 10:00 a.m., at 25501 Trost REGISTRY

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY FLORIDA, GUARDIANSHIP ACTION 93-GA-003038

#### IN RE: The Guardianship of Burt H Jones

Notice is given that, pursuant to section 744.534, Florida Statutes, unclaimed guardianship funds of \$3583.92 are being held for Patrick C Weber, PA in the registry of the court, deposited per order dated 05/07/2024. IN RE: The Guardianship of Burt H Jones, the Ward.

Six months after the posting or the first publication of this notice, the Clerk of Court will deposit these funds with the Department of Financial Ser-

#### SECOND INSERTION

NOTICE OF UNCLAIMED PROBATE FUNDS DEPOSITED IN **COURT REGISTRY** IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR LEE COUNTY FLORIDA, PROBATE ACTION 23-CP-000929 IN RE: The Estate of Sara Madrid

Notice is given that, pursuant to section 733.816, Florida Statutes, unclaimed probate funds of \$7534.30 are being held for Sara Madrid in the registry of the court, deposited per order dated 04/26/2024, IN RE: The Estate of Sara Madrid, deceased. Six months after the posting or the first publication of this notice, the Clerk of Court will deposit these funds with the Department of Financial Services after deducting fees and costs of publication. Any person or entity entitled to such funds may

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 24-CP-1389 IN RE: ESTATE OF BARBARA H. GARZETTA, Deceased.

The administration of the Estate of Barbara H. Garzetta, Deceased, File Number 24-CP-1389, is pending in the Circuit Court for Lee County, Florida, the address of which is Justice Center 2nd Floor, 2075 Dr. Martin Luther King Jr. Blvd., Ft. Myers, FL 33901. The names and addresses of the personal represen tative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file claims with this court WITHIN LATE OF THREE MONTHS A

#### --- PU

SEC NOTI

at The Lock Up Self Storage 9901 Estero Oaks Drive Estero FL 33967

Will sell the contents of the following units to satisfy a lien to the highest bidder on June 21st, 2024 by 12:00 pm at: WWW.STORAGETREASURES.COM All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account.

Unit 3122- Cathleen Colborne,

Items: 2 monitors, bags, xmas tree, boxes, misc items 24-02233I

## NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION Case No.: 24-CP-001553

IN RE: ESTATE OF SETH STAM KRUGER, Deceased.

The administration of the estate of SETH STAM KRUGER, deceased, whose date of death was March 2, 2024. is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-004133 IN RE: ESTATE OF CHANUN DUSTIN PARK Deceased.

The administration of the estate of Chanun Dustin Park, deceased, whose date of death was December 7, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The name and address of the curator are set forth below.

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

and other persons having claims or de-

#### SECOND INSERTION NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 24-CP-001669 IN RE: ESTATE OF CHRISTINE MILLER,

Deceased. The administration of the estate of Christine Miller, deceased, whose date of death was April 11, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attornev are set forth below.

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

## SECOND INSERTION

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

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

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

notice is: May 31, 2024. JUAN D. BENDECK

Personal Representative 9110 Strada Place, Suite 6200 Naples, Florida 34108 JUAN D. BENDECK, ESQ. Attorney for Personal Representative Florida Bar No. 78298 DENTONS COHEN & GRIGSBY P.C. 9110 Strada Place, Suite 6200 Naples, Florida 34108 Telephone: 239-390-1900 Email: juan.bendeck@dentons.com Secondary Email: tami.panozzo@dentons.com May 31; June 7, 2024 24-02240L

#### SECOND INSERTION

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

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

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

The date of first publication of this notice is May 31, 2024. Curator for the Estate of Chanun

Dustin Park:

Robert P. Henderson, Esquire

Florida Bar No. 147256 THE LAW OFFICE OF ROBERT P. HENDERSON 3403 Hancock Bridge Parkway, Suite 1

North Fort Myers, Florida 33903 Telephone: (239) 332-3366

Email Address: r.page@roberthendersonlaw.comMay 31; June 7, 2024 24-02242L

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1521 **Division Probate** IN RE: ESTATE OF GERALD J ACHTOR

#### Deceased.

The administration of the estate of Gerald J Achtor, deceased, whose date of death was November 24, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

he first	2134 Hollywood Blvd.			
le their	Hollywood, FL 33020			
N THE	954-923-4604			
AFTER	May 31; June 7, 2024	24-02204L		
UBLIC	C SALES			
COND INSERTION				
ICE OF I	PUBLIC SALE			

FBN 0899658

Blvd., Lot 229, Bonita Springs, Lee

County, Florida 34135: be sold for cash

to satisfy storage fees in accordance

with Florida Statutes, Section 715.109: 1983 NOMA MOBILE HOME, VIN:

1SN200N22DF000399, TITLE NO .:

0048598859 and all other personal

property located therein

SECOND INSERTION

PUBLIC SALE

Extra Space Storage, on behalf of itself

or its affiliates, Life Storage or Storage Express, will hold a public auction to

sell personal property described below

belonging to those individuals listed

below at the location indicated: 11301

Bonita Beach Rd, Bonita Springs, FL

Jessica Almendarez

Household Goods

The auction will be listed and adver-

tised on www.storagetreasures.com.

Purchases must be made with cash only

and paid at the above referenced facil-

ity in order to complete the transaction.

Extra Space Storage may refuse any bid

and may rescind any purchase up until

the winning bidder takes possession of

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of MARY LOUISE CARNDUFF and

BRYAN WILLIAM CARNDUFF, will,

on June 13, 2024, at 10:00 a.m., at 9

Sunset Circle, Lot #9. North Fort Mv-

ers, Lee County, Florida 33903; be sold

for cash to satisfy storage fees in accor-

dance with Florida Statutes, Section

HOME, VIN: 2C7294A, TI-

TLE NO.: 0040565042, and

VIN: 2C7294B, TITLE NO.:

and all other personal property

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of GARY D. JOHNSON, IRENE JOHN-

SON, if deceased any unknown heirs or assigns, and UNKNOWN PARTY IN

POSSESSION, will, on June 12, 2024,

at 10:00 a.m., at 212 Winnebago Drive,

Lot #212, Bonita Springs, Lee County, Florida 34135; be sold for cash to satisfy

storage fees in accordance with Florida

1985 RAVE MOBILE HOME, VIN:

1XXPM0P27F1000230, TITLE NO.:

0047193491 and all other personal

property located therein

Statutes, Section 715.109:

Lutz, Bobo & Telfair, P.A.

Sarasota, Florida 34236

May 31; June 7, 2024

2 North Tamiami Trail, Suite 500

PREPARED BY:

J. Matthew Bobo

CORO

the personal property.

May 31; Jun. 7, 2024

715.109:

1984

0040551865

PREPARED BY:

Grace E. DiMeo

located therein

Lutz, Bobo & Telfair, P.A.

Sarasota, Florida 34236

May 31; June 7, 2024

2 North Tamiami Trail, Suite 500

34135 June 20, 2024 at 12:30PM

24-02223L

24-02226L

MOBILE

24-02246L

24-02222L

PREPARED BY:

J. Matthew Bobo

Lutz, Bobo & Telfair, P.A.

Sarasota, Florida 34236

May 31; June 7, 2024

2 North Tamiami Trail, Suite 500

#### NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

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

Property includes the storage unit contents belonging to the following tenants at the following locations:

#### Metro Self Storage

#### 17625 S Tamiami Trail

#### Fort Myers, Fl 33908

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on June 18th 2024 at 10AM

Occupant Name	Unit	Description of Property	Ŷ
Jorge De La Torre	C0333	Household Items	
Jorge De La Torre Gonzalez	C0333	Household Items	
Jorge Gonzalez	C0333	Household Items	
May 31; Jun. 7, 2024			24-02206L

#### What makes public notices in newspapers superior to other forms of notices?

Public notices in newspapers are serendipitous. When readers page through a newspaper, they will find important public notice information they otherwise would not find anywhere else.  $\Xi$ Rarely do consumers specifically search online for public notices.

May 31; Ju

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

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

Property includes the storage unit contents belonging to the following tenants at the following locations:

Metro Self Storage

#### 3021 Lee Boulevard

#### Lehigh Acres, FL 33971

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on 06/18/2024 at 5PM

Occupant Name	Unit	Description of Property
Tracey L Green	01043	Household Items
Amarily Rodriguez,		
Amarilys Rodriguez	03011	Household Items
Lillian R Armstrong Michalek	03026	Household Items
Lillian R Armstrong Michalek	03047	Household Items
Megan Jelks	03049	Household Items
Antione Butler,		
Antione R Butler Jr	04026	Household Items
Ana G Mancera	04029	Household Items
Christina D Malick	05036	Household Items
Raquel Rodriguez	05067	Household Items
May 31; Jun. 7, 2024		

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

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

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

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

The date of first publication of this notice is May 31, 2024.

Signed on this 5/23/2024 8:05 AM PDT

#### DocuSigned by: Robert Miller Robert Miller

811 SE 33rd Terrace Cape Coral, Florida 33904 /s/ Alvaro C. Sanchez ALVARO C. SANCHEZ Attorney for Petitioner 1714 Cape Coral Parkway East Cape Coral, Florida 33904 Tel 239/542-4733 FAX 239/542-9203 FLA BAR NO. 105539 Email: alvaro@capecoralattorney.com Secondary Email: courtfilings@capecoralattorney.com May 31; June 7, 2024 24-02241L

#### THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is May 31, 2024.

**Personal Representative:** 

#### Ramona R. Achtor

22548 Baycrest Ridge Drive Estero, Fl 34135 Attorney for Personal Representative: Lance M. McKinney Attorney for Ramona R. Achtor Florida Bar Number: 882992 Osterhout & McKinney, P.A. 3783 Seago Lane Fort Myers, FL 33901 Telephone: (239) 939-4888 Fax: (239) 277-0601 E-Mail: lancem@omplaw.com Secondary E-Mail: elizabethw@omplaw.com May 31; June 7, 2024 24-02245L

24-02205L

#### --- ESTATE ----

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE

20TH JUDICIAL CIRCUIT IN AND

FOR LEE COUNTY, FLORIDA

PROBATE DIVISION

File No. 2024CP001381

IN RE: ESTATE OF

JAMES ERNEST REAM,

Deceased.

The administration of the estate of

JAMES ERNEST REAM, deceased,

whose date of death was December 8,

2023, is pending in the Circuit Court

for Lee County, Florida, Probate Divi-

sion, the address of which is Lee County

Probate Court, 1700 Monroe Street.

Fort Myers, FL 33901. The names and

addresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

All other creditors of the decedent

and other persons having claims or de-

mands against decedent's estate must

file their claims with this court WITH-

IN 3 MONTHS AFTER THE DATE OF

THE FIRST PUBLICATION OF THIS

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER

PERIOD SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

**Personal Representative:** 

/s/ Timothy J. Ream TIMOTHY J. REAM

1200 W. 4th Avenue

Eugene, OR 97402

Attorney for Personal Representative:

DATE OF DEATH IS BARRED.

notice is May 31, 2024.

/s/ Gregory J. Nussbickel

Gregory J. Nussbickel

Attorney for Petitioner

Florida Bar No. 580643

Fort Myers, FL 33907

Christine@Will.Estate

May 31; June 7, 2024

Secondary Email:

12487 Brantley Commons Court

Telephone: (239) 900-9455

Email: Greg@Will.Estate

NOTWITHSTANDING THE TIME

ALL CLAIMS NOT FILED WITHIN

OF THIS NOTICE ON THEM.

NOTICE.

BARRED.

ney are set forth below.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001679 **Division:** Probate IN RE: ESTATE OF JACK ARNOLD KOHN. a/k/a JACK A. KOHN, Deceased.

The administration of the estate of Jack Arnold Kohn, a/k/a Jack A. Kohn, deceased, whose date of death was April 24, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

notice is May 31, 2024.

**Personal Representative:** Steven Kohn 173 Chisholm Trail Santa Fe, NM 87506 Attorney for Personal Representative: Lowell S. Schoenfeld Attorney for Personal Representative Florida Bar Number: 980099 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Blvd. Fort Myers, FL 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: lowellschoenfeld@gskattorneys.com Sec. E-Mail: bethmikovits@gskattorneys.com 00978682.DOC/1 May 31; June 7, 2024 24-02209L

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1643 **Division Probate** IN RE: DECEDENT OF DIANE L. OCEL Deceased.

The administration of the Decedent of Diane L. Ocel, deceased, whose date of death was October 13, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. 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 Decedent on whom a copy of this notice is required

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-001055 IN RE: ESTATE OF STEPHEN J. SHEAHAN, a/k/a STEPHEN JOSEPH SHEAHAN, Deceased.

The administration of the estate of Stephen J. Sheahan a/k/a Stephen Joseph Sheahan, deceased, whose date of death was December 31, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346. Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

notice is May 31, 2024. Personal Representative: Samuel J. Sheahan 2222 N. Racine Ave, Apt. 13

Chicago, IL 60614 Shumaker, Loop & Kendrick, LLP Attorney for Personal Representative: By: Ashley S. Hodson E-Mail Addresses: ahodson@shumaker.com carolg@shumaker.com Florida Bar No. 064883 240 S. Pineapple Avenue, 9th Floor P.O. Box 49948 Sarasota, FL 34236 Telephone: 941-364-2723 #30772646v1 May 31; June 7, 2024 24-02239L

> SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

24-02202L

LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1438 **Division Probate** IN RE: ESTATE OF MARILYN ELIZABETH

Deceased.

Marilyn Elizabeth Perricone, deceased, whose date of death was February 21, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal repre-

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

SECOND INSERTION NOTICE TO CREDITORS (Ancillary) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1575 IN RE: ESTATE OF ALLEN WAYNE SETTLE, Deceased.

