

# MANATEE COUNTY LEGAL NOTICES

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

#### FIRST INSERTION

#### Notice of Self Storage Sale

Please take notice Hide-Away Storage - Ellenton, located at 2900 US 301 N., Ellenton, FL 34222 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 8/28/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Tabaly Gonzalez unit #00101; Christopher Bailey unit #00198; John Walker III unit #00656; Reginald Douglas unit #00741; Jodi Rodgers unit #00937. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

August 9, 16, 2024 24-01208M

#### FIRST INSERTION

#### Notice of Self Storage Sale

Please take notice Prime Storage - Bradenton located at 512 Cortez Road W Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below Occupants whom are in default at an Auction. The sale will occur as an online auction via www. storagetreasures.com on 8/26/2024 at 12:00PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Dustin Barbee unit #H10102; Ervin Lowell unit #H10403; Michael Perce unit #H10601; Nicole Ramsay unit #V10921; Dorothy Bishop unit #V10925. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. August 9, 16, 2024 24-01209M

#### 845-3115.

#### FIRST INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that 08/23/2024, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1969 CAMB mobile home bearing Vehicle Identification Number 60122523 and all personal items located inside the mobile home. Last Tenant: Michael Francis Konopka, Estate of Michael Konopka, All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Michael Konopka, and Susan Powers, as potential heir. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221 (941)-

24-01245M August 9, 16, 2024

#### FIRST INSERTION

#### PADDOCKS COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS PURSUANT TO SEC-TION 170.07, FLORIDA STATUTES, BY THE PADDOCKS COMMUNITY DEVELOPMENT DISTRICT

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

#### NOTICE OF REGULAR MEETING OF THE PADDOCKS COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors ("Board") of the Paddocks Community Development District ("District") will hold public hearings on August 30, 2024 at 11:00 A.M., at ZNS Engineering, 1023 Manatee Avenue West, Bradenton, Florida 34205, to consider the adoption of an assessment roll, the imposition of special assessments to secure proposed bonds on benefited lands within the District, a depiction of which lands is shown below, and to provide for the levy, collection and enforcement of the special

The District is located entirely within unincorporated Manatee County, Florida. The lands to be improved are generally located on the southeast corner of Ellenton Gillette Road and 37th Street East, and are geographically depicted below and in the Master Engineer's Report, dated June 25, 2024 ("Engineer's Report"). The public hearing is being conducted pursuant to Chapters 170, 190 and 197, Florida Statutes. 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, (561) 571-0010 ("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 are currently expected to include, but are not limited to, roadways, water and sewer utilities, stormwater management, hardscape and landscape, amenities, environmental conservation and mitigation, offsite improvements, and other infrastructure ("Improvements"), all as more specifically described in the Engineer's Report on file and available during normal business hours at the District Manager's Office. According to the Engineer's Report, the estimated cost of the Improvements is \$23,760,000.

The District intends to impose assessments on benefited lands in the manner set forth in the District's Master Special Assessment Methodology Report, dated June 28, 2024 ("Assessment Report"), which is on file and available during normal business hours

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 Assess ment 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 on an equal assessment per acre basis, 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 \$32,840,000 in debt, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows: Bond Assessment Apportionment

Unit Type	Total Number of Units	Total Cost Allocation	Total Bond Assessment Apportionment	Bond Assessment Apportionment per Unit	Annual Bond Assessment Debt Service per Unit - paid in March*
Single Family 40'	152	\$12,368,219.18	\$17,094,794.52	\$112,465.75	\$10,627.71
Single Family 50'	112	\$11,391,780.82	\$15,745,205.48	\$140,582.19	\$13,284.63
Total	264	\$23,760,000,00	\$32.840.000.00		

\* Includes costs of collection estimated at 2% (subject to change) and an allowance for early payment discount estimated at 4%

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 Manatee 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, on **August 30, 2024 at 11:00 A.M., at ZNS Engineering, 1023 Manatee Avenue West, Bradenton, Florida 34205**, 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. The Board meeting and/or the public hearings may be continued in progress to a certain date and time announced at such meeting

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 at 1-800-955-8770 for aid in contacting the District office.

## PADDOCKS COMMUNITY DEVELOPMENT DISTRICT

August 9, 16, 2024



#### FIRST INSERTION

#### NOTICE OF PUBLIC SALE

Notice is hereby given that on 8/23/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1979 FLEE HS FLFL1594A & FLFL1594B Last Tenants: MICHAEL MATOUK III and all unknown parties beneficiaries Sale to be at MHC COLONY COVE, LLC, 101 AMSTERDAM AVE, ELLENTON, FL 34222. 813-282-5925. 24-01237M August 9, 16, 2024

#### FIRST INSERTION

#### NOTICE OF PUBLIC SALE

Notice is hereby given that on 8/23/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1990 FLEE HS FLFLL70A18036SE Tenants: ROBIN FRENCH JOHNSON and all unknown parties beneficiaries . Sale to be at MHC RIDGE-WOOD ESTATES LLC, 3461 STEPH-ANIE LANE, ELLENTON, FL 34222. 813-282-6754

24-01238M August 9, 16, 2024

#### FIRST INSERTION TARA COMMUNITY DEVELOPMENT DISTRICT 1

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2024/2025 BUDGET; AND NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF MAINTENANCE AND OPERATION SPECIAL ASSESSMENTS AS WELL AS DEBT SERVICE ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors for Tara Community Development District 1 will hold a public hearing and a regular meeting on Tuesday, August 27, 2024, at 9:30 a.m. at the Tara Community Center located at 7340 Tara Preserve Lane, Bradenton, Florida 34203.

The first purpose of the public hearing is to receive public comment and testimony on the Fiscal Year 2024/2025 Proposed Budget. The additional purpose of the public hearing is to consider the imposition of special assessments to fund the District's proposed budget for Fiscal Year 2024/2025 upon the lands located within the District, consider the adoption of an assessment roll, and to provide for the levy, collection, and enforcement of the assessments. The public hearing is being conducted pursuant to Chapter 190, Florida Statutes. At the conclusion of the public hearing, the Board will, by resolution, adopt a budget and levy assessments as finally approved by the Board. A regular Board meeting of the District will also be held where the Board may consider any other business that may properly come before it.

A copy of the proposed budget, preliminary assessment roll, which describes each property to be assessed and the amount to be assessed, and the agenda for the public hearing and meeting may be obtained at the offices of the District Manager, located at 210 N. University Drive, Suite 702, Coral Springs, Florida 33071, during normal business hours.

In accordance with Chapter 189, Florida Statutes, the Proposed Budget will be post ed on the District's website (taracdd.org) at least two days before the Budget Public Hearing date.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. The public hearing and/or meeting may be continued to a date, time, and place to be specified on the record at the hearing or meeting.

Any person requiring special accommodations at this public hearing or meeting be cause of a disability or physical impairment should contact the District Manager at (813) 382-7355 or Kristee.Cole@inframark.com at least forty-eight (48) hours prior to the public hearing and meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1 or toll free at 1-(800) 955-8770 for aid in contacting the District Manager at least three (3) days prior to the date of the public hearing and meeting.

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

Kristee Cole District Manager

August 9, 16, 2024

24-01214M

#### 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 Cardinal Angel Sweets located at 5466 Latches Lane in the City of Lakewood Ranch, Manatee County, FL 34211 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida

Dated this 6th day of August, 2024. Megan Hausler

August 9, 2024 24-01232M

#### 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 Louise Elaine Jewelry located at 3610 36th Ave E #161 in the City of Palmetto, Manatee County, FL 34221 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 6th day of August, 2024. Louise E Howland

August 9, 2024

#### FIRST INSERTION

#### Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of SUNSHINE DAZE BOUTIQUE LLC located at 206 65TH STREET in the City of HOLMES BEACH, Manatee County, FL 34217 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 6th day of August, 2024. Barbara Thul

August 9, 2024 24-01233M

# FIRST INSERTION

#### NOTICE OF PUBLIC SALE

Notice is hereby given that on 08/23/2024, at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1980 HOME mobile home bearing Vehicle Identification Number 01611227N and all personal items located inside the mobile home. Last Tenant: Jaye Stella Shafer, Estate of Jaye Stella Shafer, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Jaye Stella Shafer. Sale to be held at: Coach House, 4907 28th Avenue East, Palmetto, Florida 34221 (941)-845-3115. August 9, 16, 2024 24-01242M

# FIRST INSERTION

## NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on August 26, 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 STORÂGE # 22125, 2100 US Highway 301 N, Palmetto, FL 34221, (941) 212-4690

## Time: 09:45 AM

Sale to be held at www.storagetreasures.com.

0023 - Dutra, Jason; 0049 - Sands, Cory; 0066 - Wall, Tina; 0069 - Philbrick, Tristan; 0070 - Moore, Troy; 0086 - Murphy, Keishone; 0148 - Wall, Tina; 0156 - Casas, Hugo; 0175 - Lenz, John; 0315 - Lenz, John; 0328 - Sands, Cory; 0432 - Walsh, Robert; 0547 - Baity, Tiara; 1065 - mcpherson, Jamyriah; 1092 - Randall, Lakenyah; 1095 - Colter, Kamaurion; 2001 - Rolle, Lathario; 2014 - Adkison, Steven; 2017 - Rausch, Carrie; 2024 - Benjamin, Dexter; 2026 - Benjamin, Dexter; 2048 - Rogers, Calvin; 2075 - Smith, Harold; 2156 - FLEMING, LAGUANDA; 2167 - Waiters, Leslie; 2227 - Green, Sean; 2248 - Picciano, John; 3007 - Picciano, John; 3061 - Tailored Interiors by Trae Griffin, Montrae; 3063 - Galloway, William; 3092 - Puffenburger, Tina K; 4067 - Harrell, Merchelle; 4169 - Hillery, Jennifer; 4184 - Boyo, Antwan; 4235 - Joynes, Jesse; 4240 - Armstrong, Debbie; 4248 - MARSHALL, JOHNNIE LEE; 4249 - johnson, Shane

PUBLIC STORAGE # 25803, 3009 53rd Ave E, Bradenton, FL 34203, (941) 217-7078

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

0434 - Mcintyre, Janis; 0461 - Snow, Marsha; 0475 - Watkins, Crystal; 0531 - wiggins, Marybeth; 0609 - Byrd, Jewneathia; 0614 - fraiser, albrina; 0660 - Lawson, James; 0666 - Burton, James; 0720 - Lopez, Samuel; 0725 - Denali Transports, LLC George, Frisch; 0804 - Idalmys, Espinosa; 0838 - Alexander, Terrika; 0849 - Yacin, Charlene; 2014 - Redden, Christell; 2034 - Monteleone, Anthony; 2051 - Perlstein, Marla; 2098 - Berger, Richard; 2120 - Zamudio, Esmeralda

 $PUBLIC\,STORAGE\,\sharp\,25948,6801\,Cortez\,Road\,W, Bradenton, FL\,\,34210,(941)\,217-7531$ 

## Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

A18CC - Perry, Brandy N; B18 - Shard'AE, Bianca; B34 - cooper, Lois; B41 - hill, Rashaud; C04 - Welsh, Margaret; C08CC slocum, michael; C09 - carpenito, patricia; C34 - Heredia, Daniel; D12CC - Mc Umber, James; D18CC - Cromwell, Christopher; E13CC - Holzhause, James; E25CC - Schellenberger, Harmony; E26CC - Adkins, Kenneth; E40CC - Coleman, Hassan; F20 -Hildebrand, Katherine; G03 - white, Tawan; G09CC - Montgomery, Chances; G12CC - Laskett, Sinclair; H14 - Hill, Rashaud; J11CC - Anderson, Alloyn; K03CC - Mesa, Nicholas; K10CC - edwards, Cody; L11CC - Baker, David

PUBLIC STORAGE # 27137, 6500 Manatee Ave W, Bradenton, FL 34209, (941) 867-9430

Sale to be held at www.storagetreasures.com.
1324 - Mathews, Kevin; 1436 - Nunez, Chad; 1502 - Wochnik, Jurgen; 1503 - Daggett, Michael; 2007 - abdullah-haytham, Jahzara; 2018 - Jones, Robyn; 2023 - soldati, michelle; 2202 - Rodman, Shakeitha; 2205 - Currie, Sonia; 2313 - Healy, Kayla; 2315 - Wochnik, Jurgen; 2347 - Carlson, Jessica Frost; 2413 - Rosko, Sandra

PUBLIC STORAGE # 27251, 920 Cortez Road W, Bradenton, FL 34207, (941) 217-7473

24-01218M

Sale to be held at www.storagetreasures.com. A004 - gutierrez, Jessica; A020 - kruse, donna; A022 - Fleuranville, Mishiline; A043 - Duffy, Faith; A044 - Adderley, Dorette; A053 - bontrager, Timothy; A059 - Gonzales, Edwin; A068 - Dufrene, Wesley; B016 - Fry, Maria; B032 - Wilson, Carlton; B050 - Cameron, Sandy; C012 - Trotter, Cathy; C013 - Williams, Elroy; C070 - Widner, Michelle; C072 - Barrett, Hollie; C097 - Milton, Mercedes; C098 - Lewis, Cynthia; C118 - Malinowski, Dawn; D022 - Frechette, Gregory; D047 - Cabrera, Abdiel; D082 - Dent, Mallorie; E032 - adams, Jahyra; E044 - Bradley, Daquarius; F027 - Duche, Lori; G007 - Rafferty, Danielle; G011 - Hird, Azirra; G046 - Brown, Jason; H008 - courtney, Judy; H023 - Edwards, Tykearia; H055 - Washington, Dominique;

PUBLIC STORAGE # 77875, 6015 26th St W, Bradenton, FL 34207, (941) 290-5339

## Time: 01:15 PM

Sale to be held at www.storagetreasures.com.

0136 - Webb, Kevin; 0189 - Kurgansky, Gene; 0207 - Juan Ortiz, Juna; 0260 - Crawford, Anthony; 0315 - Mendoza, Alma; 1059 - Mendoz

- Buck, Zachary; 2042 - Casiano, Cristian; 2078 - Wright, Jokierra; 2135 - Solomon, Ashley 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.

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

MANATEE COUNTY

#### FIRST INSERTION

PUBLIC NOTICE COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT SPECIAL MEETING ATTORNEY/CLIENT SESSION MEETING MONDAY, AUGUST 19, 2024 AT 6:30 PM

COPPERSTONE CLUBHOUSE, 8145 115TH AVENUE EAST, PARRISH, FL 34219

A meeting will be held under the Attorney/Client Session provisions available under Florida's Sunshine Law, Section 286.011(8), Florida Statutes, on Monday, August 19, 2024, and beginning at 6:30 p.m. and lasting approximately sixty (60) minutes at the request of the District's Attorney. This meeting shall be held at the Copperstone Clubhouse, 8145 115TH Avenue East, Parrish, FL 34219. This meeting shall commence at an open meeting and then will move into an Attorney/Client Session limited in attendance to the District Attorneys, Marisa Powers and Matthew Liebert and District Managers Matthew Huber and Stephanie DeLuna who will meet in private with the Board of Supervisors of the Copperstone Community Development District (Adam Bailey, Gerard Litrenta, Michael Fondario, Ryan Stulman, and Tom Fretz), and a court reporter who will transcribe the full proceedings to be made part of the public record for release at the conclusion of the litigation for the purpose of discussing: settlement negotiations or strategy sessions related to litigation expenditures in the following court case: Copperstone Community Development District v. Crosscreek Environmental, Inc., et al, Case No.: 2023-CA-0041075. At the conclusion of the private portion of the meeting, the meeting shall then reopen in public.

PURSUANT TO SECTION 286.0105, FLORIDA STATUTES, IF AN INDIVIDU-AL DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD OF SUPER-VISORS WITH RESPECT TO ANY MATTER CONSIDERED AT THIS MEET-ING, A RECORD OF THE PROCEEDINGS WILL BE REQUIRED AND THE INDIVIDUAL WILL NEED TO ENSURE THAT A VERBATIM TRANSCRIPT OF THE PROCEEDINGS IS MADE. WHICH RECORDING INCLUDES THE TESTI-MONY AND EVIDENCE UPON WHICH THE APPEAL IS BASED.

PURSUANT TO SECTION 286.26. FLORIDA STATUTES. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND FLORIDA STATE STATUTES, PERSONS WITH DISABILITIES NEEDING SPECIAL ASSIS-TANCE TO PARTICIPATE IN THIS PROCEEDING SHOULD CONTACT THE DISTRICT MANAGER AT LEAST THREE BUSINESS DAYS PRIOR TO THE MEETING (813) 933-5571.

August 9, 2024 24-01243M

#### FIRST INSERTION

#### Notice of Public Hearing and Board of Supervisors Meeting of the Villages of Glen Creek Community Development District

The Board of Supervisors (the "Board") of the Villages of Glen Creek Community Development District (the "District") will hold a public hearing and a meeting on August 27, 2024, at 6:00 p.m. at the SpringHill Suites by Marriott Bradenton Downtown/Riverfront located at 102 12th Street West, Bradenton, Florida 34205.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2024-2025 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting www. villagesofglencreekcdd.org, or may be obtained by contacting the District Manager's office via email at Heather@breezehome.com or via phone at (813)565-4663.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities  $\operatorname{Act}$ , any person requiring special accommodations 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 at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

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

Heather Dilley District Manager August 9, 2024

24-01213M

## FIRST INSERTION

#### PADDOCKS COMMUNITY DEVELOPMENT DISTRICT REQUEST FOR PROPOSALS FOR ANNUAL AUDIT SERVICES

The Paddocks Community Development District hereby requests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2024, with an option for two additional optional annual renewals. The District is a local unit of special-purpose government created under Chapter 190, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in Manatee County, Florida, and has an annual operating budget of approximately \$85,123. The final contract will require that, among other things, the audit for the fiscal year ending September 30, 2024, be completed no later than April 15, 2025.

The auditing entity submitting a proposal must be duly licensed under Chapter 473, Florida Statutes, and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida Law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposal packages, which include evaluation criteria and instructions to proposers, are available from the District Manager at the address and telephone number listed  $\,$ 

Proposers must provide one (1) unbound and one (1) electronic copy of their proposal to the District Manager, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010 in an envelope marked on the outside "Auditing Services, Paddocks Community Development District." Proposals must be received by 12:00 p.m., on August 16, 2024, at the office of the District Manager. Please direct all questions regarding this Notice to the District Manager.

District Manager August 9, 2024

24-01240M

# **PUBLISH YOUR** LEGAL NOTICE Call **941-906-9386** and select the appropriate County name from the menu. or email Business Business Observer or email

#### FIRST INSERTION

#### PADDOCKS COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARINGS TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2023/2024 BUDGET AND FISCAL YEAR 2024/2025 BUDGET; AND NOTICE OF REGULAR BOARD OF SU-PERVISORS' MEETING.

The Board of Supervisors ("Board") of the Paddocks Community Development District ("District") will hold public hearings on August 30, 2024 at 11:00 A.M., at ZNS Engineering, 1023 Manatee Avenue West, Bradenton, Florida 34205 for the purpose of hearing comments and objections on the adoption of the proposed budget of the District for the fiscal year beginning October 1, 2023, and ending September 30, 2024 (the "2023/2024 Proposed Budget"), as well as the proposed budget for the fiscal year beginning October 1, 2024, and ending September 30, 2025 "2024/2025 Proposed Budget" and, along with the 2023/2024 Proposed Budget, the "Proposed Budgets"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budgets may be obtained at the offices of the District Manager, Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida, 33431, (561) 571-0010 ("District Manager's Office"), during normal business hours

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

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

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

District Manager

August 9, 16, 2024 24-01215M

#### FIRST INSERTION

#### EAST RIVER RANCH STEWARDSHIP DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2025 PROPOSED BUDGET(S); AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors ("Board") of the East River Ranch Stewardship District ("District") will hold a public hearing and regular meeting as follows:

DATE: August 29, 2024 TIME: 9:00 a.m. Medallion Home LOCATION: 1651 Whitfield Ave., Suite 200 Sarasota, Florida 34243

The purpose of the public hearing is to receive comments and objections on the adoption of the District's proposed budget(s) for the fiscal year beginning October 1, 2024, and ending September 30, 2025 ("**Proposed Budget**"). A regular Board meeting of the District will also be held at the above time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, Wrathell, Hunt and Associates, LLC, at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, Ph: (561) 571-0100 ("District Manager's Office"), during normal business hours, or by visiting the District's website at https://eastriverranchsd.net/.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and/or meeting may be continued in progress to a date, time certain, and place to be specified on the record at the public hearing and/or meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

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

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

District Manager

August 9, 16, 2024 24-01216M

## FIRST INSERTION

#### NOTICE OF FINAL AGENCY ACTION BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is given that the District's Final Agency Action is approval of the minor alteration of an existing Surface Water Management System on 175.50 acres to serve the <u>Residential</u> project known as <u>North River Ranch Phases IV-A & IV-B Mod</u>. The project is located in <u>Manatee County</u>, Section(s) <u>17, 18</u>, Township <u>33</u> South, Range <u>19</u> E. The permit applicants are <u>North Manatee Investment</u>, <u>LLC</u>, <u>5800 Lakewood</u> Ranch Boulevard, Sarasota, FL 34240 and Haval Farms, LLC, 5800 Lakewood Ranch Boulevard, Sarasota, FL 34240. The Permit No. is 43030935.043.

The file(s) pertaining to the project referred to above is available for inspection Monday through Friday except for legal holidays, 8:00 a.m. to 5:00 p.m., at the Southwest Florida Water Management District (District) at 7601 Highway 301 North, Tampa, Florida 33637.