The ancillary administration of the estate of ALLEN WAYNE SETTLE whose date of death was April 1, 2024, File Number 24-CP-1575, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, Florida 33902. The name and address of the personal representative and the personal representative's attorney is set forth below.

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmatured, contingent or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must first file their claims with the Court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. EVEN IF A CLAIM IS NOT

BARRED BY THE LIMITATIONS DESCRIBED ABOVE. ALL CLAIMS WHICH HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AF-TER DECEDENT'S DEATH. The date of death of the decedent is

April 1, 2024. The date of first publication of this Notice is May 31, 2024.

Paul Allen Settle, Personal Representative 363 Whitetail Run Clayton, DE 19938 Ashley Czaikowski, Esq. Attorney for Personal Representative Florida Bar No.: 95940 Goede, DeBoest & Cross, PLLC 6609 Willow Park Drive, Second Floor Naples, Florida 34109 Telephone: 239-687-3936

May 31; June 7, 2024 24-02219L

ACzajkowski@gadclaw.com

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY FLORIDA PROBATE DIVISION Case No. 2024-CP-001265 IN RE: THE ESTATE OF GEORGE J. FLECKNEY. deceased

The administration of the Estate of GEORGE J. FLECKNEY, deceased, whose date of death was January 20, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is: Clerk of the Court, Lee County, Probate Division, P. O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001548 Probate Division IN RE: ESTATE OF KEVIN WAYNE THOMPSON Deceased.

The administration of the estate of Kevin Wayne Thompson, deceased, whose date of death was May 6, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 31, 2024. Personal Representative: Kenneth A. Thompson 524 South Ingraham Avenue Lakeland, Florida 33801 Attorney for Personal Representative: Robert P. Henderson, Esquire Florida Bar No. 147256 THE LAW OFFICE OF ROBERT P. HENDERSON 3403 Hancock Bridge Parkway, Suite 1 North Fort Myers, Florida 33903

Telephone: (239) 332-3366 Email Address: r.page@roberthendersonlaw.com May 31; Jun. 7, 2024 24-02214L

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1646 **Division Probate** IN RE: ESTATE OF CAROL A. PAULI Deceased.

The administration of the Estate of Carol A. Pauli, deceased, whose date of death was January 10, 2024, is pend-ing in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT LEE COUNTY, FLORIDA PROBATE DIVISION File No: 24-CP-1480 **Division: Probate** IN RE: THE ESTATE OF JOHN HONEY BUCHANAN,

Deceased. The Estate of JOHN HONEY BU-CHANAN, deceased, whose date of death was March 29, 2024, is pending in the Circuit Court for Lee County, Florida, Probate Division, File No. 24-CP-1480, which address is: Lee County Justice Center, 1st Floor, 1700 Monroe Street, Fort Myers, Florida 33901.

The names and addresses of the personal representative and the personal representative's attorney are set forth below. The date of first publication of this notice is May 31, 2024.

All creditors and those having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, upon whom a copy of this notice has been served are required to file their claims with the above named court within the later of three (3) months after the date of the first publication of this notice or thirty (30) days after the date of service of a copy of this notice on them.

All other creditors having claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, are required to file their claims with the abovenamed court within three (3) months after the date of the first publication of this notice. ALL CLAIMS NOT SO FILED

WILL BE FOREVER BARRED. Personal Representative:

#### Elizabeth A. Reilly 68 Dutcher Street Hopedale, MA 01747 Attorney for Personal Representative: Jennifer M. Neilson Florida Bar No. 54986 NEILSON LAW, P.A. 829 SE 47th Terrace Cape Coral, Florida 33904 Office: (239) 443-3866

Email: jn@nlaw.us 24-02220L May 31; June 7, 2024

#### SECOND INSERTION NOTICE TO CREDITORS

(Summary Administration) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-CP-001659 **Division: Probate** IN RE: ESTATE OF SANDRA J. SMITH. Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the Estate of Sandra J. Smith, deceased, File Number 24-CP-001659, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Mvers, FL 33902-9346; that the Decedent's date of death was February 16, 2024; that the total value of the Estate is \$49,143.86; and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address

- Peter G. Smith, as Trustee
- 7820 Fanning Court #154, Fort Myers, FL 33907

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the Estate of the Decedent and persons having claims or demands against the Estate of the Decedent other than those for whom ovision for full payment was made in the Order of Summary Administration must file their claims with this Court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

#### IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-1341 IN RE: ESTATE OF Patricia Dianne Wagner, a/k/a Dianne Bridegum Wagner, Deceased. The administration of the estate of Patricia Dianne Wagner, deceased, whose

SECOND INSERTION

NOTICE TO CREDITORS

date of death was February 11th, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. 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

PERRICONE

The administration of the estate of sentative's attorney are set forth below.

be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 31, 2024.

Personal Representative: Diana Bean

13831 Cherrywood Dr. Baxter, Minnesota 56425 Attorney for Personal Representative: David M. Platt, Attorney Florida Bar Number: 939196 David M. Platt, P.A. 8880 Gladiolus Dr., Ste. 201 Fort Myers, FL 33908 Telephone: (239) 472-5400 Email: david.platt@sancaplaw.com 24-02221L May 31; June 7, 2024

served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 31, 2024.

#### Merry Dawn Witt

P.O. Address: 210 East Cedar Avenue, Connellsville, PA 15425 Personal Representative

#### Ged Law

Attorneys for Personal Representative 7955 Airport Pulling Road North Suite 202 Naples, FL 34109 Telephone: 2395145048 Florida Bar No. 18808 Email Addresses: dged@ged-law.com 24-02236L May 31; June 7, 2024

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 31, 2024.

## Personal Representative:

Philip Perricone 18100 Villa Bellamare Lane Miromar Lakes, Florida 33913 Attorney for Personal Representative: Abagail Mason Lyons Attorney

Florida Bar Number: 1040206 27911 Crown Lake Boulevard Ste 201 Bonita Springs, FL 34135 Telephone: (239) 948-1823 Fax: (239) 948-1826 E-Mail: abby.lyons@lyons-law.com May 31; Jun. 7, 2024 24-02212L THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 31, 2024.

Personal Representative: GEORGE J. FLECKNEY Attorney for Personal Representative: Jack Pankow, Esquire 5230-2 Clayton Court Fort Myers, FL 33907 Telephone: 239-334-4774 FL. Bar # 164247 24-02238L May 31; June 7, 2024

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

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

The date of first publication of this notice is May 31, 2024.

## Personal Representative:

# Jeffrey Cory Legacy Foundation

15010 Shell Point Blvd. Fort Myers, Florida 33908 Attorney for Personal Representative: David M. Platt, Attorney Florida Bar Number: 939196 David M. Platt, P.A. 8880 Gladiolus Dr., Ste. 201 Fort Myers, FL 33908 Telephone: (239) 472-5400 E-Mail: david.platt@sancaplaw.com May 31; June 7, 2024 24-02237L

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED

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

The date of first publication of this Notice is May 31, 2024.

#### **Person Giving Notice:** Peter G. Smith 7820 Fanning Court #154 Fort Myers, FL 33907 Attorney for Person Giving Notice: Kevin A. Kyle, Attorney Florida Bar Number: 980595 GREEN SCHOENFELD & KYLE LLP 1380 Royal Palm Square Boulevard Fort Myers, Florida 33919 Telephone: (239) 936-7200 Fax: (239) 936-7997 E-Mail: kevinkyle@gskattorneys.com 00975624.DOC/1 May 31; June 7, 2024 24-02244L



petition.

#### --- ESTATE ----

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION Case No. 24-CP-735 In Re: Estate of BETTY LOU BLUM Deceased.

The administration of the estate of BETTY LOU BLUM deceased, whose date of death was November 23, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. 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 upon decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE LATER OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITH-IN TIME PERIODS SET FORTH IN FLORIDA STATUTE SEC-TION 733.702 WILL BE FOREVER BARRED.

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

notice is May 31, 2024. Michael Allen Blum 2203 Robert Ave Alva, FL 33920 O'HALLORAN LEGAL GROUP, PLLC. By: David G. Jones Attorney for the Personal Representative Florida Bar No. 1010525 Post Office Box 540 Fort Myers, FL 33902-0540 Tel: (239) 334-7212 e-mail: David@OHalloranlegalgroup.com secondary: Eve@OHalloranlegalgroup.com May 31; June 7, 2024 24-02213L

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1439 Division Probate IN RE: ESTATE OF DIANE K. TYLKA

Deceased. The administration of the estate of Diane K. Tylka, deceased, whose date of death was April 11, 2024, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is 1700 Monroe St, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-1532 Division Probate IN RE: ESTATE OF ROGER L. BICKFORD Deceased.

The administration of the estate of Roger L. Bickford, deceased, whose date of death was December 28, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 31, 2024. **Personal Representative:** 

Michelle L. Bickford-Matthews

4292 Fox St. Randleman, NC 27317 Attorney for Personal Representative: Douglas A. Dodson, II Florida Bar Number: 126439 DORCEY LAW FIRM PLC 10181 Six Mile Cypress Parkway, Ste C Fort Myers, FL 33966 Telephone: (239) 418-0169 Fax: (239) 418-0048 E-Mail: douglas@dorceylaw.com Secondary E-Mail: probate@dorceylaw.com May 31; June 7, 2024 24-02203L

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001411 IN RE: ESTATE OF ROBERT LEO RADEMACHER,

**Deceased.** The administration of the estate of ROBERT LEO RADEMACHER, deceased, whose date of death was August 19, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Po Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THE SOUTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001249 IN RE: ESTATE OF DENIS DROLET, Deceased. TO ALL PERSONS HAVING CLAIMS

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

You are hereby notified that Petition for Formal Administration has been filed in the Estate of DENIS DROLET, deceased, File No. 24-CP-001249, in the Circuit Court for Lee County, Florida, the address of which is 2075 Dr. Martin Luther King Jr. Blvd., Fort Myers, FL 33901.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All Creditors of the decedent and other persons having claims or demands against decedent's estate on who a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and persons having claims or demands against the estate of the decedent must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

The date of the first publication of this Notice will be on May 31, 2024. Dated: May 15, 2024 Zendegui Law Group, P.A. /s/ Giovanni V. Borges Giovanni V. Borges Attorney for Petitioner Florida Bar Number: 1017751 1111 Kane Concourse, Suite 310 Bay Harbor Islands, Florida 33154 Telephone: (305) 579-3333 Fax: (305) 579-3330 E-mail: Giovanni@gdzlaw.com Secondary E-mail: service@gdzlaw.com 24-02200L May 31; June 7, 2024

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FL PROBATE DIVISION FILE NO. 2024-CP-001670 JUDGE: MCHUGH IN RE: ESTATE OF BARBARA KAY PERRY, also known as BARBARA K. PERRY,

**DECEASED.** The administration of the Estate of Barbara Kay Perry, also known as Barbara K. Perry, deceased, whose date of death was November 5, 2023, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AF-TER THE DATE OF SERVICE OF A NOTICE OF ACTION -CONSTRUCTIVE SERVICE (PROPERTY) IN THE CIRCUIT COURT OF THE

20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO. 24-CA-003427 ADD VALUE DEVELOPMENT, LLC, Plaintiff, vs.

WRA VDL 106, LLC, Defendant. To: WRA VDL 106, LLC, 24270 Meadow Drive NW, Calgary, AB T3R 1A8 YOU ARE HEREBY NOTIFIED that an action to quiet title on the following property in Lee County, Florida: Lots 15 and 16, Block 2715, of

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE

COUNTY GENERAL JURISDICTION

DIVISION CASE NO. 23-CA-007041 SUN WEST MORTGAGE COMPANY, INC., Plaintiff, vs. JOHN MIMMO, et al., Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 21, 2024 in Civil Case No. 23-CA-007041 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein SUN WEST MORTGAGE COMPA-NY, INC is Plaintiff and John Mimmo, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45. Florida Statutes on the 20th day of June, 2024 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 20, Block C, LAS PALMAS, according to the plat thereof, recorded in Plat Book 32, Page 117, of the Public Records of Lee County, Florida. Address: 631 Astarias Cir, Fort

Myers, FL 33919

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. Dated this day of 05/23/2024

Kevin C. Karnes Deputy Clerk CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: N. Watson McCalla Raymer Leibert Pierce, LLC 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 AccountsPayable@mccalla.com Counsel of Plaintiff 23-06419FL May 31; June 7, 2024 24-02208L

SECOND INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT

IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 24-CA-001244 BOA PROPERTIES LLC,

Plaintiff, v. RICH 868, LLC, A Florida Limited Liability Company, Defendants.

TO: RICH 8686, LLC, A Florida Limited Liability Company c/o Mark Mashiter, its Registered Agent 728 Pine Island Road, #4 Cape Coral, FL 33991

YOU ARE NOTIFIED that an action to quiet title on the following property

### --- ACTIONS / SALES ---

SECOND INSERTION

CAPE CORAL SUBDIVISION UNIT 39, according to the Plat thereof, as recorded in Plat Book 16, Page 143, Public Records of Lee County, Florida. has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Dane T. Stanish, Esq., attorney for Add Value Development, LLC, whose address is 3475 Sheridan Street, Suite 209, Hollywood, FL 33021, and file the original with the Clerk of the above-styled Court on or before July 03, 2024, otherwise a default will be entered against you for the relief prayed for in the complaint or

#### THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL

SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA

Case No.: 24-DR-002934 Natalie L Araya, Petitioner, and Israel Moura de Oliveira, Respondent,

TO: Israel Moura de Oliveira Address unknown, Unknown

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 Natalie L Araya, whose address is 20567 Wilderness Ct, Estero, FL 33928 on or before June 17, 2024, and file the original with the clerk of this Court at 2075 Martin Luther King, Jr. Blvd., Fort Myers, FL 33901 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 address(es) 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: 05/07/2024

Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: J. Collins Deputy Clerk

May 24, 31; Jun. 7, 14, 2024 24-02124L

#### THIRD INSERTION

NOTICE OF ACTION FOR HUSBAND'S PETITION FOR DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY,

FLORIDA CASE NO.: 24-DR-2990 JUDGE: Elisabeth Adams

IN RE: Prince Shaborn Jones, Sr.,

Petitioner, And Chanda Denise Darby,

#### Respondent.

TO: CHANDA DENISE DARBY, whose last known address is: 1745 Holden Ave. #A Orlando, FL 32839

YOU ARE HEREBY NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to the attorney for the Petitioner, as follows: SUSAN L. RAY, ESQ., 4206 Del Prado Blvd. S. Cape Coral, FL 33904 on or before June 24, 2024, and file the original with the clerk of the Court, Lee County, Florida, 20th Circuit, 1700 Monroe Street, Fort Myers, FL 33901, before service on Petitioner's attorney or immediately thereafter. IF YOU FAIL TO DO SO, A DEFAULT MAY BE ENTERED AGAINST YOU FOR THE RELIEF DEMANDED IN THE SUPPLEMENTAL 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 Notice of Current Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address 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: 05/13/2024

This notice shall be published once a week for four consecutive weeks. WITNESS my hand and seal of said Court at Ft. Myers, Florida, on this 05/24/2024. KEVIN C. KARNES

As Clerk of said Court (SEAL) By K. Harris Deputy Clerk

Dane T. Stanish, Esq., 3475 Sheridan St., Ste 209,

Hollywood, FL 33021 (954-923-0524)

May 31; June 7, 14, 21, 2024 \_\_\_\_\_\_24-02216L

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 24-CA-003594

CASE NO.: 24-CA-003594 CORVETTE INVESTMENT GROUP

#### LLC, Plaintiff, v.

#### MARYHAM H. O.S. ALHOULAH,

Defendants. TO: MARYHAM H. O.S. ALHOULAH BLOCK 1, STREET 72, PLOT 5004 FARWANIYA, KUWAIT

YOU ARE NOTIFIED that an action to quiet title on the following property in Lee County, Florida: THE FOLLOWING DE-

THE FOLLOWING DE-SCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: Lot 15, Block 75, Unit 16, Section 12, Township 45 South, Range 27 East, Lehigh Acres, according to the plat thereof, recorded in Plat Book 15, Page 238, Public

Records of Lee County, Florida. has been filed against you and that you are required to serve a copy of your written defenses, if any to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202, not less than 28 days of the first date of publication of this Notice, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief demanded in the Complaint.

DATED this 24th day of May, 2024. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Harris

As Deputy Clerk The Law Office of C.W. Wickersham,

#### Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 May 31; June 7, 14, 21, 2024 24-02218L

2 F 02210

## SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION Case No.2021 CA 006370 Hon. James R. Shenko

ARCPE 1 LLC

Plaintiff, vs. TRACY L. JONES and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF TRACY L. JONES; TANYA S. JONES A/K/A TANYA S. LUST; UNKNOWN SPOUSE OF TANYA S. JONES A/K/A TANYA S. LUST; TENANT I/ UNKNOWN TENANT; TENANT I I/UNKNOWN TENANT;

RTIONMcCalla RaymDITORS110 SE 6th StreRT OF THEFort LauderdalAL CIRCUITAccountsPayabUNTY, FLCounsel of PlaiSION23-06419FLJGHMay 31; June 7,3 OF3

# SECOND INSERTION MO NOTICE TO CREDITORS 11

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 31, 2024.

Personal Representative: Matthew R. Tylka 111 Park Ave Venetia, PA 15367 Attorney for Personal Representative: Abagail Mason Lyons Attorney Florida Bar Number: 1040206 Lyons & Lyons, PA. 27911 Crown Lake Boulevard Ste 201 Bonita Springs, FL 34135 Telephone: (239) 948-1823 Fax: (239) 948-1826 E-Mail: abby.Lyons@lyons-law.com May 31; Jun. 7, 2024 24-02211L

OF THIS NOTICE ON THEM.

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

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

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: May 31, 2024. JOHN RADEMACHER Personal Representative 8035 N. Oconto Avenue Niles, IL 60714 ASHLEY EIPERS Personal Representative 2441 West Memorial Drive Phoenix, AZ 85086 Robert D. Hines, Esq. Attorney for Personal Representatives Florida Bar No. 0413550 Hines Norman Hines, P.L. 1312 W. Fletcher Avenue, Suite B Tampa, FL 33612 Telephone: 813-265-0100 Email: rhines@hnh-law.com Secondary Email: jrivera@hnh-law.com 24-02201L May 31; June 7, 2024

COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is May 31, 2024.

#### Personal Representative: FIFTH THIRD BANK, NATIONAL ASSOCIATION

1 S. Main Street, MD 33297P Dayton, Ohio 45402 Attorney for Personal Representative: KIMBERLY LEACH JOHNSON, ESQ. Attorney Florida Bar Number: 335797 Quarles & Brady LLP 1395 Panther Lane, Suite 300 Naples, Florida 34109 Telephone: (239) 262-5959/ Fax: (239) 659-5004 E-Mail: kimberly.johnson@quarles.com Alternate E-Mail: debra.seymour@quarles.com 24-02225L May 31; Jun. 7, 2024

in Lee County, Florida:

THE FOLLOWING DE-SCRIBED LAND, SITUATE, LYING, AND BEING IN LEE COUNTY, FLORIDA, TO WIT: Lots 22 and 23, Block 2083, Unit 31, CAPE CORAL, according to the plat thereof as recorded in Plat Book 14, Pages 149 through 165, inclusive, of the Public Re-cords of Lee County, Florida. has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, at 2720 Park Street, Suite 205, Jacksonville, Florida, 32205,

Since 205, JackSolvine, Fiolica, 32205, Phone Number: (904) 389-6202, on or before July 3, 2024, and file the original with the Clerk of this Court, at 2075 Dr Martin Luther King Jr Blvd, Fort Myers, FL 33901 before service on Plaintiff or immediately thereafter. If you fail to do so, a Default may be entered against you for the relief

demanded in the Complaint.

DATED this 24th day of May, 2024. Kevin C. Karnes Clerk of the Circuit Court (SEAL) By: K. Harris As Deputy Clerk The Law Office of C.W. Wickersham, Jr., P.A., Plaintiff's attorney, 2720 Park Street, Suite 205, Jacksonville, Florida, 32205, Phone Number: (904) 389-6202 May 31; June 7, 14, 21, 2024

24-02217L

Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: J. Collins Deputy Clerk May 24, 31; Jun. 7, 14, 2024 24-02089L

#### TENANT III/UNKNOWN TENANT and TENANT IV/UNKNOWN TENANT, in possession of the subject real property,

#### Defendants.

Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Lee County, Florida will sell the following property situated in Lee County, Florida described as:

Lot 239, Section 4, Unit 3, Tropic Isles, according to the map or plat thereof recorded in Plat Book 12, Pages 87 and 88, Public Records of Lee County, Florida at public sale, to the highest and best bidder for cash, at www.lee.real foreclose.com, at 9:00 a.m. on June 20, 2024.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein. Dated: 05/24/2024

ed: 05/24/2024 KEVIN KARNES,

> Clerk of the Court (Court Seal) By: N. Watson

Deputy Clerk Law Office of Gary Gassel, P.A. 2191 Ringling Boulevard Sarasota, Florida 34237 (941) 952-9322 / (941) 365-0907 (Fax) May 31; Jun. 7, 2024 24-02228L

THIRD INSERTION

SECOND INSERTION

FOURTH INSERTION

## --- ACTIONS / SALES ---

#### THIRD INSERTION

NOTICE OF PROBATE ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA PROBATE DIVISION Case No.: 2020-CP-002878

IN RE: THE ESTATE OF: EARLIE LEE BENJAMIN, SR., Deceased.

TO: DAISY UPSHAW, (last known address) 4715 Hunters Green Dr., Fort Myers, FL 33905; and the known creditors and all unknown claimants, creditors, assignees, devisees, heirs, or other parties asserting an interest by, through or against the Estate of Earlie Benjamin.

YOU ARE NOTIFIED that Petition for Summary Administration has been filed in the above referenced probate action and you are required to serve a

#### copy of your written defenses, if any, to it, on Petitioner's attorney, The Law Offices of Megan D. Widmeyer, P.A., 1. E. Broward Blvd., Suite 700, Fort Lauderdale, FL 33301, on or before July 1, 2024, and file the original with the clerk of this court either before service on the Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you. DATED on 05/21/2024 KEVIN C. KARNES Clerk of the Court & Comptroller (SEAL) By C. Russo As Deputy Clerk The Law Offices of Megan D. Widmeyer, P.A., 1. E. Broward Blvd.,

Suite 700, Fort Lauderdale, FL 33301, May 24, 31; Jun. 7, 14, 2024 24-02139L

#### NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001623 IN RE: ESTATE OF WILLIAM ANTHONY STANFORD, Deceased.

TO: STEPHEN STANFORD

Unknown YOU ARE NOTIFIED that a Petition for Appointment 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 ad-dress are: Robert D. Hines, Esq., Hines Norman Hines, P.L., 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 on or before July 01, 2024, 20244, and to

NOTICE OF FORFEITURE

PROCEEDINGS

IN THE CIRCUIT COURT OF THE

TWENTIETH JUDICIAL CIRCUIT

IN AND FOR LEE COUNTY,

FLORIDA

Case No.: 2024-CA-002818

IN RE: FORFEITURE OF:

\$10,495.00 (Ten Thousand

Four Hundred Ninety-Five Dollars)

in U.S. Currency

ALL PERSONS who claim an interest

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 21st day of May, 20244. Kevin C. Karnes

As Clerk of the Court Robert D. Hines, Esq., Hines Norman Hines, P.L., 1312 W. Fletcher Avenue, Suite B. Tampa, FL 33612 May 24, 31; Jun. 7, 14, 2024

way Safety and Motor Vehicles, Division

of Florida Highway Patrol, on or about

April 1, 2024, in Lee County, Florida.

Any owner, entity, bona fide lienholder,

or person in possession of the property

when seized has the right to request an

adversarial preliminary hearing for a

probable cause determination within

fifteen (15) days of initial receipt of no-

tice, by providing such request to Ange-

line Attila, Assistant General Counsel,

Department of Highway Safety and

Motor Vehicles, 7322 Normandy Bou-

Plaintiff, v.

(SEAL) By: C. Russo As Deputy Clerk 24-02142L

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION Case Number: 24-CA-003456 JOSEPH W. STAROWICZ,

> UNKNOWN HEIRS, DEVISEES. GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ANY OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST JOSEPH H. BLACK, deceased, AND ANY OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST SUSAN J. BLACK, deceased. Defendants.

NOTICE OF ACTION

TO: UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ANY OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST JOSEPH H. BLACK, deceased, AND ANY OTHER PARTIES CLAIM-ING BY, THROUGH, UNDER, OR AGAINST SUSAN J. BLACK, deceased (Addresses Unknown) YOU ARE NOTIFIED that an action

to quiet title to the following described real property in Lee County, Florida: Lots 13 and 14, Block 2915, Cape Coral, Unit 42, according to the plat thereof as recorded in Plat Book 17, Page 32, Public Records of Lee County, Florida.

SECOND INSERTION NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2023-CA-007364

OCEANSIDE MORTGAGE COMPANY, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES,

ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, GEORGE E. PADILLA, DECEASED, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated May 14, 2024, and entered in Case No. 2023-CA-007364 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida in which Oceanside Mortgage Company, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, George E. Padilla, deceased, Alfredo Padilla, Alexandra J. Padilla, United States of America Acting through Secretary of Housing and Urban Development, are defendants, the Lee County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www.lee.realforeclose.com in accor-dance with chapter 45 Florida Statutes, Lee County, Florida at 9:00am

Property Address: 1624 NW 9th Ave., Cape Coral, FL 33993

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on, William J. Podolsky, III, Esq., attorney for Plaintiff, whose address is Spencer Fane, LLP, 201 N Franklin St., Ste 2150, Tampa, FL 33602-5627, which date is: June 18, 2024 and to file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

The action was instituted in the Twentieth Judicial Circuit Court for Lee County in the State of Florida and is styled as follows: JOSEPH W. STAROWICZ, Plaintiff, v. UNKNOWN HEIRS, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ANY OTHER PAR-TIES CLAIMING BY, THROUGH, UNDER, OR AGAINST JOSEPH H. BLACK, deceased, AND ANY OTHER PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST SUSAN J. BLACK, deceased, Defendants. DATED on May 09, 2024

Clerk of the Court (SEAL) By: K. Shoap As Deputy Clerk

William J. Podolsky, III, Esq. Spencer Fane, LLP 201 N Franklin St., Ste 2150 Tampa, FL 33602-5627 May 17, 24, 31; Jun. 7, 2024 24-01977L

on the 13th day of June, 2024, the following described property as set forth in said Final Judgment of Foreclosure:

THE LAND REFERRED TO HEREIN BELOW IS SITUAT-ED IN THE COUNTY OF LEE, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS: LOT 10, BLOCK 15, UNIT 2, SECTION 28, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 78, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. A/K/A 4700 W 3RD ST LE-

HIGH ACRES FL 33971 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 be-

fore the Clerk reports the surplus as unclaimed. Dated in Lee County, Florida this day of 05/22/2024.