## NOTICE OF RIGHTS

Any person whose substantial interests are affected by the District's action regarding this permit may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or final action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooksville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 21 days of publication of this notice (or within14 days for an Environmental Resource Permit with Proprietary Authorization for the use of Sovereign Submerged Lands). Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57,F.S.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of final agency action. Persons whose substantial interests will be affected by any such final decision of the District on the application have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above

Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's final action in this matter is not available prior to the filing of a request for hearing.

August 9, 2024 24-01227M

#### FIRST INSERTION

#### NOTICE OF AUDIT REVIEW COMMITTEE MEETING PROSPERITY LAKES COMMUNITY DEVELOPMENT DISTRICT

 $The \ Board \ of \ Supervisors \ of \ Prosperity \ Lakes \ Community \ Development \ District \ will$ hold their regular meeting on August 22, 2024 at 11:00 a.m. at the offices of Harrison Ranch Clubhouse located at 5755 Harrison Ranch Blvd. Parrish FL 34219. There will be an Audit Committee meeting just prior to the onset of the Board of Supervisors' meeting. The Audit Committee will review, discuss and evaluate the proposals submitted in response to the RFP for Audit Services.

The meeting is open to the public and will be conducted in accordance with provisions of Florida Law for Community Development Districts. There may be occasions when one or more Supervisors will participate by telephone. At the above location will be present a speaker telephone so that any person can attend the meeting at the above location and be fully informed of the discussions taking place either in person or by telephone communication.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in these meetings is asked to advise the District Office at (813) 933-5571, at least 48 hours before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1 or 1 (800) 955-8770, who can aid you in contacting the District Office.

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Debby Wallace District Manager August 9, 2024

24-01223M

#### FIRST INSERTION

#### EAST RIVER RANCH STEWARDSHIP DISTRICT

#### NOTICE OF REGULAR MEETING AND AUDIT COMMITTEE MEETING

The Board of Supervisors ("Board") of the East River Ranch Stewardship District ("District") and the Auditor Selection Committee ("Audit Committee") will hold a Regular Meeting and an Audit Committee Meeting on August 29, 2024 at 9:00 a.m., Medallion Home, 1651 Whitfield Ave., Suite 200, Sarasota, Florida 34243. The Audit Committee will review, discuss, evaluate, and rank any proposals the District receives pursuant to solicitations for auditing services. Immediately following the Audit Committee meeting, the Board of Supervisors of the District will hold its regular meeting to consider any and all business which may properly come before it.

The meetings are open to the public and will be conducted in accordance with the provision of Florida law. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. A copy of the agenda for the meetings may be obtained by contacting the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431,  $\left(561\right)571\text{-}0010,$  during normal business hours, or by visiting the District's website at https://eastriverranchsd.net/

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meetings. 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.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

August 9, 2024

## FIRST INSERTION

#### REQUEST FOR QUALIFICATIONS FOR ENGINEERING SERVICES FOR THE PADDOCKS COMMUNITY DEVELOPMENT DISTRICT

 $RFQ for \ Engineering \ Services$ 

The Paddocks Community Development District (the "District"), located in the Manatee County, Florida, announces that professional engineering services will be required on a continuing basis for the District's public improvements authorized by Chapter 190, Florida Statutes. The engineering firm selected will act in the general capacity of District Engineer and will provide District engineering services, as

Any firm or individual ("Applicant") desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement "Qualification Statement") of its qualifications and past experience on U.S. General Service Administration's "Architect-Engineer Qualifications, Standard Form No. 330," with pertinent supporting data. Among other things, Applicants must submit information relating to: a) the ability and adequacy of the Applicant's professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant's willingness to meet time and budget requirements; d) the Applicant's past experience and performance, including but not limited to past experience as a District Engineer for any community development districts and past experience with the Manatee County; e) the geographic location of the Applicant's headquarters and offices; f) the current and projected workloads of the Applicant; and g) the volume of work previously awarded to the Applicant by the District. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, construction services, and other engineering tasks.

The District will review all Applicants and will comply with Florida law, including the Consultant's Competitive Negotiations Act, Chapter 287, Florida Statutes ("CCNA"). All Applicants interested must submit one (1) unbound and one (1) electronic copy of Standard Form No. 330 and the Qualification Statement by 12:00 p.m. on August 23, 2024 to the attention of District Manager, Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 ("District Manager's Office").

The Board shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant. and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant.

The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager, must be filed in writing, within seventy-two (72) hours (excluding weekends) after the publication of this Notice. 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 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 Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Ten Thousand Dollars (\$10,000.00).

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

#### FIRST INSERTION

#### Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of The Center for Geriatric Care located at 10940 E SR 70, Suite 103 in the City of Lakewood Ranch, Manatee County, FL 34202 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 9 day of August, 2024. The Center for Urgent Care, LLC Jose A. Avila, MD August 9, 2024

24-01202M

#### 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 The FitzGerald Farm located at 4403 24th Ave E, in the County of Manatee, in the City of Palmetto, Florida 34221 intends to register the said name with the Division of Corporations of the Florida Department of State. Tallahassee, Florida.

Dated at Palmetto, Florida, this 6th day of August, 2024.

Jordan Barker FitzGerald August 9, 2024

#### FIRST INSERTION

#### Notice of Self Storage Sale

Please take notice Xpress Storage – SR70 located at 1102 53rd Ave. W. Bradenton FL 34207 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 8/28/2024 at 10:00AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Johnyece Cummings unit #2005. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

#### FIRST INSERTION

# Notice of Public Hearing and Board of Supervisors Meeting of the Curiosity Creek Community Development District

The Board of Supervisors (the "Board") of the Curiosity Creek Community Development District (the "District") will hold a public hearing and a meeting on August 27, 2024, at 6:00 p.m. at the SpringHill Suites by Marriott Bradenton Downtown/ Riverfront located at 102 12th Street West, Bradenton, Florida 34205.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2024-2025 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting <a href="www.curiositycreekcdd.com">www.curiositycreekcdd.com</a>, or may be obtained by contacting the District Manager's office via email at <a href="heather@breezehome.com">heather@breezehome.com</a> or via phone at (813)565-4663.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations 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 at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

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

Heather Dilley District Manager August 9, 2024

24-01211M

## FIRST INSERTION

#### Notice of Public Hearing and Board of Supervisors Meeting of the Parrish Lakes Community Development District

The Board of Supervisors (the "Board") of the Parrish Lakes Community Development District (the "District") will hold a public hearing and a meeting on August 27, 2024, at 6:00 p.m. at the SpringHill Suites by Marriott Bradenton Downtown/ Riverfront located at 102 12th Street West, Bradenton, Florida 34205.

The purpose of the public hearing is to receive public comments on the proposed adoption of the District's fiscal year 2024-2025 proposed budget. A meeting of the Board will also be held where the Board may consider any other business that may properly come before it. A copy of the proposed budget and the agenda may be viewed on the District's website at least 2 days before the meeting www. parrishlakescdd.org, or may be obtained by contacting the District Manager's office via email at <u>heather@breezehome.com</u> or via phone at (813)565-4663.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations 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 at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting theDistrict Manager's office.

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

Heather Dilley District Manager August 9, 2024



NOTICE TO CREDITORS IN THE CIRCUIT COURT OF MANATEE COUNTY, FLORIDA

PROBATE DIVISION File No. 2024CP001775AX IN RE: The Estate of MICHAEL CHRISTIAN FLECK

The administration of the estate of MICHAEL CHRISTIAN FLECK, deceased, whose date of death was June 16, 2024, File Number 2024CP001775AX, is pending in The Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. The name and address of the personal representative and of the personal representative's attorney are set

deceased

FIRST INSERTION

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against this estate who are served with a copy of this notice 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 PUBLICATION OF THIS NOTICE OR THIRTY DAYS AF-TER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER

BARRED. The date of first publication of this

notice is August 9, 2024. **Personal Representative:** /s/ Todd Christian Fleck PO Box 84

Cortez, FL 34215 /s/ Walter Sowa, III Attorney for Personal Representative 435 12th Street West, Suite 206 Bradenton, FL 34205 941-840-0820 FL Bar No. 102220 Walter@SowaLegal.com

August 9, 16, 2024 24-01247M

#### FIRST INSERTION

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

File No. 2024CP001761AX **Division Probate** IN RE: ESTATE OF BETTY L. BENJAMIN, a/k/a BETTY LOIS BENJAMIN Deceased.

The administration of the estate of Betty L. Benjamin, a/k/a Betty Lois Benjamin, deceased, whose date of death was December 25, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205 or PO Box 25400, Bradenton, FL 34206. 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

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

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

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.

The date of first publication of this notice is August 9, 2024.

# Personal Representative:

Gail Guarino 12312 Terracotta Drive Lakewood Ranch, Florida 34211 Attorney for Personal Representative: Robert George Willman, Esq., Attorney Florida Bar Number: 0352713 ROBERT GEORGE WILLMAN, PA PO Box 50123 SARASOTA, FL 34232 Telephone: (941) 365-7532 Fax: call for E-Mail: willmanrg@gmail.com Secondary E-Mail: willmanrg@aol.com August 9, 16, 2024 24-01229M

--- ESTATE ---

#### FIRST INSERTION NOTICE TO CREDITORS

(Summary Administration) IN THE CIRCUIT COURT IN AND FOR MANATEE COUNTY FLORIDA PROBATE DIVISION FILE NO: 2024 CP 1706 AX IN RE: ESTATE OF

JANET E. SAKERKA 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 Circuit Court for Manatee County, Florida, Probate Division, the address of which is Post Office Box 25400, Bradenton, Florida 34206; that the decedent's date of death was August 23, 2022, that the total value of the estate consists of homestead and exempt property and that the names and address of those to whom it has been assigned by such order are:

Joseph Mark Sakerka, 4953 Sea Island Avenue, Sarasota, Florida 34234 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 SECTION 733.702 OF THE FLORIDA PROBATE COURT.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FIELD TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

The date of first publication of this Notice is August 9, 2024.

#### **Person Giving Notice:** Joseph Mark Sakerka c/o Knowles, Bouziane & Shaffer PLLC

Attorney for Person Giving Notice: William D. Shaffer Florida Bar Number: 65952 Knowles, Bouziane & Shaffer PLLC 2812 Manatee Ave. W. Bradenton, Florida 34205 Telephone: (941) 404-4940 E-Mail: will@bandslaw.com 24-01205M August 9, 16, 2024

#### FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA

File No. 2024-CP-001771AX Probate Division IN RE: ESTATE OF Patricia W. Millslagle, Deceased.

The administration of the estate of Patricia W. Millslagle, deceased, whose date of death was June 4, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division. the address of which is Manatee County Courthouse, Probate Division, P.O. Box 25400, Bradenton, FL 34206-5400. The names and addresses of the personal representative and the personal representative's attorney are set forth

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.

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228. applies, or may apply, unless a written demand is made by a creditor as speci-fied under s. 732.2211, Florida Statutes.

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 August 9, 2024.