Kevin C. Karnes Clerk of the Circuit Court Lee County, Florida

(SEAL) By: N. Watson Deputy Clerk Albertelli Law

24-02199L

Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 CT - 23-003916 May 31; Jun. 7, 2024



NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA. CASE No. 22-CA-002440 CARRINGTON MORTGAGE

SERVICES, LLC. PLAINTIFF, VS. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF VIRGINIA S. DEVENEY (DECEASED), ET AL. DEFENDANT(S). NOTICE IS HEREBY GIVEN pursuant

to the Final Judgment of Foreclosure dated March 25, 2024, in the above action. I will sell to the highest bidder for cash at Lee County, Florida, on JUNE 27, 2024, at 09:00 AM, at www.lee. realforeclose.com for the following described property:

LOTS 63 AND 64, ALL IN BLOCK 5378, OF CAPE COR-AL, UNIT 89, ACCORDING TO THE PLAT THEREOF, AS RE-

## NOTICE OF ACTION FOR

PUBLICATION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA Case No.: 24-DR-001686

Division: Carolyn Swift ANDDY OMAR GARCIA,

Petitioner, and AZALIA JIMENEZ, Respondent. TO: Azalia Jimenez

- 910 SW 11th Place
- Cape Coral, Florida 33991 Telephone No.: 239-560-9306

YOU ARE NOTIFIED that an action for Annulment Of Marriage Or, In The Alternative Dissolution Of Marriage And Other Relief Without

Dependent Or Minor Children has been filed against you. You are re-quired to serve a copy of your written defenses, if any, to this action on Colette Rodgers, Esquire, of RODGERS LAW FIRM PA, Petitioner's attorney, whose address is 4206 Del Prado

#### SECOND INSERTION CORDED IN PLAT BOOK 23, AT PAGE 149 THROUGH 161, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein. Date: 05/24/2024

Kevin C. Karnes Clerk of the Circuit Court (Court Seal) By: N. Watson Deputy Clerk of the Court

Prepared by: Tromberg, Morris & Poulin, PLLC 600 West Hillsboro Boulevard Suite 600 Deerfield Beach, FL 33441 Our Case #: 22-000235-FNMA-FSCST\22-CA-002440\CMS May 31; Jun. 7, 2024 24-02229L

## FOURTH INSERTION

Blvd. S., Cape Coral, FL 33904, on or before June 20, 2024, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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 this 10th day of May, 2024. Kevin C. Karnes CLERK OF THE CIRCUIT COURT (SEAL) By: /s/ Jessica Collins

Deputy Clerk RODGERS LAW FIRM PA 4206 Del Prado Blvd. S., Cape Coral, FL 33904 May 17, 24, 31; Jun. 7, 2024 24-01975L

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CASE NO.: 24-CA-001538 PRIMARY RESIDENTIAL MORTGAGE INC., Plaintiff v CHRISTOPHER S. TURCO, et al., Defendants. TO: Christopher S. Turco 12342 Woodrose Court #3

degrees 11 minutes 36 seconds West for 36.33 feet to the Point of Beginning. Bearings are from the plat of PINE MANOR, Unit 6, as recorded in Plat Book 12, Page 82, of the Public Records of Lee County, Florida. has been filed against you and you are

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

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA. CASE No. 24-CC-002513 APEX ROOFING AND RESTORATION, LLC, PLAINTIFF, VS. JACOB FOX, ET AL. DEFENDANT(S).

To: JACOB FOX **RESIDENCE: UNKNOWN** LAST KNOWN ADDRESS: 1807 Northwest 2nd Place, Cape Coral, FL 33993

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Lee County, Florida: LOTS 20 AND 21, BLOCK 2699

OF THAT CERTAIN SUBDIVI-SION KNOWN AS, CAPE COR-AL UNIT 39, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 16, PAGES 142 THROUGH 154.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Trom-berg, Morris & Poulin, PLLC, attorneys for Plaintiff, whose address is 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441, and file the

#### FOURTH INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION CASE NO.: 24-CA-1708 RAMO LIBIC. Plaintiff. -vs-GRM&LLM PROPERTIES, LLC, its devises, grantees, creditors and all other parties claiming by, through, under and against it; and all unknown natural persons, if alive and of not known to be dead or alive, his several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and his several unknown assigns, successors in interest, trustees, or any other persons claiming by, through, under or against any corporation or other legal entity named as defendant; and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described, and ALL **OTHERS WHOM IT MAY** CONCERN. Defendant.

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 Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Mon-roe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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 hear-

This notice shall be published once a week for two consecutive weeks in the Business Observer.

Date: 05/24/2024 Kevin C. Karnes

Tromberg, Morris & Poulin, PLLC, attorneys for Plaintiff, 600 West Hillsboro Boulevard, Suite 600, Deerfield Beach, FL 33441 Our Case #: 24-000394/24-CC-

poration or other legal entity named as a defendant; and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described Lee County, Florida:

Lot 34 and 35, Block 2877, Unit

in the following property: \$10,495.00 (Ten Thousand Four Hundred Ninetylevard, Jacksonville, Florida 32205, by certified mail return receipt requested. Five Dollars) in U.S. Currency, which A complaint for forfeiture has been filed was seized because said property is alleged to be contraband as defined by in the above styled court. Sections 932.701 (2)(a)(1-6), Florida May 31; June 7, 2024 24-02210L Statutes, by the Department of High-SECOND INSERTION original with the Clerk of the Court, within 30 days after the first publication of this notice, otherwise a default may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability

Clerk of the Circuit Court (SEAL) By: N. Watson Deputy Clerk of the Court

24-02231L

002513/Apex May 31; June 7, 2024

ing or voice impaired, call 711.

Fort Myers FL 33907 Unknown Spouse of Christopher S. Turco 12342 Woodrose Court #3 Fort Myers FL 33907 Unknown Party in Possession 1 12342 Woodrose Court #3 Fort Myers FL 33907 Unknown Party in Possession 2 12342 Woodrose Court #3 Fort Myers FL 33907

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

Building No. 12342, Unit 3, PARKWOODS VII, being more particularly described as follows: From the Northwest corner of the East half of the Northwest Quarter of Section 14. Township 45 South, Range 24 East, run South 01 degrees 11 minutes 36 seconds East along the West line of said East half for 1,269.22 feet; thence run North 88 degrees 48 minutes 24 seconds East for 215.76 feet; thence run South 01 degrees 11 minutes 36 seconds East for 85.83 feet to the Point of Beginning. From said Point of Beginning, run South 88 degrees 48 minutes 24 seconds West for 31.00 feet, thence run South 01 degrees 11 minutes 36 seconds East for 36.33 feet: thence run North 88 degrees 48 minutes 24 seconds East for 31.00 feet; thence run North 01 from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter: or a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Brooke Dean, Operations Division Manager, whose office is located at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, and whose telephone number is (239) 533-1771, 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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Lee County, Florida, this 24th day of May, 2024.

Kevin C. Karnes as Clerk of the Circuit Court of Lee County, Florida (SEAL) By: K. Harris DEPUTY CLERK

Anthony R. Smith, Esquire, the Plaintiff's attorney, Tiffanv & Bosco, P.A. 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789 May 31; June 7, 2024 24-02215L TO THE DEFENDANT GRM&LLM PROPERTIES, LLC and all other parties claiming by, through, under or against them; and all unknown natural persons, if alive and if not known to be dead or alive. their several and respective spouses, heirs, devisees, grantees, and creditors or other parties claiming by, through or under those unknown natural persons and their several unknown assigns, successors in interest, trustees, or any other persons claiming by, through, under or against any cor-

41, Cape Coral Subdivision, according to the map or plat there-of, as recorded in Plat Book 17, Pages 2 through 14, inclusive, of the Public Records of Lee County, Florida. Strap No.: 03-44-23-C1-02877.0340 a/k/a 1215 NW 15th Terrace, Cape Coral, Florida 33993 YOU, AND EACH OF YOU, ARE HEREBY NOTIFIED that a suit to quiet title to the above described property has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Thomas M. Tarsia, Esquire, Plaintiff's Attorney, of the law firm of Jones, Haber & Rollings, whose address is 1633 SE 47th Terrace Cape Coral, Florida 33904 and file the original with the Clerk of this Court on or before June 17, 2024; otherwise the allegations of the Complaint will be taken as confessed. This Notice shall be published once

a week for four consecutive weeks in Cape Coral, Florida. Dated: 05/08/2024

KEVIN C. KARNES. Clerk of Circuit Court (SEAL) By: N. Watson Deputy Clerk

Thomas M. Tarsia, Esquire, Plaintiff's Attorney, Jones, Haber & Rollings 1633 SE 47th Terrace, Cape Coral, Florida 33904 May 17, 24, 31; Jun. 7, 2024 24-01976L

## What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

TEN EAGLES LLC the holder of the

following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 21-009435

Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 2 BLK.6 DB 254

PG 65 LOT 22 Strap Number 21-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/23/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

24-02187L

it was assessed are as follows:

44-27-02-00006.0220

CLARE M BUTTNER

May 31; June 7, 14, 21, 2024

Names in which assessed:

Tax Deed #:2023002290

## LEE COUNTY

#### --- TAX DEEDS ---

## SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

#### Section 197.512 F.S. Tax Deed #:2023002273

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-016193 Year of Issuance 2021 Descrip tion of Property MIRROR LAKES UNIT 1 BLK 3 PB 27 PG 88 LOT 1 Strap Number 18-45-27-01-00003.0010

Names in which assessed: SAUTERNES V LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02189L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002289 NOTICE IS HEREBY GIVEN that

TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-016432 Year of Issuance 2021 Description of Property MIRROR LAKES UNIT 66 BLK 258 PB 27 PG 153 LOT 20 Strap Number 20-45-27-66-00258 0200 Names in which assessed: NANCY GEE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002285 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-023392 Year of Issuance 2021 Description of Property CAPE CORAL UNIT 85 BLK 5657 PB 24 PG 54 LOTS 27 + 28 Strap Number 20-43-24-C2-05657.0270 Names in which assessed: SLH MANAGEMENT, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02196L

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002624

SECOND INSERTION

NOTICE IS HEREBY GIVEN that BEAMIF A LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-024979 Year of Issuance 2021 Descrip tion of Property CAPE CORAL UNIT 55 BLK 3969 PB 19 PG 100 LOTS 25 + 26 Strap Number 08-44-23-C3-03969.0250 Names in which assessed: BIG FLOOR LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024 24-02198L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

TEN EAGLES LLC the holder of the

following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s).

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 21-009158

Year of Issuance 2021 Descrip-

tion of Property LEHIGH

ACRES UNIT 2 BLK 7 PB 15 PG

26 LOT 23 Strap Number 19-44-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/23/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

24-02183L

May 31; June 7, 14, 21, 2024

it was assessed are as follows:

27-02-00007.0230

ler.

Names in which assessed:

FRANCES G CIACCIO

Tax Deed #:2023002282

Tax Deed #:2023002299 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008512 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 2 BLK.5 DB 254 PG 75 LOT 24 Strap Number 15-44-27-02-00005.0240 Names in which assessed:

CAROLYN MORRIS-WALKER, JOYCE MORRIS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02175L

#### SECOND INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002611 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-004943 Year of Issuance 2021 Description of Property LEHIGH ACRES REPLAT TR A-F UNIT 9 BLK 68 PB 26 PG 135 LOT 5 Strap Number 24-44-26-09-00068.0050

Names in which assessed: FAITHFUL DEVELOPMENT SERVICES LLC, FAITHFUL

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002294 NOTICE IS HEREBY GIVEN that

SECOND INSERTION

Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008772 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 11 BLK 44 PB 254 PG 70 LOT 17 Strap Number 16-44-27-11-00044.0170 Names in which assessed:

ELBA KORTRIGHT, KATHER-INE KORTRIGHT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02176L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002283

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009219 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 7 BLK.27 DB 252 PG 234 LOT 15 Strap Number 19-44-27-07-00027.0150 Names in which assessed EUGENE L TURKE, EUGENE LOUIS TURKE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02184L NOTICE IS HEREBY GIVEN that thereon.

Certificate Number: 21-009900 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 7 BLK.27 DB 254 PG 50 LOT 21 Strap Number 24-44-27-07-00027.0210 Names in which assessed:

JOAN MARSTON, KAREN RITTER, NICHOLAS J BLOIS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02188L

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002280

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009153 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 2 BLK 7 PB 15 PG 26 LOT 4 Strap Number 19-44-27-02-00007.0040

Names in which assessed: DALEY LEE COUNTY REALTY TRUST. DALEY LEE COUNTY REALTY TRUST UNDER THE

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2023002274 NOTICE IS HEREBY GIVEN that

TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-016201

Year of Issuance 2021 Description of Property MIRROR LAKES UNIT 16 BLK 50 PB 27 PG 103 LOT 12 Strap Number 18-45-27-16-00050.0120 Names in which assessed: LOYSE R BOYKINS, MARY L BOYKINS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02190L

> SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002286 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-023420 Year of Issuance 2021 Description of Property CAPE CORAL

UNIT 85 BLK 5671 PB 24 PG 52 LOTS 21 + 22 Strap Number 20-43-24-C3-05671.0210 Names in which assessed: BARBARA A ORTMAN, BEN-JAMIN B BEASLEY, BENJA-MIN B BEASLEY,, HELEN

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002277 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which

it was assessed are as follows: Certificate Number: 21-016206 Year of Issuance 2021 Description of Property MIRROR LAKES UNIT 16 BLK 53 PG 27 PG 103 LOT 8 Strap Number 18-45-27-16-00053.0080 Names in which assessed:

FINN V HANSEN, SONJA THOMSEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02191L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023001938 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-010118 Year of Issuance 2020 Descrip-tion of Property GREENBRIAR UNIT 40 BLK 256 PB 27 PG 63 LOT 13 Strap Number 07-44-27-09-00256.0130

Names in which assessed: TIMIOS PENSION SCHEME TRUST, TIMIOS PENSION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002291

Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

4516 PG 2118 Strap Number 01-44-27-03-00009.0220

# SECOND INSERTION

NOTICE IS HEREBY GIVEN that

Certificate Number: 21-006481 Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 3 BLK 9 DB 254 PG 100 LOTS 22 + 23 LESS SUBSURFACE RIGHTS AS-SESSED UNDER 01-44-27-99-03009.0220 AS DESC IN OR

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002279 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009145 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 1 BLK 3 PB 15 PG 26 LOT 17 Strap Number 19-44-27-01-00003.0170 Names in which assessed: DALEY LEE COUNTY REALTY TRUST, DALEY LEE COUNTY REALTY TRUST UNDER DEC-

## ler. May 31; June 7, 14, 21, 2024 24-02193L

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002612

Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

SECOND INSERTION		SECOND INSERTION		NOTICE OF APPLICATION	
				FOURTH INSERTION	
			27-021021	2+-021971	24-02105L
May 31; June 7, 14, 21, 2024 24-02171L	May 31; June 7, 14, 21, 2024 24-02172L	May 31; June 7, 14, 21, 2024 24-02181L	May 31; June 7, 14, 21, 2024 24-02182L	May 31; June 7, 14, 21, 2024 24-02197L	May 31; June 7, 14, 21, 2024 24-02165L
ler.	ler.	ler.	ler.	ler.	ler.
Clerk of the Circuit Court & Comptrol-	Clerk of the Circuit Court & Comptrol-	Clerk of the Circuit Court & Comptrol-	Clerk of the Circuit Court & Comptrol-	Clerk of the Circuit Court & Comptrol-	am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-
taxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County	taxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County	taxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County	taxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County	taxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County	taxdeed.com on 07/23/2024 at 10:00
highest bidder online at www.lee.real-	highest bidder online at www.lee.real-	highest bidder online at www.lee.real-	highest bidder online at www.lee.real-	highest bidder online at www.lee.real-	highest bidder online at www.lee.real-
in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the
ing to the law the property described	ing to the law the property described	ing to the law the property described	ing to the law the property described	ing to the law the property described	ing to the law the property described
certificate(s) shall be redeemed accord-	certificate(s) shall be redeemed accord-	certificate(s) shall be redeemed accord-	certificate(s) shall be redeemed accord-	certificate(s) shall be redeemed accord-	of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-
All of said property being in the County of Lee, State of Florida. Unless such	All of said property being in the County of Lee, State of Florida. Unless such	All of said property being in the County of Lee, State of Florida. Unless such	All of said property being in the County of Lee, State of Florida. Unless such	All of said property being in the County of Lee, State of Florida. Unless such	All of said property being in the County
LLC	Horn VI LLC	DECEMBER 28, 2012	DATED DECEMBER 28, 2012	SLEY, TIMOTHY A BEASLEY	U/A/D SEPTEMBER 28, 2012
DEVELOPMENT SERVICES,	Names in which assessed:	LARATION OF TRUST DATED	DECLARATION OF TRUST	MAY BEASLEY, JERE E BEA-	SCHEME, A PENSION TRUST

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002275

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-016222 Year of Issuance 2021 Description of Property MIRROR LAKES UNIT 18 BLK 64 PB 27 PG 105 LOT 16 Strap Number 18-45-27-18-00064.0160

Names in which assessed:

MICHELINA GUIDA, PATSY G GUIDA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. 24-02192L

May 31; June 7, 14, 21, 2024

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #.2023002272

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-023170 Year of Issuance 2021 Description of Property CAPE CORAL UNIT 87 BLK 5679 PB 24 PG 73 LOTS 31 + 32 Strap Number 18-43-24-C4-05679.0310

Names in which assessed:

JULIAN SAUREZ, JULIAN SUAREZ, ULISES PUENTES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. 24-02194L

May 31; June 7, 14, 21, 2024

Tax Deed #:2023002192

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

FOR TAX DEED

Section 197.512 F.S.

Certificate Number: 21-023598 Year of Issuance 2021 Description of Prop-erty CAPE CORAL UNIT 32 BLK 2155 PB 16 PG 13 LOTS 25 + 26 Strap Number 31-43-24-C2-02155.0250

Names in which assessed: TIMIOS PENSION SCHEME TRUST, VERTU RETIREMENT BENEFIT SCHEME, A PENSION TRUST U/A/D FEBRUARY 17, 2012

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.comon 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024

#### --- TAX DEEDS ---

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002202 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020216 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 1 BLK.4 PB 18 PG 2 LOT 1 Strap Number 10-45-27-01-00004.0010

Names in which assessed: JEFFREY WEBB, SHARON WEBB

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01950L

# FOURTH INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002481 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-011626 Year of Issuance 2019 Descrip-tion of Property LEHIGH ACRES UNIT 10 BLK.38 PB 15 PG 42 LOT 6 Strap Number 28-44-27-10-00038.0060 Names in which assessed: DELAYNE KRUTILLA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01940L

#### FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002557 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-003784 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 6 BLK.59 PB 15 PG 59 LOT 11 Strap Number 02-44-26-06-00059.0110 Names in which assessed FERNANDO BUITRAGO

All of said property being in the County State of Florida Unle

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002199 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020335 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 7 BLK 38 PB 18 PG 8 LOT 13 Strap Number 10-45-27-07-00038.0130 Names in which assessed: ABDUL ABID, ANWER MO-TEN, IDRIS MYSOREWALA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01953L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

Tax Deed #:2023002181 NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of the property and the name(s) in which

Certificate Number: 19-024066

Year of Issuance 2019 Descrip-

tion of Property CAPE CORAL

UNIT 90 BLK 5466 PB 24 PG

25 LOTS 5 + 6 Strap Number 13-

All of said property being in the County

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/09/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

24-01941I

May 17, 24, 31; June 7, 2024

it was assessed are as follows:

43-22-C3-05466.0050

Names in which assessed: CASTLE AVENUE LLC

#### FOURTH INSERTION FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2023002201

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020577 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 2 BLK 7 PB 15 PG 150 LOT 11 Strap Number 11-45-27-02-00007.0110 Names in which assessed:

COLLEEN T MORNINGSTAR. JOHANNA K SHROY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01956L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-020576

Year of Issuance 2020 De-

scription of Property LEHIGH

ACRES UNIT 2 BLK.7 PB 15 PG

150 LOT 9 Strap Number 11-45-

All of said property being in the County

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/09/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024

assessed are as follows:

27-02-00007.0090

Names in which assessed: ROSS ANDERSON

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002206 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020620 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 4 BLK 18 PB 15 PG 153 LOT 23 Strap Number 11-45-27-04-00018.0230 Names in which assessed DONALD L PRICE, MARIE U PRICE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01957L

FOURTH INSERTION

NOTICE OF APPLICATION

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002473 NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008032 Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 3 BLK.10 DB 254 PG 90 LOT 16 Strap Number 12-44-27-03-00010.0160 Names in which assessed: CHRISTINA LUICH, OLGA A MILLER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01965L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2023002209 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was assessed are as follows: Certificate Number: 20-020751 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 11 BLK 44 PB 15

PG 161 LOT 27 Strap Number 11-45-27-11-00044.0270 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01959I

> FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002187 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-006731 Year of Issuance 2020 Description of Property LEHIGH ACRES REPLAT SEC 24 BLK 56 PB 26 PG 133 LOT 10 Strap Number 24-44-26-07-00056.0100 Names in which assessed: GRANDHOUSE REAL ES-

TATE INVESTMENTS, LLC ll of said property being in the C of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. May 17, 24, 31; June 7, 2024 24-01942L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002475 NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the

following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008218 Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 3 BLK 11 DB 254 PG 85 LOT 22 Strap Number 13-44-27-03-00011.0220 Names in which assessed: SANDRA GABY TANAKA SAN-TIBANEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01966L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002211 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020781 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 14 BLK 54 PB 15 PG 164 LOT 9 Strap Number 11-45-27-14-00054.0090 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01960L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002197 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020284 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 5 BLK 28 PB 18 PG 6 LOT 6 Strap Number 10-45-27-05-00028.0060 Names in which assessed: DOROTHY A MORROW, J B MORROW, JAMES B MOR-

ROW ll of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/09/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002182 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019415 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 7 BLK 41 PB 18 PG 77 LOT 6 Strap Number 22-45-27-07-00041.0060 Names in which assessed: DAVID COHEN, S SCOTT

WOLNIEWICZ, TANIA CO-HEN

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002185 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019501 Year of Issuance 2018 Descrip-tion of Property LEHIGH ACRES UNIT 12 BLK 71 PB 18 PG 83 LOT 2 Strap Number 22-45-27-12-00071.0020 Names in which assessed: IGNAZIO GIACHINTA, JEAN-NETTE GIACHINTA, JEAN-NETTE M WALSH of Lee. State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-May 17, 24, 31; June 7, 2024

Tax Deed #:2023002186 NOTICE IS HEREBY GIVEN that Cape

24-01955L

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002205 NOTICE IS HEREBY GIVEN that Buf-Tax Deed #:2023002207 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-020699 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 9 BLK 35 PB 15 PG 159 LOT 1 Strap Number 11-

45-27-09-00035.0010 Names in which assessed: TARPON IV, LLC

of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon.

All of said property being in the County

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s).

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 18-019631

Year of Issuance 2018 Descrip-

tion of Property LEHIGH ACRES UNIT 2 BLK 8 PB 20 PG

22 LOT 16 Strap Number 23-45-

G A SHERMAN, GEORGE A

SHERMAN, LUCY K SHER-

it was assessed are as follows:

27-02-00008.0160

MAN

Names in which assessed:

24-01958L

May 17, 24, 31; June 7, 2024

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01926L

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024

of Lee. State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024

24-01934L

24-01952L

24-01930L

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S.

Tax Deed #:2023002278

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-023204 Year of Issuance 2021 Description of Property CAPE CORAL UNIT 84 BLK.5570 PB 24 PG 45 LOTS 37 + 38 Strap Number 19-43-24-C1-05570.0370

Names in which assessed:

BEERMAN TRUST, BEERMANN REVOCABLE TRUST AGREEMENT DATED APRIL 4, 2008, FOR THE BENEFIT OF EGON & ELISABETH BEERMANN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller. 24-02195L

May 31; June 7, 14, 21, 2024

SECOND INSERTION

24-01933L

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

#### Tax Deed #:2023002284

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009243 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 9 BLK 35 DB 252 PG 234 LOT 10 Strap Number 19-44-27-09-00035.0100

Names in which assessed:

DALEY LEE COUNTY REALTY TRUST UNDER DECLARATION OF TRUST DATED DECEMBER 28, 2012, DAYLEY LEE COUNTY REALTY TRUST, MARY ANN MOLYNEAUX

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024

24-02185L

#### FOURTH INSERTION

ler.

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002569

NOTICE IS HEREBY GIVEN that RAJ Tax Liens LLC the holder of the following  $\operatorname{certificate}(s)$  has filed said  $\operatorname{certificate}(s)$  for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-003049 Year of Issuance 2021 Description of Propertv LEHIGH ACRES UNIT 1 BLK.9 PB 15 PG 59 LOT 13 Strap Number 02-44-26-01-00009.0130

Names in which assessed:

May 17, 24, 31; June 7, 2024

ALICE A O'BRIEN, ALICE OBRIEN, W M OBRIEN, WILLIAM M O'BRIEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

24-01962L

#### --- TAX DEEDS ----

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

36

Tax Deed #:2023002562 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-018613 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 13 BLK 87 PB 18 PG 49 LOT 3 Strap Number 15-45-27-13-00087.0030 Names in which assessed MARGARET B HASTINGS, WADE W HASTINGS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described

in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01929L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s).

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 18-018052

Year of Issuance 2018 Descrip-

tion of Property LEHIGH ACRES UNIT 9 BLK 49 PB 18

PG 27 LOT 13 Strap Number 13-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described in such  $\operatorname{certificate}(s)$  will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/09/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

Tax Deed #:2023002193 NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 20-032590

Year of Issuance 2020 Descrip-

tion of Property CAPE CORAL

UNIT 33 BLK 2185 PB 16 PG 51

LOTS 83 + 84 Strap Number 32-

All of said property being in the County

of Florid

it was assessed are as follows:

43-24-C2-02185.0830

TST LAND LLC

Names in which assessed:

24-01928L

May 17, 24, 31; June 7, 2024

it was assessed are as follows:

45-27-09-00049.0130

ASA SERVICE LLC

ler.