#### Personal Representative: Andrew John Bryan 1603 Channelside Place

Parrish, FL 34219 Attorney for Personal Representative: James E. Johnson II Email Address: jjohnson@manateelegal.com Email Address: shern and ez@manateelegal.comFlorida Bar No. 0061621 Greene Hamrick Schermer & Johnson, P.A. 410 43rd Street West, Suite N Bradenton, FL 34209

24-01230M

Telephone: (941) 747-1871

August 9, 16, 2024

#### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No.: 2024 CP 001656 IN RE: ESTATE OF

JACK HAZAN, Deceased. administration of the estate of Jack Hazan, deceased, whose date of death was May 20, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34205. 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 SECTION

733.702WILLBEFOREVERBARRED. 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 August 9, 2024.

# Georganna H. FauntLeRoy-Hazan

7809 Valderrama Way Lakewood Ranch, FL 34202 R. Craig Harrison, Esq., B.C.S. Attorney for Personal Representative Florida Bar No. 0466530 LYONS, BEAUDRY&HARRISON, P.A. 1605 Main Street, Suite 1111 Sarasota, FL 34236 Telephone: 941-366-3282 Facsimile: 941-954-1484

Email: craig@lyonsbeaudryharrison.com annette@lyonsbeaudryharrison.com

August 9, 16, 2024

## FIRST INSERTION

24-01239M

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-001859 IN RE: ESTATE OF

MARGARETTE A. WEISS Deceased. The administration of the estate of Margarette A. Weiss, deceased, whose date of death was February 7, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division,

the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth 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. The personal representative has no duty to discover whether any property

held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732,216-732,228. Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211,

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 SECTION

733.702WILLBEFOREVERBARRED. 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 August 9, 2024.

#### Personal Representative: David D'Amato 206 50th Ave. Dr. E

Bradenton, Florida 34203 Attorney for Personal Representative: Erika Dine, Esquire Florida Bar Number: 0634581 Dine Elder Law, PLLC 11161 E SR 70, Unit 110-822 Lakewood Ranch, FL 34202 Telephone: (941) 746-3900 Fax: (941) 240-2132 E-Mail: erika@dinelaw.com Secondary E-Mail: diane@dinelaw.com August 9, 16, 2024 24-01234M

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA File No. 2024CP001374AX **Division PROBATE** IN RE: ESTATE OF

JAMES K. BRAZILL Deceased The administration of the estate of  $\operatorname{JAMES}$  K. BRAZILL, deceased, whose date of death was April 8, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is P.O. Box 25400, Bradenton, FL 34206. 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 SECTION 733.702 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 August 9, 2024.

Personal Representatives: WENDY BRAZILL 7311 St. Geroge's Way University Park, Florida 34201 U.S. BANK, N.A.

1990 Main St., Suite 750 Sarasota, FL 34236 Attorney for Personal Representative: JONATHAN T. ANDERSON Attorney Florida Bar Number: 0188530 WOOD, SEITL & ANDERSON, P.A. 3665 Bee Ridge Road, Suite # 300 Sarasota, FL 34233 Telephone: (941) 954-5772 Fax: (941) 925-9164 E-Mail: jonathan@wsa-law.com August 9, 16, 2024 24-01246M

# FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION

File No. 2024-CP-001599 **Division Probate** IN RE: ESTATE OF Margaret Abrams

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 Margaret Abrams, deceased. File Number 2024-CP-001599; by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton Florida; that the decedent's date of death was June 13, 2024; that the total value of the estate is \$7,000.00 and that the names and addresses of those to whom it has been assigned by such

order are: NAME ADDRESS Jennifer Goldstein 11492 Summit Rock Court Parrish, FL 34219 Christine A. Abrams 5350 Desoto Road, Unit 1436 Sarasota, FL 34235 William J. Abrams 31 Hillside Avenue Lynbrook, NY 11563 ALL INTERESTED PERSONS ARE

NOTIFIED THAT: All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING ANY OTHER 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 August 9, 2024. **Person Giving Notice:** Jennifer Goldstein

11492 Summit Rock Court Parrish, FL 34219 Attorney for Person Giving Notice: Dana Laganella Gerling, Esq. Florida Bar No. 0503991 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East Bradenton, Florida 34203 Telephone: (941) 756-6600 Email:

dlaganella@gerlinglawgroup.com August 9, 16, 2024

#### --- ESTATE ---

**MANATEE COUNTY** 

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION CASE NO. 2023 CP 003827 IN RE: ESTATE OF CAROL TOPPEL,

**Deceased.**The administration of the estate of CAROL TOPPEL, deceased, Case Number 2023CP003827, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in s. 90.5021, Fla. Stat. applies with respect to the personal representative and any attorney employed by the personal representative

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 must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR

30 DAYS AFTER THE DATE OF SER-VICE 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 August 9, 2024. Richard Toppel 5131 Creekside Trail Sarasota, FL 34243 Personal Representative

Florida Bar No. 0489050 Pitts Law Firm 3034 University Parkway Sarasota, FL 34243 Attorney for Personal Representative August 9, 16, 2024

Tonya Willis Pitts, Esq.

#### FIRST INSERTION

#### AMENDED NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION FILE NO. 2024 CP000978 AX **Division PROBATE** IN RE: ESTATE OF REGINA B. RICHARDSON Deceased.

The administration of the estate of Regina B. Richardson, deceased, whose date of death was March 18, 2024, is pending in the Circuit Court for Mana-tee County, Florida, Probate Division, the address of which is Manatee County Judicial Center, 1051 Manatee Avenue West, Bradenton, Florida, 34205. 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 August 9, 2024.

Personal Representative: Pamela May Gregor

224 Nicholls Hill Road Belle Vernon, Pennsylvania 15012 Attorney for Personal Representative: Stacey Maloney, Esq. Attorney for Pamela May Gregor Florida Bar Number: 1022354 The Law Office of Stacey Maloney, 1990 Main St., Ste. 750

Sarasota, FL 34236 Telephone: (941) 301-8877 E-Mail: stacey@maloneylegalfl.com August 9, 16, 2024 24-01228M

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-001601 **Division Probate** 

IN RE: ESTATE OF MARTIN TELLES A/K/A MARTIN J. TELLES

Deceased. The administration of the estate of MARTIN TELLES, deceased, whose date of death was May 7, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, P. O. Box 25400, Bradenton, FL 34206. 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 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

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

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.

> Personal Representative: Ina B. Telles

Bradenton, FL 34211-8508 Attorney for Personal Representative:

ALL CLAIMS NOT FILED WITHIN

The date of first publication of this notice is August 9, 2024.

5323 Benito Court

Dana Laganella Gerling, Esq. Florida Bar No. 0503991 Affordable Attorney Gerling Law Group Chartered 6148 State Road 70 East. Bradenton, FL 34203 Telephone: (941) 756-6600 Email:

dlaganella@gerlinglawgroup.comAugust 9, 16, 2024 24-01203M

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY FLORIDA PROBATE DIVISION File No. 2024-CP-001654 **Division Probate** 

IN RE: ESTATE OF LAWRENCE J. LIEBERMAN a/k/a L.J. LIEBERMAN Deceased.

The administration of the estate of LAWRENCE J. LIEBERMAN a/k/a L.J. LIEBERMAN, deceased, whose date of death was May 4, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Avenue West, Bradenton, Florida 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and oth-

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

All other creditors of the decedent and other persons having claims or 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 SECTION 733.702 WILL BE FOREVER

FIRST INSERTION

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

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.

The date of first publication of this notice is August 9, 2024.

Personal Representatives: BETSY LIEBERMAN

c/o Jenna Kyle Meltzer 802 11th Street West Bradenton, Florida 34205 STEPHEN D. LIEBERMAN c/o Jenna Kyle Meltzer

802 11th Street West Bradenton, Florida 34205 Attorney for Personal Representative: JENNA KYLE MELTZER E-mail Address: jmeltzer@blalockwalters.com Secondary E-mail: jschembri@blalockwalters.com Alternate Secondary E-mail: mchapman@blalockwalters.com Florida Bar No. 1028517 Blalock Walters, P.A. 802 11th Street West Bradenton, Florida 34205-7734 Telephone: (941) 748-0100 August 9, 16, 2024

#### --- ACTIONS ---

#### FIRST INSERTION

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

CASE NO. 2024CA000503AX WELLS FARGO BANK, N.A.

THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF DAVID B HAWKINS; EUGENE W HAWKINS A/K/A GENE HAWKINS; JOHN C. HAWKINS A/K/A JOHN HAWKINS: PAUL A HAWKINS; JOEL B HAWKINS, DECEASED, ET AL.

Defendants.
TO: RICHARD ALLAN HAWKINS A/K/A RICHARD HAWKINS, Current residence unknown, but whose last known address was: P2B GARDENIA ST, URB SAN, SAN

JUAN, PR 00927 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County, Florida,

LOT 14, BAHIA COURT, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 96, OF THE PUBLIC RE-CORDS OF MANATEE 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 eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 1115 Manatee Avenue

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TWELFTH JUDICIAL CIRCUIT

IN AND FOR MANATEE COUNTY,

FLORIDA

CIVIL DIVISION

CASE NO.: 2023-CA-004138

NOTICE is hereby given that a civil ac-

tion commenced on June 23, 2023, and

is now pending as case number 2023-

CA-004138 in the Circuit Court in the

The name of the unserved party to

and the nature of the proceeding is

a partition on Real Property - Non-Homestead \$1 - \$50,000 or less.

each week for two consecutive weeks in

the Business Observer publication.

This notice shall be published once

Each defendant is required to serve

written defenses to the Complaint on

plaintiff's attorney, Corrie E. Dutton,

Esq., whose address is 10853 Boyette

Road, Riverview, FL 33569, on or be-

fore the 30th day after the first publica-

tion of this Notice, and to file the origi-

nal of the defenses with the clerk of this

court either before service on plaintiff's

attorney or immediately thereafter. If a

defendant fails to do so, a default will

be entered against that defendant for

the relief demanded in the complaint

or petition.

State of Florida, County of Manatee.

CHASIRIS ELLERSON

1611 3rd Avenue West

Palmetto, FL 33569

DONNA TAYLOR and

ERICA ELLERSON and

CHASIRIS ELLERSON,

BRYAN ELLERSON,

Plaintiffs, vs.

Defendants,

West, Bradenton, FL 34206, 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 petition.

In and for Manatee County:

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org. or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011."

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of the Court on this 30TH day of JULY, 2024. Angelina "Angel" Colonneso Clerk of the Circuit Court (SEAL) By: Kris Gaffney

eXL Legal, PLLC, Plaintiff's attorney, 12425 28th Street North, Suite 200, St. Petersburg, FL 33716 1000009850 24-01248M

August 9, 16, 2024

FIRST INSERTION

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney,

you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in

order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of said court at Manatee County, Florida on the 28TH day of AUGUST, 2023.