Names in which assessed:

Tax Deed #:2023002561

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002184 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019455 Year of Issuance 2018 Descrip-tion of Property LEHIGH ACRES UNIT 10 BLK 60 PB 18 PG 80 LOT 7 Strap Number 22-45-27-10-00060.0070 Names in which assessed: DORIS B SOUTTER, JAMES C SOUTTER JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01932L

## FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002566 NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-021100 Year of Issuance 2018 Descrip-tion of Property LEHIGH ACRES UNIT 7 BLK 40 PB 18 PG 145 LOT 31 Strap Number 36-45-27-07-00040.0310 Names in which assessed:

ESTHER AUSTIN, SONYA AUSTIN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01935L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002188 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-006997 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 7 REPLT BLK 47 DB 289 PG 206 LOT 13 Strap Number 25-44-26-07-00047.013A Names in which assessed: ROSE BAROSCI TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01943L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

Tax Deed #:2023002483

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002458

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc. the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-008118

Year of Issuance 2020 Descrip-tion of Property LEHIGH ES-TATES UNIT 8 BLK 28 PB 15 PG 88 LOT 14 Strap Number 33-44-26-08-00028.0140 Names in which assessed: GERARDO NELSON ESTU-ARDO GOMEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01944L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002484 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-009540

Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 8 BLK 29 PB 15 PG 17 LOT 24 E 1/2 Strap Number 15-44-27-08-00029.024B Names in which assessed: MORGAN CLARK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01938L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002195 NOTICE IS HEREBY GIVEN that Buffalo $\operatorname{Bill}\operatorname{LLC}$  the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-025200 Year of Issuance 2021 Description of Property CAPE CORAL UNIT 48 BLK 3656 PB 17 PG 139 LOTS 34 + 35 Strap Number 10-44-23-C4-03656.0340 Names in which assessed: NANCY W DRIVER, THOMAS R DRIVER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002191 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-013759 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 4 REPLT BLK 13 DB 263 PG 346 LOT 14 Strap Number 28-44-27-04-00013.0140

Names in which assessed: PIERRE M FILS ESTATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01949L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002480 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-010306 Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 9 BLK 35 PB 15 PG 26 LOT 12 E 1/2 Strap Number 19-44-27-09-00035.012A Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01939L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002482 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-013206 Year of Issuance 2021 Description of Property LEHIGH ACRES REPLAT SEC 11 BLK 58 PB 26 PG 195 LOT 15 Strap Number 11-45-26-05-00058.0150 Names in which assessed: PAUL E CLEM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002183

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-019441 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 9 BLK 52 PB 18 PG 79 LOT 15 Strap Number 22-45-27-09-00052.0150 Names in which assessed: MARYAM H O S ALHOULAH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01931L

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002567 NOTICE IS HEREBY GIVEN that Cape

FOURTH INSERTION

Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 18-021158

Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 10 BLK 62 PB 28 PG 67 LOT 4 Strap Number 36-45-27-10-00062.0040 Names in which assessed:

All of said property being in the County of Lee, State of Florida. Unless such

May 17, 24, 31; June 7, 2024

Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which

it was assessed are as follows:

MARINA KOPANSKY

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

FOURTH INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S. NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which Certificate Number: 21-017003

Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 4 BLK 32 PB 20 PG 24 LOT 24 Strap Number 23-45-27-04-00032.0240 Names in which assessed:

All of said property being in the County

ler. May 17, 24, 31; June 7, 2024

ing to the law the property described in such certificate(s) will be sold to the

FOURTH INSERTION NOTICE OF APPLICATION Section 197.512 F.S.

Tax Deed #:2023002456 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-008591 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 10 BLK.39 DB

> GIUSEPPE IERULLO All of said property being in the County

JOSE A FEBLES

24-01936L

Certificate Number: 19-004704 Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 11 BLK.110 PB 15 PG 62 LOT 9 Strap Number 13-44-26-11-00110.0090

Names in which assessed: All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-

highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

24-01937L

FOR TAX DEED

254 PG 75 LOT 11 Strap Number

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/09/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

15-44-27-10-00039.0110

Names in which assessed:

1502 LAND TRUST

FOURTH INSERTION

Section 197.512 F.S. Tax Deed #:2023002477 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 21-008267 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 7 BLK.34 PB 15 PG 15 LOT 3 Strap Number 13-44-27-07-00034.0030 Names in which assessed: BLORETT MARDNER

# NOTICE OF APPLICATION FOR TAX DEED

Tax Deed #:2023002575 it was assessed are as follows:

All of said property being in the County certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-May 17, 24, 31; June 7, 2024 24-01967L

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01961L May 17, 24, 31; June 7, 2024 24-01969L

ler.

of Lee. State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01972L ler. May 17, 24, 31; June 7, 2024 24-01974L

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED **Section 197.512 F.S.** Tax Deed #:2023002190

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-010213 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 12 BLK 46 PB 15 PG 38 LOT 11 Strap Number 26-44-27-12-00046.0110 Names in which assessed: FULZAT ANWAR ALI MA-YANI, GULZAR ANWAR ALI NAYANI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01970L

#### ler.

May 17, 24, 31; June 7, 2024

24-01971L

#### FOURTH INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002478 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008321 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 12 BLK 37 DB 254 PG 85 LOT 15 Strap Number 13-44-27-12-00037.0150 Names in which assessed: AUDREY J CAMPBELL TAY-LOR. BYRON TAYLOR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-ing to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024

24-01968L

SECOND INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

#### Tax Deed #:2023002177

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-007988 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 4 BLK.23 PB 15 PG 100 LOT 6 LESS SUBSURFACE RIGHTS ASSESSED UNDER 33-44-26-99-00023.0060 AS DESC IN OR 4516 PG 2118 Strap Number 33-44-26-04-00023.0060 Names in which assessed:

TIMIOS PENSION SCHEME TRUST, VERTU RETIREMENT BENEFIT SCHEME, A PENSION TRUST U/A/D FEBRUARY 27, 2012

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024

24-02163L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002178

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-008366 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 11 BLK 102 PB 15 PG 90 LOT 6 LESS SUBSURFACE RIGHTS ASSESSED UNDER 34-44-26-99-00102.0060 AS DESC IN OR 4516 PG 2118 Strap Number 34-44-26-11-00102.0060 Names in which assessed:

TIMIOS PENSION SCHEME TRUST, VERTU RETIREMENT BENEFIT SCHEME, A PENSION TRUST U/A/D FEBRUARY 27, 2012 All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024

24-01947L

#### --- TAX DEEDS ---

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002616 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-011042 Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 5 BLK 18 DB 254 PG 50 LOT 1 W 1/2 Strap Number 24-44-27-05-00018.001A Names in which assessed: HUGH M ENGLERT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02160L

#### SECOND INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #.2023002309 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-020273 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 12 BLK 69 PB 18 PG 118 LOT 7 Strap Number 25-45-27-12-00069.0070 Names in which assessed: HELEN M SHRUM, JOHN J

SHRUM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024

24-02158L

## SECOND INSERTION NOTICE OF APPLICATION

FOR TAX DEED Section 197.512 F.S Tax Deed #:2024000036

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 17-028039 Year of Issuance 2017 Description of Property CAPE CORAL UNIT 38 BLK 2657 PB 16 PG 98 LOTS 30 + 31 Strap Number 02-44-23-C2-02657.0300 Names in which assessed:

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002269 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-006460 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 4 BLK.23 PB 15 PG 67 LOT 13 Strap Number 23-44-26-04-00023.0130 Names in which assessed: LINDA L LOWE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024 24-02162L

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2023001669

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-009610 Year of Issuance 2020 Description of Property GREENBRIAR UNIT 16 BLK 78 PB 27 PG 26 LOT 10 Strap Number 04-44-27-12-00078.0100 Names in which assessed:

WELBY KEY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02164L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002270 NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021597 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 4 BLK 24 PB 15 PG 134 LOT 1 Strap Number 14-45-27-04-00024.0010 Names in which assessed: ESMIE WILLISTON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024 24-02167L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002615 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-004862 Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 3 BLK.24 PB 15 PG 68 LOT 6 Strap Number 24-44-26-03-00024.0060 Names in which assessed: HAO ZHANG

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02170L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002295 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008861 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 5 BLK 19 DB 252 PG 451 LOT 18 Strap Number 17-44-27-05-00019.0180 Names in which assessed: KIM GROSE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024 24-02177L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002556 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-003930 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 2 BLK.12 PB 15 PG 58 LOT 8 Strap Number 01-44-26-02-00012.0080 Names in which assessed: DIANA TETREAULT, ROSA

DELAPARTE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024 24-02161L

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002308 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued

SECOND INSERTION

thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-011158 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 2 BLK 5 DB 254

PG 80 LOT 1 E 1/2 Strap Number 14-44-27-02-00005.0010 Names in which assessed. AMERICAN ESTATE AND TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024 24-02166L

SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002300

Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-023116 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 4 BLK 27 PB 20 PG 24 LOT 28 Strap Number 23-45-27-04-00027.0280 Names in which assessed:

DITH RODRIGUEZ

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

24-02168L

NOTICE IS HEREBY GIVEN that Cape

# All of said property being in the County of Lee, State of Florida. Unless such

May 31; June 7, 14, 21, 2024

ARMANDO RODRIGUEZ, JU-

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 20-023448

Year of Issuance 2020 De-

scription of Property LEHIGH ACRES UNIT 3 BLK 33 PB 18

PG 93 LOT 2 Strap Number 24-

it was assessed are as follows:

45-27-03-00033.0020

Tax Deed #:2023002301

FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002296 NOTICE IS HEREBY GIVEN that

Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008312 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 11 BLK.42 DB 254 PG 85 LOT 21 Strap Number 13-44-27-11-00042.0210 Names in which assessed MILDRED V CURY, MILDRED VIRGINIA CURY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 31; June 7, 14, 21, 2024 24-02173L

SECOND INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

TEN EAGLES LLC the holder of the

following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 21-009104

Year of Issuance 2021 Descrip-

tion of Property LEHIGH ACRES UNIT 10 BLK 38 DB

252 PG 456 LOT 17 Strap Num-

ber 18-44-27-10-00038.0170

it was assessed are as follows:

Tax Deed #:2023002276

SECOND INSERTION SECOND INSERTION NOTICE OF APPLICATION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002298

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008374 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 3 BLK 9 DB 254 PG 80 LOT 22 Strap Number 14-44-27-03-00009.0220 Names in which assessed: J FERA, JOSEPH FERA, PI-

ETRINA FERA All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024

24-02174L

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002589 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009109 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 10 REPLT BLK.39 DB 263 PG 165 LOT 23 Strap Number 18-44-27-10-00039.0230

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002307

NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-009102 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 3 BLK 12 DB 259 PG 121 LOT 24 W 1/2 Strap Number 11-44-27-03-00012.024A Names in which assessed:

#### SECOND INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002310 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-020656 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 5 BLK 26 PB 18 PG 128 LOT 3 Strap Number 27-45-27-05-00026.0030 Names in which assessed: LAANGHECK\_IMMOBILIERE

THIRD INSERTION NOTICE OF APPLICATION		FOURTH INSERTION NOTICE OF APPLICATION		FOURTH INSERTION NOTICE OF APPLICATION	
Clerk of the Circuit Court & Comptrol-					
ler.	ler.	ler.	ler.	ler.	ler.
May 31; June 7, 14, 21, 2024					
24-02156L	24-02157L	24-02159L	24-02169L	24-02178L	24-02179L
highest bidder online at www.lee.real-					
taxdeed.com on 07/23/2024 at 10:00					
am, by Kevin C. Karnes, Lee County					
of Lee, State of Florida. Unless such					
certificate(s) shall be redeemed accord-					
ing to the law the property described					
in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	in such certificate(s) will be sold to the
OF TRUST DATED NOVEM-	COLLIN J HANNA, ROSE	LLC, LAANGHECK IMMOBIL-	LLC, STAGECOACH PROPER-	ANNA MARIA SELBERT,	ANDREAS GUERINI, BARBA-
BER 28, 1995, AS AMENDED	HANNA	IERE, LLC	TIES LLC	DOROTHY SELBERT	RA GUERINI
All of said property being in the County	All of said property being in the County	All of said property being in the County	All of said property being in the County	All of said property being in the County	All of said property being in the County
Names in which assessed:	00012.024A	Names in which assessed:	Names in which assessed:	Names in which assessed:	00039.0230
ALVA J. LUND DECLARATION	Names in which assessed:	LAANGHECK IMMOBILIERE	STAGE COACH PROPERTIES,	ALBRECHT BERND SELBERT,	Names in which assessed:

Tax Deed #:2023002586

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-012285 Year of Issuance 2019 Description of Property LEHIGH ACRES REPLAT UNIT 4 BLK.14 DB 263 PG 340 LOT 1 E 1/2 Strap Number 36-44-27-04-00014.001A

Names in which assessed:

AMERICAN ESTATE AND TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024

#### Tax Deed #:2023002454

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-007838 Year of Issuance 2021 Description of Prop-

erty LEHIGH ACRES UNIT 3 REPLAT BLK 11 DB 263 PG 570 LOT 8

Strap Number 11-44-27-03-00011.0080

Names in which assessed:

CATHERINE MARTIN, JOHN J MARTIN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024

24-02027L

24-01963L

Tax Deed #:2023002472

NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the follow-ing certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-008015 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 2 BLK.8 DB 254 PG 90 LOT 11 Strap Number 12-44-27-02-00008.0110

Names in which assessed:

WESTPORT RECOVERY CORP, WESTPORT RECOVERY CORPORA-TION

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024

24-01964L

#### --- TAX DEEDS ---

## THIRD INSERTION

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

## Tax Deed #:2023002256

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-006563 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 1 BLK 21 PB 15 PG 64 LOT 18 Strap Number 23-44-26-08-00021 0180 Names in which assessed: FLORIDA SUN & PALMS CORP., FLORIDA SUN AND PALMS CORP.

All of said property being in the County of Lee. State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02039L

FOURTH INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Cape

Holdings Enterprises Inc the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued

thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which

Certificate Number: 20-008304

Year of Issuance 2020 De-scription of Property LEHIGH

ACRES UNIT 7 BLK 68 PB 15

PG 90 LOT 1 LESS SUBSUR-

FACE RIGHTS ASSESSED UN-

DER 34-44-26-99-00068.0010

AS DESC IN OR 4516 PG 2118

Strap Number 34-44-26-07-

Names in which assessed: TIMIOS PENSION SCHEME TRUST, VERTU RETIRE-

All of said property being in the County

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/09/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

24-01946L

May 17, 24, 31; June 7, 2024

MENT BENEFIT SCHEME

00068.0010

ler.

it was assessed are as follows:

Tax Deed #:2023002461

NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002581

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-010167 Year of Issuance 2019 Description of Property TWELFTH STREET PARK BLK P PB 15 PG 25 LOT 3 Strap Number 18-44-27-20-000P0.0030 Names in which assessed: DEBORAH JEAN RANDLE SHEA, JOHN CARL SHEA, JOHN CARL SHEA JR

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024

## FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002261 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021412 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 13 BLK.65 PB 18 PG 31 LOT 1 Strap Number 13-

45-27-13-00065.0010 Names in which assessed: ABELARDO CRUZ, ASTRID CRUZ CEDENO, ELEUCIS CRUZ DE ORLANDO, EURIDICE CRUZ DE MOLINARY, GLORIS CRUZ DE CAIBE, IVELISSE CRUZ DE SCHLAEFLI, JORGE CRUZ CEDENO, NELLY CEDE-NODECRUZ, NELLY CRUZ DE

LACAU, RUBEN CRUZ CEDENO All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02072L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002263

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows: Certificate Number: 20-022287 Year of Issuance 2020 Description of Property MIRROR LAKES UNIT 70 BLK 275 PB 27 PG 157 LOT 6 Strap Number 19-45-27-70-00275.0060 Names in which assessed: MARY MINASSIAN TRUST, MARY MINASSIAN, SELF DECLARATION AS TR UN-DER THE PROVISIONS OF A TRUST AGREEMENT All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

#### Section 197.512 F.S. Tax Deed #:2023002213 NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-020807

Year of Issuance 2020 De scription of Property LEHIGH ACRES UNIT 14 BLK 59 PB 15 PG 165 LOT 11 Strap Number 11-45-27-14-00059.0110 Names in which assessed: FOSTER INVESTMENTS, L.L.C., FOSTER INVEST-

MENTS, LLC

All of said property being in the County of Lee, State of Florida, Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02052L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002568

NOTICE IS HEREBY GIVEN that Jens Hinnenberg and Stefanie M Hinnenberg the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-002426 Year of Issuance 2018 Description of Property DORSEYS SUBD BLK A PB 10 PG 21 LOT 2 Strap Number 02-44-24-15-0000A.0020

#### Names in which assessed: JUANITA LUNGER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01925L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002266 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-006533 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 1 BLK 11 PB 15 PG 64 LOT 14 Strap Number 23-44-26-08-00011.0140 Names in which assessed: TIMIOS PENSION SCHEME TRUST, TIMIOS PENSION

SCHEME, A PENSION TRUST U/A/D SEPTEMBER 28, 2012 Il of said property being in the Cou

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023001803 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-015316 Year of Issuance 2020 Description of Property PAGE PARK PB 8 PG 92 BLK O PT LOT 7 AS DESC IN OR 3903 PG 2387 Strap Number 12-45-24-01-00000.0070

Names in which assessed: BRENDA J NOCERA, RON-

ALD M NOCERA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02043L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

## Tax Deed #:2023002476

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 18-009234 Year of Issuance 2018 Description of Property LEHIGH ACRES UNIT 1 BLK 1 PB 15 PG  $14 \to 1/2$  LOT 1 Strap Number 12-44-27-01-00001.001B Names in which assessed:

TIMIOS PENSION SCHEME TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01927L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002066 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-017233 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 3 BLK 32 PB 18 PG 93 LOT 9 Strap Number 24-45-27-03-00032.0090 Names in which assessed: HUDSON VENTURES LLC, SCHREINER ENTERPRISES, INC.

All of said property being in the County of Lee. State of Florida, Unless such certificate(s) shall be redeemed accord-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2023002259 NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021205 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 1 REPLAT SEC 13 BLK 3 PB 35 PG 55 LOT 1 Strap Number 13-45-27-01-00003.0010

Names in which assessed: AMERICAN ESTATE AND

TRUST All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02067L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002460 NOTICE IS HEREBY GIVEN that Cape Holdings Enterprises Inc the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-008283 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 6 BLK.59 PB 15 PG 90 LOT 9 Strap Number 34-44-26-06-00059.0090 Names in which assessed: BERKELEY BURKE TRUST-EES CO LTD IONA C Y, BERKELEY BURKE TRUST-EES CO. LTD.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 17, 24, 31; June 7, 2024 24-01945L

#### FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002203 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was

assessed are as follows: Certificate Number: 20-020225 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 1 BLK 7 PB 18 PG 2 LOT 14 LESS SUBSUR-FACE RIGHTS ASSESSED UN-DER 10-45-27-99-01007.0140 AS DESC IN OR 4516 PG 2118

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002243

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

THIRD INSERTION

Certificate Number: 20-021274 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 5 BLK 27 PB 18 PG 23 LOT 16 Strap Number 13-45-27-05-00027.0160 Names in which assessed: EUGENE J O'HAGAN JR, HELEN E O'HAGAN, HELEN

E O'HAGAN TRUST All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02069L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002582 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009193 Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 6 BLK 17 DB 252 PG 234 LOT 9 Strap Number 19-44-27-06-00017.0090 Names in which assessed: CATHERINE M WILTON, CATHERINE MARCELLA WIL-TON, EDW E WILTON, ED-WARD EDWIN WILTON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02079L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002126 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-013279 Year of Issuance 2021 Descripof Property LEHIGH tion ACRES UNIT 11 BLK.95 PB 15 PG 97 LOT 3 Strap Number 11-45-26-11-00095.0030

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002264 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was essed are as follows:

Certificate Number: 20-022564 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 10 BLK 55 PB 18 PG 63 LOT 9 Strap Number 21-45-27-10-00055.0090 Names in which assesse

24-02025L THIRD INSERTION NOTICE OF APPLICATION

Strap Number 10-45-27-01-00007.0140 Names in which assessed: MARIE A PYTEL, MICHAEL H KEPPE, MICHAEL H KEPPE JR., PATRICIA A KEPPE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/09/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 17, 24, 31; June 7, 2024 24-01951L

Names in which assessed: ANTHONY J GLASSER, CHRIS-TINE L HERRICK, GREGORY G GLASSER, KENNETH W GLASSER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02082L

J WINDHAM, CYNTHIA SCOTT & CYNTHIA WIND-HAM TRUST, SCOTT AND CYNTHIA WINDHAM REVO-CABLE TRUST

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest hidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024

24-02075L

May 24, 31; June 7, 14, 2024 24-02074L of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02038L ing to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02083L

SECOND INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

#### Tax Deed #:2023002281

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009140 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 1 BLK 2 DB 252 PG 234 LOT 6 Strap Number 19-44-27-01-00002.0060

Names in which assessed:

DALEY LEE COUNTY REALTY TRUST, DALEY LEE COUNTY REALTY TRUST UNDER DECLARATION OF TRUST DATED DECEMBER 28. 2012, DALEY LEE COUNTY REALTY TRUST UNDER THE DECLARA-TION OF TRUST DATED DECEMBER 28, 2012

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 31; June 7, 14, 21, 2024

24-02180L



SECOND INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

#### Tax Deed #:2023002288

NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009288 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 2 BLK.7 DB 252 PG 461 LOT 4 Strap Number 20-44-27-02-00007.0040

Names in which assessed:

LOUISE POZEGA, LOUISE POZEGA ESTATE, TAIRN L TONONI ESTATE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/23/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

24-02186L

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-023300

Year of Issuance 2020 De-

scription of Property LEHIGH

ACRES UNIT 16 BLK 50 PB 20

PG 36 LOT 82 Strap Number

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/16/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-005251 Year of Issuance 2020 De-

scription of Property LEHIGH

ACRES UNIT 3 BLK.24 PB 15 PG 61 LOT 17 Strap Number 12-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/16/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

FOR TAX DEED

Section 197.512 F.S.

Certificate Number: 20-005983

Year of Issuance 2020 De-

scription of Property LEHIGH

ACRES UNIT 2 BLK 12 PB 26

PG 23 LOT 1 Strap Number 19-

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/16/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

44-26-02-00012.0010

VICTOR G SMITH

Names in which assessed:

24-02030L

May 24, 31; June 7, 14, 2024

Tax Deed #:2023002262

assessed are as follows:

24-02076L

May 24, 31; June 7, 14, 2024

Tax Deed #:2023002217

assessed are as follows:

44-26-03-00024 0170

TARPON IV, LLC

ler.

Names in which assessed

23-45-27-16-00050.0820

Names in which assessed:

GORDON C GRAY

Tax Deed #:2023002267

assessed are as follows:

# LEE COUNTY

#### --- TAX DEEDS ---

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following

certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon.

The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was

Certificate Number: 20-021143

Year of Issuance 2020 De-

scription of Property LEHIGH

ACRES UNIT 16 BLK 73 PB 15

PG 238 LOT 21 Strap Number

All of said property being in the County

of Lee, State of Florida. Unless such

12-45-27-16-00073.0210

Names in which assessed:

May 24, 31; June 7, 14, 2024

Tax Deed #:2023002591

THIRD INSERTION

NOTICE OF APPLICATION

FOR TAX DEED

Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that

Morning Star One LLC the holder of

the following certificate(s) has filed said

certificate(s) for a tax deed to be issued thereon. The certificate number(s),

year(s) of issuance, the description of

the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-010153

Year of Issuance 2021 Descrip-

tion of Property LEHIGH

ACRES UNIT 3 BLK 11 DB 254 PG 40 LOT 15 Strap Number 26-44-27-03-00011.0150

of Lee, State of Florida. Unless such

certificate(s) shall be redeemed accord-

ing to the law the property described

in such certificate(s) will be sold to the

highest bidder online at www.lee.real-

taxdeed.com on 07/16/2024 at 10:00

am, by Kevin C. Karnes, Lee County

Clerk of the Circuit Court & Comptrol-

Names in which assessed:

Viktor Adrian Schlegel All of said property being in the County

24-02063L

MARGARET COLHOUER

Tax Deed #:2023002257

assessed are as follows:

## THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S.

Tax Deed #:2023002235 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-005257 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 3 BLK.27 PB 15 PG 61 LOT 3 Strap Number 12-44-26-03-00027.0030 Names in which assessed: JOHN S HITES, JOHN SHER-

MAN HITES ESTATE All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02032L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023001782 NOTICE IS HEREBY GIVEN that TEN EAGLES LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-006345 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 7 BLK 68 PB 15 PG 92 LOT 11 Strap Number 36-44-26-07-00068.0110 Names in which assessed:

AN RAN WANG, SI YAN AN All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02078L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002223 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020638 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 5 BLK 22 PB 15 PG 155 LOT 35 Strap Number 11-45-27-05-00022.0350 Names in which assessed: ALAIN MARSOLLE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002252 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021290 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 6 BLK 32 PB 18 PG 24 LOT 4 Strap Number 13-45-27-06-00032.0040 Names in which assessed: TARPON IV. LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02071L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023001848

NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s). year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 19-012180

Year of Issuance 2019 Description of Property LEHIGH ACRES UNIT 8 BLK 32 DB 254 PG 30 LOT 1 E 1/2 Strap Number 35-44-27-08-00032.001B Names in which assessed: SHARON MARIE LYNCH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02026L

## THIRD INSERTION NOTICE OF APPLICATION

Tax Deed #:2023002253 NOTICE IS HEREBY GIVEN that Buf-NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. for a tax deed to be issued thereon The certificate number(s), year(s) of issuance, the description of the prop-The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was erty and the name(s) in which it was assessed are as follows:

Certificate Number: 20-005778 Year of Issuance 2020 De-scription of Property LEHIGH ACRES REPLAT SEC 14 BLK 13 PB 26 PG 116 LOT 6 Strap Number 14-44-26-02-00013.0060 Names in which assessed:

JOSE MORATALLA All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002268 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021280 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 5 BLK 29 PB 18 PG 23 LOT 4 Strap Number 13-45-27-05-00029.0040 Names in which assessed:

AUDREY PERKINS TRUST All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02070L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002133

NOTICE IS HEREBY GIVEN that West Wind Breeze LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-009051 Year of Issuance 2019 Descrip tion of Property LEHIGH ACRES UNIT 8 BLK 30 DB 254 PG 90 LOT 10 Strap Number 12-44-27-08-00030.0100 Names in which assessed DAVID HAROLD HOLT

All of said property being in the County of Lee, State of Florida. Unless such

certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller

May 24, 31; June 7, 14, 2024 24-02024L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

Section 197.512 F.S. Tax Deed #:2023002218 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-005311 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 6 BLK.58 PB 15 PG 61 LOT 1 Strap Number 12-44-26-06-00058.0010 Names in which assessed:

IGL

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002249 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon

The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-021176 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 18 BLK 87 PB 15

PG 240 LOT 15 Strap Number 12-45-27-18-00087.0150 Names in which assessed: TARPON IV, LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-

certificate(s) shall be redeemed according to the law the property described in such  $\operatorname{certificate}(s)$  will be sold to the ing to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realhighest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County taxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-Clerk of the Circuit Court & Comptrol-May 24, 31; June 7, 14, 2024 ler.

24-02065L

ler.

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002246 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021101 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 13 BLK 61 PB 15 PG 235 LOT 14 Strap Number 12-45-27-13-00061.0140 Names in which assessed: LEVENTURES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02061L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Year of Issuance 2020 De-44-26-03-00025.0100 Names in which assessed:

JESUS GOMEZ CAMERO All of said property being in the County

of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Tax Deed #:2023002234

Certificate Number: 20-005252 scription of Property LEHIGH ACRES UNIT 3 BLK 25 PB 15 PG 61 LOT 10 Strap Number 12-

ler. May 24, 31; June 7, 14, 2024 THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020652 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 7 BLK.26 PB 15 PG 157 LOT 14 Strap Number 11-45-27-07-00026.0140 Names in which assessed: ALAIN MARSOLLE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

# 24-02081L

Tax Deed #:2023002224 NOTICE IS HEREBY GIVEN that Buf-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED

# Section 197.512 F.S.

May 24, 31; June 7, 14, 2024

ler.