ANGELINA COLONNESO, ESQ. AS CLERK OF THE COURT (SEAL) BY Kris Gaffney As Deputy Clerk

/s/Corrie E. Dutton Corrie E. Dutton, Esq. Florida Bar No.: 1032315 Law Offices of Stephen K. Hachey, P.A. 10853 Boyette Rd Riverview FL 33569

Phone: 813-549-0096 E-service: cdutton@hacheylawpa.com August 9, 16, 2024 24-01244M FIRST INSERTION

#### NOTICE OF PETITION FOR EXONERATION FROM OR LIMITATION OF LIABILITY

UNITED STATES DISTRICT COURT MIDDLE DISTRICT OF FLORIDA TAMPA DIVISION IN ADMIRALTY

Case No.: 8:23 cv--02890 IN RE: PETITION OF FREEDOM MARINE SALES LLC, as titled owner, and FREEDOM BOAT CLUB LLC, as owner pro hac vice of and for the M/V TIMELESS, a 2023 Crownline E235XS, hull identification number KIS89500C323, her engines, tackle,

and appurtenances, Petitioners. NOTICE is hereby given that Petitioners Freedom Marine Sales LLC, as titled

owner, and Freedom Boat Club LLC, as owner pro hac vice of and for the M/V TIMELESS, a 2023 Crownline E235XS, hull identification number KIS89500C323, her engines, tackle, and appurtenances (the "Vessel"), have filed a Petition claiming the benefit of exoneration from and/or limitation of liability according to law and as provided in Section 30501 et seq. of Title 46, United States Code, Rule F of the Supplemental Rules for Certain Admiralty and Maritime Claims of the Federal Rules of Civil Procedure, and the statutes supplemental thereto and amendatory thereof, and also contesting liability independently of the limita-

tion of liability claimed in said Petition for any loss, damage or injury occurring on or about July 30, 2023, in navigable waters in the area of Holmes Beach, Manatee County, Florida as described in the Petition and said Petition also stating the facts and circumstances upon which exoneration from and/or limitation or liability is claimed. All persons or corporations having

claims arising out of the events mentioned above and as more particularly described in the Petition must present them as provided in Rule F of the Supplemental Rules for Certain Admiralty and Maritime Claims of the Federal Rules of Civil Procedure, to the Clerk, United States District Courthouse for the Middle District of Florida located at 801 North Florida Avenue, Tampa, FL 33602 and serve on or mail copies thereof to the Petitioners' attorneys, CHARLES S. DA-VANT, ESQUIRE and BRANDON BUSHWAY, ESQUIRE, DAVANT LAW, P.A., 12 Southeast 7th Street, Suite 601, Fort Lauderdale, Florida 33301, on or before September 20, 2024 or be defaulted. Personal attendance is not required.

Any claimant desiring to contest

the allegations of the Petition shall file and serve on counsel for Petitioners an Answer to the Petition on or before the aforesaid date unless the Claim includes an Answer so designated or be

Aug. 9, 16, 23, 30, 2024 24-01222M

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA

CIVIL DIVISION CASE NO.: 412024CA001080CAAXMA PENNYMAC LOAN SERVICES, LLC, Plaintiff, vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MISTY HAMMONDS A/K/A MISTY DAWN HAMMONDS, et al.,

Defendants. TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MISTY HAMMONDS A/K/A MISTY DAWN HAMMONDS

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

LOT 15, BLOCK 3, POINCIANA PARK, ACCORDING TO THE MAP OF PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 8, OF THE PUBLIC RE-CORDS OF MANATEE 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 De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, COR-AL SPRINGS, FL 33310 on or before, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OB-

SERVER) 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.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941)

746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are

hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court this 2ND day of AUGUST, 2024.

ANGELINA M. COLONNESO As Clerk of the Court (SEAL) By Kris Gaffney As Deputy Clerk

De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026,  ${\rm CORAL\,SPRINGS,\,FL\,33310}$ 24-01823

August 9, 16, 2024 24-01220M

# How much do legal notices cost?

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

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

Legals.BusinessObserverFL.com

www.floridapublicnotices.com

**VIEW NOTICES ONLINE AT** 

To publish your legal notice Email: legal@businessobserverfl.com

# 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



#### --- SALES ---

#### FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY CIVIL DIVISION Case No. 2023-CA-005224-AX

Division B SETECH, INC. Plaintiff, vs. ESTERO DEVELOPMENT PARTNERS, AS SUCCESSOR IN INTEREST TO ESTERO DEVELOPMENT PARTNERS, LP, OAK TRAIL CONDOMINIUM ASSOCIATION, INC.; OAK TRAIL TOWNHOME ASSOCIATION, INC., AND UNKNOWN TENANTS/

OWNERS,

#### Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on , in the Circuit Court of Manatee County, Florida, Angelina M. Colonneso, Clerk of the Circuit Court, will sell the property situated in Manatee County, Florida described as:

Units 4505, 4509, 4515, 4519, 4523, 4527, 4603, 4607, 4611, 4615, 4619, and 4623, Phase I, OAK TRAIL, a Land Condominium, according to The Declaration of Condominium recorded in Official Records Book 2106, Page 3310, together with amendments recorded in Official Records Book 2137, Page 2029,

and all exhibits and subsequent amendments thereof, Public Records of Manatee County, Florida. and Lots 701, 702, 703, 704, 705,

706, 801, 802, 803, 804, 805, 806, 901, 902, 903, 904, 905 906, 1001, 1002, 1003, 1004, 1005, 1006, 1101, 1102, 1103, 1104, 1105 and 1106, OAK TRAIL PHASE II, according to the map or plat thereof as recorded in Plat Book 66, Page 100, Public Records of Manatee County, Florida.

at public sale, to the highest and best bidder, for cash, www.manatee. realforeclose.com, on September 5,

2024 at 11:00 A.M..

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

Dated: August 6, 2024 /s/David R. Byars David R. Byars/ Florida Bar #114051 Dbyars@kasslaw.com Richard S. McIver (813) 229-0900 x1303 Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 339282/2323131/wlp

24-01235M August 9, 16, 2024

#### FIRST INSERTION

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

Case #: 2019CA005264AX DIVISION: B DEUTSCHE BANK TRUST COMPANY AMERICAS, as Trustee for Residential Accredit Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2006-QO1

Plaintiff, -vs.-Saleem A. J. Mahdi a/k/a Saleem J. Mahdi; Unknown Spouse of Saleem A. J. Mahdi a/k/a Saleem J. Mahdi; Springcastle Credit Funding Trust, through its trustee Wilmington Trust, National Association; Arbor Creek Homeowner's Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an

interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; **Unknown Parties in Possession** #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, **Grantees, or Other Claimants** Defendant(s).
NOTICE IS HEREBY GIVEN pursuant

to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2019CA005264AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS, as Trustee for Residential Accredit Loans, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2006-QO1, Plaintiff and Saleem A. J. Mahdi are defendant(s), I, Clerk of Court, Angelina Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW. MANATEE.REALFORECLOSE.COM,

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

TOTAL THE PLAT THEREOF, RECORDED IN PLAT BOOK 37, PAGE 184, OF THE PUBLIC RECORDS OF MANATEE

COUNTY, FLORIDA. 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.

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

\*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com\*

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130

Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLeService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Lara Diskin

FL Bar # 43811 for Michael L. Tebbi, Esq. FL Bar # 70856 19-321827 FC01 CXE

August 9, 16, 2024

#### 24-01226M

#### FIRST INSERTION

NOTICE AND ORDER TO SHOW CAUSE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR MANATEE COUNTY CASE NO.: 2024-CA-000587 AX

DISTRICT, a local unit of special-purpose government organized and existing under the laws of the State of Florida, Plaintiff, v. THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF THE NORTHLAKE STEWARDSHIP DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS AND LEVY OF ASSESSMENTS HEREIN DESCRIBED, OR TO

NORTHLAKE STEWARDSHIP

Defendants. TO THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF STEWARDSHIP NORTHLAKE DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY

BE AFFECTED IN ANY WAY

THEREBY,

SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS AND LEVY OF ASSESSMENTS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY:

AT 11:00 A.M. on September 3, 2024,

Plaintiff, Northlake Stewardship District ("District") having filed its Complaint for Validation of not-to-exceed \$324,975,000 principal amount of Northlake Stewardship District Special Assessment Bonds, in one or more series ("Bonds"), and it appearing in and from said Complaint and the Exhibits attached thereto that the District has adopted a resolution authorizing the issuance of the Bonds for the purpose of providing funds, together with other available funds, for paying the costs of financing, planning, acquiring, con-structing, reconstructing, equipping, and installing improvements as part of its Capital Improvement Plan (as defined in said Complaint), and it also appearing that all of the facts required to be stated by said Complaint and the Exhibits by Chapter 75, Florida Statutes, are contained therein, and that the District prays that this Court issue an order as directed by said Chapter 75. and the Court being fully advised in the premises: NOW, THEREFORE,

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds, or to be affected in any way thereby, and the State of Florida, through the State Attorney of the Twelfth Judicial Circuit, in and for Manatee County, Florida, appear on September 30, 2024, at 9:45 a.m. of said day for fifteen (15) minutes, before the Honorable D. Ryan Felix via Zoom Application (invitation below), and show cause, if any there be, why the prayers of said Complaint for the validation of the Bonds should not be granted and the Bonds, the proceedings therefore, and other matters set forth in said Complaint, should not be validated as prayed for in said Complaint. The parties and public may access the hearing via their computer at the following Zoom link:

 $zoom.us/j/97105117699?pwd {=} cGZ$ PY0JTZXh3REhnNTIWSjV1TmZG UT09

Or via telephone: 786-635-1003 Meeting ID: 971 0511 7699

IT IS FURTHER ORDERED that prior to the date set for the hearing on said Complaint for validation, the Clerk of this Court or the Plaintiff, on behalf of the Clerk of this Court, shall cause a copy of this Notice and Order to be pub-

lished in a newspaper published and of general circulation in Manatee County, Florida, being the County wherein the property is to be affected by the issuance of the Bonds and said Complaint for validation is filed, at least once each week for two (2) consecutive weeks, commencing with the first publication which shall not be less than twenty (20) days prior to the date set for said hear-

ing.
IT IS FURTHER ORDERED that by such publication of this Notice and Order, the State of Florida, and the several taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation therein, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected in any way thereby, shall be and are made party defendants to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if specifically and personally named as defendants in said Complaint and personally served with process in this cause.

DONE AND ORDERED at the Courthouse in Manatee County, Flor-

D. RYAN FELIX, Circuit Judge 07/22/2024 14:37:36 The Honorable D. Ryan Felix Circuit Court Judge August 9, 16, 2024 24-01225M

# --- ACTIONS ---

## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR MANATEE COUNTY, FLORIDA CIVIL DIVISION

CASE NO.: 412024001079 DEEPHAVEN MORTGAGE LLC, ARIA HOMES DEVELOPMENT LLC A/K/A ARIA HOMES DEVELOPMENT, L.L.C., et al., Defendants.
TO: KARLO SEFIANI

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

LOT 38, UNIT F, GREYHAWK LANDING PHASE 3, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 40, PAGE(S) 162 THROUGH 197, INCLUSIVE, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, COR-AL SPRINGS, FL 33310 on or before. a date at least thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OB-SERVER) 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.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 2ND day of August,

ANGELINA M. COLONNESO As Clerk of the Court (SEAL) By Kris Gaffney As Deputy Clerk

24-01221M

De Cubas & Lewis, P.A., Attorney for Plaintiff, PO BOX 5026. CORAL SPRINGS, FL 33310 23-03231 August 9, 16, 2024

#### NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE

TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY. FLORIDA

Case No. 2024 CA 000631 SUSAN RUSSO and LAURIE MAGUIRE

Plaintiffs, v. LYNN BODANZA, Defendant.

TO LYNN BONDANZA, residing at 5217 4th Street East, Bradenton, FL 34203, with an office at 204 13th St. West, Bradenton, FL 34205:

YOU ARE NOTIFIED that an action to partition the following property in Manatee County, Florida: Lot 6, Block H. Casa Loma Mobile Home Subdivision, according to the map or plat thereof as recorded in Plat Book 15, Page 58, Public Records of Manatee County, Florida, Together with Double Wide Mobile Home VIN #JACFL31724A Title #112466692 and VIN #JACFL31724B Title #112466730 located thereon; Parcel ID No.5589719904

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Pike Law Firm, PA, the plaintiff's attorney, whose address is 4901 26th Street West, Suite B. Bradenton, FL 34207, on or before 9/13/2024, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

FIRST INSERTION

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED on 8/2/2024

CLERK OF THE CIRCUIT COURT Angelina "Angel" Colonneso Clerk of the Circuit Court (SEAL) By: Kris Gaffney Deputy Clerk Dated: 8/2/2024

Pike Law Firm, PA the plaintiff's attorney 4901 26th Street West, Suite B Bradenton, FL 34207 Aug. 9, 16, 23, 30, 2024 24-01219M

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

SUBSEQUENT INSERTIONS

#### SECOND INSERTION

PADDOCKS COMMUNITY DEVELOPMENT DISTRICT NOTICE OF THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD OF COLLECTION OF NON-AD VALOREM SPECIAL ASSESSMENTS

Notice is hereby given that the Paddocks Community Development District (the "District") intends to use the uniform method of collecting non-ad valorem special assessments to be levied by the District pursuant to Section 197.3632, Florida Statutes. The Board of Supervisors of the District will conduct a public hearing on August 30, 2024 at 11:00 a.m., at the offices of ZNS Engineering, 1023 Manatee Avenue West, 7th Floor, Bradenton, Florida 34205.

The purpose of the public hearing is to consider the adoption of a resolution authorizing the District to use the uniform method of collecting non-ad valorem special assessments (the "Uniform Method") to be levied by the District on properties located on land included in, or to be added to, the District.

The District may levy non-ad valorem special assessments for the purpose of financing, acquiring, maintaining and/or operating community development facilities, services and improvements within and without the boundaries of the District. to consist of, among other things, stormwater management, roadways, water and wastewater systems, undergrounding of conduit, hardscape, landscape and irrigation, conservation areas, offsite improvements, and any other lawful improvements or services of the District.

Owners of the properties to be assessed and other interested parties may appear at the public hearing and be heard regarding the use of the Uniform Method. This hearing is open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing may be continued to a date, time and location to be specified on the record at the hearing. There may be occasions when Supervisors or District Staff may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the hearing and/or meeting is asked to contact the District Office at Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, 561-571-0010 at least forty-eight (48) hours before the hearing and/or meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8771 who can aid you in contacting the District Office.

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

District Manager

August 2, 9, 16, 23, 2024

24-01185M

#### SECOND INSERTION

715.105 NOTICE OF RIGHT TO RECLAIM ABANDONED PROPERTY (Certified Mail, Return Receipt Required and by Regular Mail) AND PUBLISHED PURSUANT TO F.S. 709.109(2)

#### COLONIAL MANOR MHC HOLDINGS, LLC 900 9TH AVENUE EAST PALMETTO, FL 34221

TO: SUE ELLEN HARSANYI, Tenant AND ANY UNKNOWN PARTY(s) IN POSSESSION AT: 900 9th Avenue East, LOT 68 Palmetto, Manatee County, Florida 34221 CMRR: 9589-0710-5270-0136-5688-77

Rani Kristina Thurman, Owner 701 17th Ave W Bradenton, FL 34205 CMRR #9589-0710-5270-0136-5688-60

Jill Maree Decosmo, Owner 717 Saint Judes Dr. S Longboat Key, FL 34228 CMRR #9589-0710-5270-0136-5688-53

When you vacated the premises at 900 9TH AVENUE EAST, LOT 68, PALMETTO, FL 34221 the following personal property remained:

1970 MAUVE UNKNOWN MAKE UNKNOWN MODEL single wide mobile home, VIN# F2360; Title # 0009437968 and UNIDENTIFIED PERSON-AL PROPERTY INSIDE IT.

You may claim it at: 900 9th AVENUE EAST, PALMETTO, FL 34221 (Main Office)

Unless you pay the reasonable costs of storage and advertising, if any, for all the above described property and take possession of the property which you claim, not later than  ${\bf August~16,~2024}$  at 11:00 a.m., may be disposed pursuant to  ${\bf Florida}$ 

PLEASE NOTE: If you fail to reclaim the property, it will be sold at a Public Sale after notice of the sale has been given by this publication. You have the right to bid on the property at the sale. After the property is sold and the costs of storage, advertising, and sale are deducted, the remaining money will be paid over to the county. You may claim the remaining money at any time within one year after the county receives the money.

DATE: <u>July 29, 2024</u>

COLONIAL MANOR MHC HOLDINGS, LLC CHERYL PEAKE, PARK MANAGER 900 9th Avenue East Palmetto, FL 34221 (941) 722-3191

August 2, 9, 2024

24-01184M



#### Do I need to register my business' name?

Yes. The "fictitious name" or "dba" you register must be advertised at least once in a newspaper that is located within the county where your principal place of business is located prior to conducting business in the state of Florida.

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of RICHARD DAVIS, will, on August 14, 2024, at 10:00 a.m., at 2615 Cortez Road West, Lot \$52, Bradenton, Manatee County, Florida

34207; be sold for cash to satisfy storage fees in accordance with Florida Statutes,

1959 MARL MOBILE HOME, VIN: G141X520,

TITLE NO.: 0009443424 and all other personal property located therein

SECOND INSERTION

Notice of Public Hearing and Board of Supervisors Meeting of the

Parrish Lakes II Community Development District

The Board of Supervisors (the "Board") of the Parrish Lakes II Community Development District (the "**District**") will hold a public hearing and a meeting on August 27, 2024, at 6:00 p.m. at the SpringHill Suites by Marriott Bradenton Downtown/

The purpose of the public hearing is to receive public comments on the proposed

adoption of the District's fiscal year 2024-2025 proposed budget. A meeting

of the Board will also be held where the Board may consider any other business

that may properly come before it. A copy of the proposed budget and the agenda

may be viewed on the District's website at least 2 days before the meeting www.

parrishlakesiicdd.org, or may be obtained by contacting the District Manager's office

Riverfront located at 102 12th Street West, Bradenton, Florida 34205.

via email at <u>heather@breezehome.com</u> or via phone at (813)565-4663.

## --- PUBLIC SALES ---

MANATEE COUNTY

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 6424 14th St W, Bradenton, FL 34207, 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 08/22/24 at 2:30 pm Contents include personal property along with the described belongings to those individuals listed below.

**Unit D6073** David Wombold furniture, tools, boxes, totes Unit D7063 Kristen Nidiffer furniture, boxes, bags, totes Unit **B2002** Michelle Abigail Hanly boxes, totes James Allen Unit C4089 **Unit C4093** Michael Schott boxes Unit C5001 Erma Huston furniture, boxes Unit **B302**1 **Gwenevere Scott** boxes, totes, furniture Unit B3059 Michael Cox boxes, bags **Unit B2108** Javier Guerrero boxes, bags, totes, furniture

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

Please contact the property with any questions. (941)263-7814 August 2, 9, 2024 24-01179M

#### --- ESTATE ---

#### SECOND INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

PROBATE DIVISION File No. 2024-CP-0438 IN RE: ESTATE OF GREGORY VANCE HAYES, Deceased.

The administration of the estate of GREGORY VANCE HAYES, deceased, whose date of death was July 2, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the street address of which is 1115 Manatee Avenue West, Bradenton. FL 34205 and the mailing address of which is PO Box 25400, Bradenton, FL 34206.

The names and addresses of the personal representative and the personal representative's attorney are set forth

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 personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor or a beneficiary as specified under s. 732.2211.

The date of first publication of this notice is August 2, 2024.

John R. Luellen Personal Representative 176 Bay Ridge Drive Pendleton, IN 46064

M. Brandon Robinson, Esq. Attorney for Personal Representative Florida Bar No. 0119364 BARNES WALKER, GOETHE, PERRON, SHEA & ROBINSON, PLLC

3119 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 741-8224 Email: brobinson@barneswalker.com August 2, 9, 2024 24-01200M

## --- ACTIONS ---

## FOURTH INSERTION

NOTICE OF ACTION FOR CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY. FLORIDA

Case No.: 2024 CA 000023 AX SUSO 5 CREEKWOOD LP, Plaintiff, v.

THONG UH CORPORATION, a Florida Corporation, KOMKRIT TAOKEAW, an individual, d/b/a BANGKOK TOKYO, and SOIFAH PRANGTIP, an individual, Defendants.

TO: Soifah Prangtip 3309 Riviera Drive Sarasota, FL 34332

YOU ARE HEREBY notified that an action for Damages for Breach of Guarantee (Count III of Plaintiff's Complaint for Eviction and Damages) on the following described real property in Manatee County, Florida:

Unit B-6 of the Creekwood Crossing Shopping Center, 7395 52nd P1 E, in the City of Bradenton, Manatee County, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ginger Barry Boyd, Esq. and Alannah L. Shubrick, Esq., attorneys for Plaintiff/Landlord. SUSO 5 CREEKWOOD LP, whose address is c/o Nelson Mullins Riley & Scarborough LLP, 215 South Monroe Street, Suite 400, Tallahassee, FL 32301 on or before 8/27/2024, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in Count III of the Complaint.

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

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

This notice shall be published once a week for four (4) consecutive weeks in the Business Observer.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS by my hand and seal of the Court on this 16th day of JULY, 2024. Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) By Kris Gaffney Deputy Clerk

Ginger Barry Boyd, Esq. Alannah L. Shubrick, Esq., attorneys for Plaintiff/Landlord, SUSO 5 CREEKWOOD LP, c/o Nelson Mullins Riley & Scarborough LLP, 215 South Monroe Street, Suite 400, Tallahassee, FL 32301 4879-4601-4666 v. 1 July 19, 26; Aug. 2, 9, 2024

24-01103M

# LV20906\_V11

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

#### SECOND INSERTION

#### NOTICE OF PUBLIC AUCTION:

Notice is hereby given that the undersigned will sell, in accordance with the Florida Self Service Storage Facility Act, to satisfy lien of the owner, at public sale by competitive bidding on AUGUST 20th 2024 at 4:00 PM online at: www.

storageauctions.com for the safeguard self-storage facility located at: SAFEGUARD SELF STORAGE 4335 Royal Palm Drive Bradenton, FL 34210 Unit 228 OCTAVIA DIMITRA MAXWELL

Household Goods, Furniture, Boxes Unit 144 KEVLYN DE JESUS VIDALBONILLA Household Goods, Furniture, Boxes, Tools Unit 144 KEVYN DE JESUS VIDAL BONILLA Household Goods, Furniture, Boxes, Tools

Purchases must be paid at the facility with Credit Card. All Purchases must be complete within 48 hours of the end of the online auction. A \$100.00 cash cleaning deposit is required until all items in the unit are removed from the premises and verified by the Manager on duty. Sale subject to cancellation until the purchase is completed; company reserves the right to refuse any online bids.