24-02035L

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002260 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021241 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 3 BLK 15 PB 18 PG 21 LOT 10 Strap Number 13-45-27-03-00015.0100 Names in which assessed: JAMES C HADFIELD,

JOANNE HATFIELD

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02068L

# May 24, 31; June 7, 14, 2024

ler. May 24, 31; June 7, 14, 2024 24-02034L

May 24, 31; June 7, 14, 2024 24-02033L

24-02031L

May 24, 31; June 7, 14, 2024 24-02045L

ler.

May 24, 31; June 7, 14, 2024

ler.

24-02044I

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002250 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021178 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 18 BLK 88 PB 15 PG 240 LOT 9 Strap Number 12-45-27-18-00088.0090 Names in which assessed: JOSE ILODRE DE FREITAS GOMEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024

24-02066L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002265 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-006331 Year of Issuance 2020 Description of Property LEHIGH PARK UNIT 3 BLK 9 PB 15 PG 66 LOT 28 Strap Number 22-44-26-03-00009.0280 Names in which assessed: DARMONO, DARMONO

## MARJATINI DARMONO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02036L

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002233 NOTICE IS HEREBY GIVEN that Buf falo Bill LLC the holder of the followin certificate(s) has filed said certificate(s for a tax deed to be issued thereon The certificate number(s), year(s) o issuance, the description of the prop erty and the name(s) in which it wa assessed are as follows:

Certificate Number: 20-005238 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 3 BLK 22 PB 15 PG 61 LOT 2 Strap Number 12-44-26-03-00022.0020 Names in which assessed: CASILDA P ACEVEDO, CASIL-DA PEREZ ACEVEDO

All of said property being in the Count of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord ing to the law the property describe in such certificate(s) will be sold to th highest bidder online at www.lee.real taxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee Count Clerk of the Circuit Court & Comptrol ler.

May 24, 31; June 7, 14, 2024 24-02029L

THIRD INSERTION
NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.
Tax Deed #:2023002255
NOTICE IS HEREBY GIVEN that Buf-
falo Bill LLC the holder of the following
certificate(s) has filed said certificate(s)
for a tax deed to be issued thereon.
The certificate number(s), year(s) of
issuance, the description of the prop-
erty and the name(s) in which it was
assessed are as follows:
Certificate Number: 20-006424
Year of Issuance 2020 De-
scription of Property LEHIGH ACRES REPLAT SEC 23
BLK 9 PB 26 PG 122 LOT 28
Strap Number 23-44-26-02-
00009.0280
Names in which assessed:
CHARLES H KUCHEN, ISA-
BELLE K KUCHEN
All of said property being in the County
of Lee, State of Florida. Unless such
certificate(s) shall be redeemed accord-
ing to the law the property described
in such certificate(s) will be sold to the
highest bidder online at www.lee.real-
taxdeed.com on 07/16/2024 at 10:00
am, by Kevin C. Karnes, Lee County
Clerk of the Circuit Court & Comptrol- ler.
ler. May 24, 31; June 7, 14, 2024
Way 24, 51; June 7, 14, 2024

24-02037L

THIRD INSERTION
NOTICE OF APPLICATION
FOR TAX DEED
Section 197.512 F.S.

Tax Deed #:2023002258 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021145 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 16 BLK 74 PB 15 PG 238 LOT 3 Strap Number 12-45-27-16-00074.0030 Names in which assessed: AARON H STANKIEWICZ, ALAN H STANKIEWICZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02064L

#### --- TAX DEEDS ----

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002222

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021039 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 9 BLK 43 PB 15 PG 231 LOT 11 Strap Number 12-45-27-09-00043.0110 Names in which assessed: MARLEINE CHARLES

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02060L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002214 NOTICE IS HEREBY GIVEN that Buf-

falo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020839 Year of Issuance 2020 De scription of Property LEHIGH ACRES UNIT 15 BLK 65 PB 15 PG 166 LOT 25 Strap Number 11-45-27-15-00065.0250 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7. 14. 2024 24-02053L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023001661 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was assessed are as follows: Certificate Number: 20-009617 Year of Issuance 2020 Description of Property GREENBRIAR UNIT 17 BLK 82 PB 27 PG 27 LOT 9 Strap Number 04-44-27-13-00082.0090

Names in which assessed: GLOBAL REAL ESTATE USA,

LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest hidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002242

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021034 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 9 BLK 41 PB 15 PG 231 LOT 2 Strap Number 12-45-27-09-00041.0020 Names in which assessed: ARRA ASHJIAN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02059L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002212

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020806 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 14 BLK 59 PB 15 PG 165 LOT 8 Strap Number 11-45-27-14-00059.0080 Names in which assessed:

TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02051L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002225 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020667 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 7 BLK.28 PB 15 PG 157 LOT 13 Strap Number 11-45-27-07-00028.0130 Names in which assessed: JAMES B FOULK JR, MARY JO

FOULK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002221 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021017 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 7 BLK 32 PB 15 PG 229 LOT 20 Strap Number 12-45-27-07-00032.0200 Names in which assessed: TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02058L

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023002231

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020773 Year of Issuance 2020 De scription of Property LEHIGH ACRES UNIT 13 BLK 52 PB 15 PG 163 LOT 13 Strap Number 11-45-27-13-00052.0130 Names in which assessed: ROGER E DENT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02050L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002220 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the prop-

erty and the name(s) in which it was assessed are as follows: Certificate Number: 20-020935 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 2 BLK 9 PB 15 PG 224 LOT 10 Strap Number 12-45-27-02-00009.0100 Names in which assessed:

PIONEER VALLEY MUSIC INC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002240 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020987 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 5 BLK 25 PB 15 PG 227 LOT 12 Strap Number 12-45-27-05-00025.0120 Names in which assessed: XUN LI

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02057L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002230

NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020772 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 13 BLK 52 PB 15 PG 163 LOT 12 Strap Number 11-45-27-13-00052.0120 Names in which assessed: ROGER E DENT

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

24-02049L

THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002587 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-009747 Year of Issuance 2021 Descrip-tion of Property LEHIGH ACRES UNIT 9 BLK 35 DB 254 PG 55 LOT 14 Strap Number 23-44-27-09-00035.0140 Names in which assessed: HAZEL LA MURA, JOSEPH C

LA MURA All of said property being in the County

of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002239 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows: Certificate Number: 20-020957

Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 4 BLK 17 PB 15 PG 226 LOT 3 Strap Number 12-45-27-04-00017.0030 Names in which assessed: NANCY WIRTH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

May 24, 31; June 7, 14, 2024 24-02056L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002229 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020757 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 11 BLK 45 PB 15 PG 161 LOT 20 Strap Number 11-45-27-11-00045.0200 Names in which assessed: KRISTINE H BAIER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller

May 24, 31; June 7, 14, 2024 24-02048L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002583 NOTICE IS HEREBY GIVEN that Morning Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 21-004458 Year of Issuance 2021 Description of Property LEHIGH ACRES UNIT 7 BLK 41 PB 26 PG 34 LOT 9 Strap Number 20-44-26-07-00041.0090 Names in which assessed: D GRAUER-BRIESE, DIETER GRAUER-BRIESE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002232 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020844 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 15 BLK 66 PB 15 PG 166 LOT 8 Strap Number 11-45-27-15-00066.0080 Names in which assessed:

CASTLE PROPERTIES 2 LLC All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller

May 24, 31; June 7, 14, 2024 24-02054L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002228 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), vear(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-020706 Year of Issuance 2020 Description of Property LEHIGH ACRES UNIT 9 BLK 36 PB 15 PG 159 LOT 15 Strap Number 11-45-27-09-00036.0150 Names in which assessed: WANDA JEANNE MAY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02047L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023002254 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-021856 Year of Issuance 2020 De-scription of Property LEHIGH ACRES UNIT 1 BLK 5 PB 18 PG 37 LOT 13 Strap Number 15-45-27-01-00005.0130 Names in which assessed:

JOHN RORRI SAINT, RORRI SAINTJOHN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol

ler. May 24, 31; June 7, 14, 2024

ler

May 24, 31; June 7, 14, 2024 24-02042L

May 17, 24, 31; June 7, 2024

24-01948L

## May 24, 31; June 7, 14, 2024

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24-02046L

ler.

May 24, 31; June 7, 14, 2024 24-02055L May 24, 31; June 7, 14, 2024

ler May 24, 31; June 7, 14, 2024

May 24, 31; June 7, 14, 2024

24-02073L

#### THIRD INSERTION

#### NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

Tax Deed #:2023001710 NOTICE IS HEREBY GIVEN that Day Star One LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 19-017555 Vear of Issuance 2019 Descrip-tion of Property LEHIGH ACRES UNIT 9 BLK 43 PB 15 PG 231 LOT 14 Strap Number 12-45-27-09-00043.0140 Names in which assessed: DELSIE NAIRNE, TREVOR NAIRNE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024

24-02028L

FOURTH INSERTION	FOURTH INSERTION	THI
NOTICE OF APPLICATION	NOTICE OF APPLICATION	NOTICI
FOR TAX DEED	FOR TAX DEED	FO
Section 197.512 F.S.	Section 197.512 F.S.	Sec Tax Deed #:2
Tax Deed #:2023002194	Tax Deed #:2023002204	NOTICE IS I
NOTICE IS HEREBY GIVEN that Cape	NOTICE IS HEREBY GIVEN that Buf-	falo Bill LLC
Holdings Enterprises Inc the holder of	falo Bill LLC the holder of the following	certificate(s)
the following certificate(s) has filed said	certificate(s) has filed said certificate(s)	for a tax de
certificate(s) for a tax deed to be issued thereon. The certificate number(s),	for a tax deed to be issued thereon. The certificate number(s), year(s) of	The certifica
year(s) of issuance, the description of	issuance, the description of the prop-	issuance, the
the property and the name(s) in which	erty and the name(s) in which it was	erty and the assessed are a
it was assessed are as follows:	assessed are as follows:	Certificate
Certificate Number: 20-008881	Certificate Number: 20-020420	Year of
Year of Issuance 2020 De-	Year of Issuance 2020 De-	scription
scription of Property LEHIGH ACRES UNIT 11 BLK.100 PB	scription of Property LEHIGH ACRES UNIT 10 BLK.56 PB 18	ACRES U
15 PG 92 LOT 20 Strap Number	PG 11 LOT 18 Strap Number 10-	PG 237 L
36-44-26-11-00100.0200	45-27-10-00056.0180	12-45-27-1 Names in
Names in which assessed:	Names in which assessed:	JEANNE
FRANK J PSAILA	JOANNE P BALLENGEE	SEPH PAI
All of said property being in the County	All of said property being in the County	All of said pro
of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-	of Lee, State of Florida. Unless such certificate(s) shall be redeemed accord-	of Lee, State
ing to the law the property described	ing to the law the property described	certificate(s)
in such certificate(s) will be sold to the	in such certificate(s) will be sold to the	ing to the la in such certif
highest bidder online at www.lee.real-	highest bidder online at www.lee.real-	highest bidd
taxdeed.com on 07/09/2024 at 10:00	taxdeed.com on 07/09/2024 at 10:00	taxdeed.com
am, by Kevin C. Karnes, Lee County	am, by Kevin C. Karnes, Lee County	am, by Kevi
Clerk of the Circuit Court & Comptrol- ler.	Clerk of the Circuit Court & Comptrol- ler.	Clerk of the O
May 17, 24, 31; June 7, 2024	May 17, 24, 31: June 7, 2024	ler.

May 17, 24, 31; June 7, 2024 24-01954L RD INSERTION E OF APPLICATION OR TAX DEED ction 197.512 F.S. 2023002247

HEREBY GIVEN that Bufthe holder of the following has filed said certificate(s) eed to be issued thereon. cate number(s), vear(s) of e description of the prope name(s) in which it was as follows:

e Number: 20-021128 Issuance 2020 De-of Property LEHIGH JNIT 15 BLK 67 PB 15 LOT 15 Strap Number -15-00067.0150 which assessed: E V PALIPCHAK, JO-ALIPCHAK

roperty being in the County e of Florida. Unless such shall be redeemed accordaw the property described ificate(s) will be sold to the der online at www.lee.realon 07/16/2024 at 10:00 vin C. Karnes, Lee County Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024 24-02062L

24-02080L THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S. Tax Deed #:2023001660 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s)

for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-009616 Year of Issuance 2020 Description of Property GREENBRIAR UNIT 17 BLK 82 PB 27 PG 27 LOT 8 Strap Number 04-44-27-13-00082.0080 Names in which assessed: GLOBAL REAL ESTATE USA, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

May 24, 31; June 7, 14, 2024

24-02041L

#### THIRD INSERTION NOTICE OF APPLICATION FOR TAX DEED Section 197.512 F.S.

24-02077L

Tax Deed #:2023001643 NOTICE IS HEREBY GIVEN that Buffalo Bill LLC the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 20-009514 Year of Issuance 2020 Description of Property GREENBRIAR UNIT 9 PT S BLK 43 PB 27 PG 14 LOT 5 Strap Number 03-44-27-12-00043.0050 Names in which assessed: GLOBAL REAL ESTATE USA, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 07/16/2024 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptrol-

# May 24, 31; June 7, 14, 2024

24-02040L