August 2, 9, 2024 24-01172M

#### SECOND INSERTION

#### Notice of Public Auction

Notice of Public Auction for money due on storage units. Auction will be held on August 19, 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. 3602 14th street W Bradenton FL 34205

Bobette Busbee 4126 \$377.47 Michael Cote 3050 \$377.47 John Matin 4193 \$364.10 Mark Jones 2115 \$262.45 William Clack 2119 \$204.80 Louis E Luce 2085 \$255.00 Joseph Williams 4066 \$275.02 Hunter Eidson 3187 \$263.70

August 2, 9, 2024

24-01201M

#### SECOND INSERTION

#### NOTICE OF PUBLIC SALE:

will sell the contents of the following units to satisfy a lien to the highest bidder on Aug.23, 2024 by 11:30 AM at WWW.STORAGETREASURES.COM. All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account

UNIT5054- Annette Hargrette- chair, table base, boxes, totes, misc. electronics, board, ring light, sound baffler.

August 2, 9, 2024

THE LOCK UP SELF STORAGE at 115 Manatee Ave W, Bradenton, Florida, 34205

lamp UNIT 5071- Taylor Hargrette- bakers rack, luggage, artwork, mirror, chest, stereo speakers, misc. household, dining chairs, settee-living room. UNIT 5229-Kourtney Wortham- multiple TV screens-monitors, fan, grills, shelving, cricuit, stackable washer & dryer, fan, vacuum, bed mattress. UNIT 2243- Alison Robertsbedding sets, misc., household furniture, dining chairs, baby bed, stroller, boxes, Keurig, totes, Christmas Decorations, foam board. UNIT 3319- Kowana Turner totes, luggage, chaise, cookers, dog kennel, and two (2) strollers, furniture, dolly, ortho pillow. UNIT 4067-Trevor Rainey- BMW Michelin rims and tires 245/4019, miter saw, appears to be Ryobi 6500 generator, dresser, window ac unit, car battery, tools, totes, boxes, bed set. UNIT 4072 Todd Mooney- keyboard, mixing sound-24-01178M

sessments on the tax roll or by direct billing does not preclude the District from later

#### SECOND INSERTION

# NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2025 BUDGET; NOTICE OF PUBLIC HEARING TO CON-

TREVESTA COMMUNITY DEVELOPMENT DISTRICT

SIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPE-CIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

## Upcoming Public Hearings, and Regular Meeting

The Board of Supervisors ("Board") for the Trevesta Community Development District ("District") will hold the following two public hearings and a regular meeting:

> DATE: TIME: LOCATION:

August 22, 2024 3:00 p.m. Trevesta Clubhouse 6120 Trevesta Place Palmetto, Florida 34221

The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2024, and ending September 30, 2025 ("Fiscal Year 2025"). The second public hearing is being held pursuant to Chapters 170, 190 and 197, Florida Statutes, to consider the imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2025; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

## Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Section 170.07, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property potentially subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the

Lot Type	Total # of Units	EAU Factor	Proposed Net Annual O&M Assessment (October 1, 2024 – September 30, 2025)*		
Single Family 40'	89	1.00	\$1,059.26	\$44.19	
Single Family 50'	387	1.00	\$1,059.26	\$44.19	
Single Family 60'	227	1.00	\$1,059.26	\$44.19	
Townhome	90	1.00	\$1,059.26	\$44.19	
Villa	50	1.00	\$1,059.26	\$44.19	

 $<sup>*</sup> Excluding \ collection \ costs \ and \ early \ payment \ discounts$ 

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Manatee County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), Florida Statutes, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District that are due to be collected for Fiscal Year 2025.

For Fiscal Year 2025, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2024. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect asThe public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. They may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or Board members may participate by speaker telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations 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 at 711 or 1-800-955-8771 (TTY), or 1-800-955-8770 (voice) for aid in contacting the District Manager's office.

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

Heather Dilley District Manager August 2, 9, 2024

Section 715.109:

PREPARED BY:

J. Matthew Bobo

(PO#4337-2013)

August 2, 9, 2024

Lutz, Bobo & Telfair, P.A.

2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236

24-01192M

24-01187M

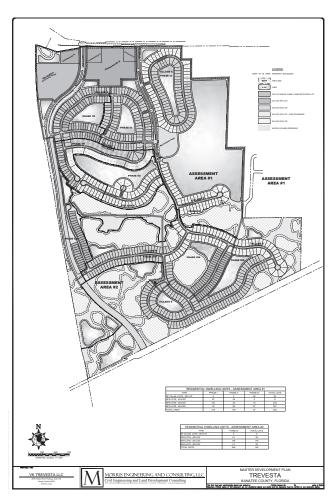
#### electing to collect those or other assessments in a different manner at a future time. **Additional Provisions**

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at the offices of the District Manager, located at c/o Rizzetta & Company, Inc., 2700 South Falkenburg Road, Suite 2745, Riverview, Florida 33578, or by phone at (813) 533-2950 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least three (3) business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based. Matt O'Nolan

District Manager



August 2, 9, 2024 24-01169M --- ESTATE ---

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-1318 IN RE: ESTATE OF

FLOYD JOSEPH SHEPPARD

Deceased. The administration of the estate of FLOYD JOSEPH SHEPPARD, deceased, whose date of death was February 28, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. 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 August 2, 2024.

Personal Representative: Shigeko Sheppard 406 49th Ave. W. Bradenton, FL 34207 Attorney for Personal Representative: CHARLES J. PRATT, JR. Attorney for Petitioner Florida Bar Number: 319171 DYE HARRISON KNOWLES

KIRKLAND PRATT & DEPAOLA, PLLC 1206 Manatee Avenue West BRADENTON, FL 34205 (941) 746-1167 cpratt@dyeharrison.com

24-01182M August 2, 9, 2024

## SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR  $\begin{array}{c} \text{MANATEE COUNTY,} \\ \text{FLORIDA} \end{array}$ PROBATE DIVISION File No. 2024 CP 1660 **Division Probate** IN RE: ESTATE OF  $\mathbf{GERALD}\,\mathbf{C}.\,\mathbf{HESTER}$ Deceased.

The administration of the estate of Gerald C. Hester, deceased, whose date of death was March 9, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave W, Bradenton, FL 34205. 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 FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER

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 August 2, 2024. Personal Representative: Julie Bressler, VP, Settlement Officer III Bank of America, N.A. 1819 Main St., Ste. 1202

Sarasota, Florida 34236 Attorney for Personal Representative: Thomas W. Harrison, Attorney Florida Bar Number: 334375 DVF HARRISON KNOWLES KIRKLAND PRATT & DEPAOLA, PLLC 1206 Manatee Avenue West Bradenton, FL 34205 Telephone: (941) 746-1167 Fax: (941) 747-0583 E-Mail: twh@dyeharrison.com rferronyalka@dyeharrison.com August 2, 9, 2024 24-01176M SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA. PROBATE DIVISION File No. 2024 CP 1409 AX IN RE: Estate of LEROY FREDERIC HEUER

Deceased. The administration of the estate of LE-ROY FREDERIC HEUER, deceased, whose date of death was March 22, 2024, is pending in the Circuit Court for Manatee County, Florida, Probate Division, the address of which is 1115 Manatee Ave. W. Bradenton Fl 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 SECTION 733.702 WILL BE FOREVER

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 August 2, 2024.

**Personal Representative:** Wayne O. Heuer 12421 Meribel St Venice, Florida 34293 Attorney for Personal Representative Alfred J. Pandl, Florida Bar Number: 1022400 PANDL LAW PLLC

871 Venetia Bay Blvd., Suite 231 Venice, Florida 34285 Telephone: (941) 548-1071 E-Mail: APANDL@PANDLLAW.COM August 2, 9, 2024 24-01180M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY,

FLORIDA PROBATE COURT
Case No.: 2023-CP-4108AX Division: Judge Moreland IN RE: ESTATE OF: PHYLLIS C. VIRZI,

Deceased. The administration of the estate of PHYLLIS C. VIRZI, deceased, whose date of death was September 11, 2023, is pending in the Circuit Court for Manatee County, Florida, Probate Division. the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. The names and addresses of the personal representative and the personal representative's attorney are set forth

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 August 2, 2024.

#### Personal Representative: /s/ Maria T. Battista Maria T. Battista 4940 Flying W Ranch Rd

Colorado Springs, CO 90919 Attorney for Personal Representative: /s/ Jennifer Lee Bushnell JENNIFER LEE BUSHNELL ESQUIRE Attorney for Personal Representative Florida Bar Number: 617555 Jennifer Lee Bushnell, P.L.L.C. 1507 W. Garden Street Pensacola, Florida 32502 Telephone: (850) 466-2929 Fax: (1-866) 466-9791 E-Mail: jlb@nwflattorney.com Secondary E-Mail: paralegal@nwflattorney.com 24-01177M August 2, 9, 2024

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION Case No. 2023 CP 4221 AX IN RE: ESTATE OF MICHAEL BARRY LIPSCOMB

Deceased. The administration of the estate of MICHAEL BARRY LIPSCOMB, deceased, whose date of death was August 10, 2023, is pending in the Circuit Court of Manatee County, Florida Probate Division, the address of which in Post Office Box 25400, Bradenton, FL 34206-2540. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and to her 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 FOR 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 SECTION 733.702 WILL BE FOREVER

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: August 2, 2024. Timothy M. Grogan Attorney for Personal Representative Florida Bar No. 612731 1023 Manatee Avenue West, Suite 310 Bradenton, FL 34205 Telephone: (941) 773-6851 Email: tgroganlaw@gmail.com August 2, 9, 2024 24-01181M

SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-1139 IN RE: ESTATE OF JAMES T. DAYTON, JR.

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 JAMES T. DAYTON, JR., deceased, File Number 2024-CP-1139; by the Circuit Court for Manatee County, Florida, Probate Division, the address of which is PO Box 25400, Bradenton, FL 34206; that the decedent's date of death was January 21, 2024; that the total value of the estate is \$2,500.00 and that the names and addresses of those to whom it has been assigned by such order are:

Beneficiaries: Name Address Deborah Ann Jacobs 6104 N. Mount Carrol Street Dalton Gardens, ID 83815 ALL INTERESTED PERSONS ARE

NOTIFIED THAT: All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733,702, ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED NOTWITH-STANDING ANY OTHER APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Community Property Rights at Death Act as described in ss 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor or a beneficiary as specified under s. 732.2211.

The date of first publication of this Notice is August 2, 2024.

Deborah Ann Jacobs **Person Giving Notice** 6104 N. Mount Carrol Street Dalton Gardens, ID 83815

M. Brandon Robinson, Esq. Attorney for Person Giving Notice Email: brobinson@barneswalker.com Florida Bar No. 0119364 BARNES WALKER, GOETHE PERRON, SHEA, & ROBINSON, 3119 Manatee Avenue West

Bradenton, FL 34205 Telephone: (941) 741-8224 24-01193M August 2, 9, 2024

SECOND INSERTION

**MANATEE COUNTY** 

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

File No. 2024CP1022 IN RE: ESTATE OF LARRY HAAS a/k/a

LAWRENCE F. HAAS Deceased The administration of the Estate of LARRY HAAS, a/k/a LAWRENCE F. HASS, deceased, is pending in the Circuit Court for Manatee County, Florida, Probate Division, P. O. Box 25400, Bradenton, Florida 34206. 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, 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 WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

WILL BE FOREVER BARRED.

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: August 2,2024

Personal Representative: SHARON HAAS 636 Marbury Lane

Longboat Key, FL 34228 JAMES WM. KNOWLES Florida Bar No. 0296260 2812 Manatee Ave W Bradenton, FL 34205 941-746-4454 August 2, 9, 2024 24-01194M

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION File No. 2024CP001245AX IN RE: ESTATE OF KATHY OVEDA HALL

YOUNG, ALSO KNOWN AS KATHY R. HALL

Deceased. The administration of the estate of KATHY OVEDA HALL YOUNG, also known as KATHY R. HALL, deceased, whose date of death was January 15, 2024, is pending in the Circuit Court for MANATEE County, Florida, Probate Division, the address of which is 1115 Manatee Avenue West, Bradenton, FL 34205. 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.

A personal representative or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in sections 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211.

The date of first publication of this notice is August 2, 2024. Personal Representative:

PAULA HALL SCHRECKENSTEIN 328 Thornhill Drive Braselton, Georgia 30517

Attorney for Personal Representative: MATTHEW M. JONES, Attorney Florida Bar Number: 11244 500 N. Westshore Blvd, Suite 920 Tampa, FL 33609 Telephone: (813) 856-5625 Fax: (813) 575-0255  $\hbox{E-Mail: matthew@mmjoneslaw.com}$ Secondary E-Mail: kelly@mmjoneslaw.com 24-01175M August 2, 9, 2024

--- ACTIONS ---

SECOND INSERTION

NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS

IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY

CASE NO. 2015-DP-0217 Div. J IN THE INTEREST OF: L.L.W. DOB: 8/4/2013 MINOR CHILD

TO: Joshua Smith, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: L.L.W. born on 8/4/2013. You are hereby commanded to appear on September 17, 2024, at 10:00 AM before the Honorable Gilbert Smith, Jr., at the Manatee Courthouse, Manatee County Judicial Center Courtroom 3A 1051 Manatee Ave. W Bradenton, Fl 34205, for an ADVISORY HEARING.

FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEARING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHIL-

DREN). IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECI-FIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS, my hand as Clerk of said Court and the Seal thereof, this 30 day

Angelina M. Colonneso, Clerk of Circuit Court Manatee County, Florida (SEAL) By: C. Hoatland As Deputy Clerk

August 2, 9, 16, 23, 2024

#### SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION Case No. 2024CA001011AX

Freedom Mortgage Corporation Plaintiff, vs. The Unknown Heirs, Devisees, Grantees, Assignees, Lienors. Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Jim Brannon a/k/a James A. Brannon Sr. a/k/a James Arthur Brannon Sr. Deceased; et al

Defendants. TO: The Unknown Heirs, Devisees Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Jim Brannon a/k/a James A. Brannon Sr. a/k/a James Arthur Brannon Sr., Deceased Last Known Address: Unknown

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Manatee County,

LOT 13, WANNER'S ELROAD PARK SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, PAGE 44, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORI-

DA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Amanda Driscole, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130,

Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED on 7/24/2024. Angelina Colonneso As Clerk of the Court (SEAL) By Kris Gaffney As Deputy Clerk

Amanda Driscole, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, 2001 NW 64th St, Suite 130, Ft. Lauderdale, FL 33309 File # 24-F01146

August 2, 9, 2024 24-01174M

## SECOND INSERTION

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

Case No.: 412024CA000948CAAXMA THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-57CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-57CB, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES,

ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RAYMOND J. LEPRIOL. DECEASED; JEANNETTE D. LEPRIOL; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREION DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT#2.

Defendant. To the following Defendant(s): UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF RAYMOND J. LEPRIOL, DECEASED (RESIDENCE UNKNOWN)

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the fol-

lowing described property: THE EAST 1/2 OF LOTS 395 AND 396, ROSEDALE MANOR, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 89, OF THE PUBLIC RE-

CORDS OF MANATEE COUN-TY, FLORIDA. a/k/a 3805 West 11th Avenue,

Bradenton, FL 34205 has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kro-nenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before, a date which is within thirty (30) days after the first publication of this Notice in and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 24TH day of JULY,

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) By Kris Gaffney As Deputy Clerk

Kelley Kronenberg Attorney for Plaintiff 10360 West State Road 84 Fort Lauderdale, FL 33324

24-01173M August 2, 9, 2024

#### --- ACTIONS / SALES ---

**MANATEE COUNTY** 

#### SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY. FLORIDA

CASE NO.: 2024CC000414AX VILLA DEL SOL ASSOCIATES, L.P. d/b/a Villa Del Sol Mobile Home Plaintiff, vs.

THE ESTATE OF JAMES FRANCIS BLASTORAH and ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF JAMES FRANCIS BLASTORAH. Defendants.

Notice is hereby given that, pursuant to the Default Final Judgment entered in this cause on July 22, 2024, in the County Court of Manatee County, Angelina Colonneso, Manatee County Clerk of the Court, will sell the property situated in Manatee County, Florida, described as:

That certain 1996 MERI mobile home bearing vehicle identification numbers FLHMLCP53715005A and FLHMLCP53715005B located in the Community at 6515 15th Street East, Lot No. G10, Sarasota, Florida 34243.

at public sale, to the highest and best

bidder, for cash, via the internet at www.manatee.real foreclose.com11:00 A.M. on the 28th day of August 2024. Any person claiming an interest in the surplus from the sale, if any, other than the property owner, must file a claim within 60 days after the sale.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call

Respectfully submitted. ATLAS LAW, PLLC Brian C. Chase, Esq. Fla. Bar No. 17520 LeBron C. Page, Esq. - Fla. Bar No. 1030825 3902 North Marguerite Street Tampa, Florida 33603 813.241.8269 efiling@atlaslaw.com Attorneys for Plaintiff

24-01199M

#### SECOND INSERTION

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

Case #: 2023CA005606AX DIVISION: B United Wholesale Mortgage

Plaintiff, -vs.-Jennacca Turpin a/k/a Jennacca L. Turpin a/k/a Jennacca Lynn Turpin; Lynnette Boyd a/k/a Lynnette S. Boyd; Unknown Spouse of Jennacca Turpin a/k/a Jennacca L. Turpin a/k/a Jennacca Lynn Turpin; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2023CA005606AX of the Circuit Court of the 12th Judicial Circuit in and for Manatee County, Florida, wherein United Wholesale Mortgage, Plaintiff and Jennacca Turpin a/k/a Jennacca L. Turpin a/k/a Jennacca Lynn Turpin are defendant(s), I, Clerk of Court, Angelina Colonneso, will sell to the highest and best bidder for cash VIA THE INTERNET AT WWW. MANATEE.REALFORECLOSE.COM, AT 11:00 A.M. on September 11, 2024,

the following described property as set forth in said Final Judgment, to-wit: LOT 5, BLOCK F, CRESCENT LAKES SUBDIVISION, AC-CORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 23, PAGE 155, PUBLIC RECORDS OF

MANATEE COUNTY, FLORIDA. 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 THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

\*Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLeService@logs.com\*

Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call

LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLe Service@logs.comFor all other inquiries: mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. 23-329903 FC01 CEN

# SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION

CASE NO. 412024CA000404CAAXMA ROCKET MORTGAGE, LLC  $F/K/A\ QUICKEN\ LOANS, LLC$ F/K/A QUICKEN LOANS

Plaintiff, vs. ALLEN R. JENKINS AND JULIE A. JENKINS, et. al.

Defendant(s), TO: SUSAN OLIVER, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property

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

described in the mortgage being fore-

THE WEST 45 FEET OF LOT 7, BLOCK 18, HOLIDAY HEIGHTS, 2ND ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 9, PAGE 27, OF THE PUBLIC RE-CORDS OF MANATEE 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 on or before /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately there-

after; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein. In and for Manatee County:

August 2, 9, 2024

24-01197M

If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before vour scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice

impaired, call 711.
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 30th day of July, 2024.

Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) BY: Kris Gaffney DEPUTY CLERK Robertson, Anschutz, Schneid, Crane &

Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 23-168673 August 2, 9, 2024 24-01195M

NOTICE AND ORDER TO SHOW CAUSE IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR

MANATEE COUNTY GENERAL CIVIL DIVISION CASE NO: 2024-CA-00981 NEWPORT ISLES COMMUNITY DEVELOPMENT DISTRICT, a local unit of special-purpose government organized and existing under the

laws of the State of Florida, Plaintiff, v. THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF THE NEWPORT ISLES COMMUNITY DEVELOPMENT DISTRICT. INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS AND LEVY OF ASSESSMENTS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY

THEREBY, Defendants. THE STATE OF FLORIDA, AND TAXPAYERS, PROPERTY

#### SECOND INSERTION

OWNERS AND CITIZENS OF THE NEWPORT ISLES COMMUNITY DEVELOPMENT DISTRICT, NON-RESIDENTS INCLUDING OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS AND LEVY OF ASSESSMENTS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY:

Newport Isles Community Development District (the "District") having filed its Complaint for Validation of not to exceed \$279,040,000 principal amount of Newport Isles Community Development District Bonds, in one or more series (the "Bonds"), and it appearing in and from said Complaint and the Exhibits attached thereto that the District has adopted a resolution authorizing the issuance of the Bonds for the purpose of providing funds, together with other available funds, for paying the costs of planning, financing, acquiring, constructing, reconstructing, equipping and installing improvements as part of its Capital Improvement Plan (as defined in said Complaint), and it also appearing that all of the facts reguired to be stated by said Complaint and Exhibits by Chapter 75, Florida Statutes, are contained therein, and

that the District prays that this Court issue an order as directed by said Chapter 75, and the Court being fully advised in the premises:

NOW, THEREFORE.

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, and the State of Florida, through the State Attorney of the Twelfth Judicial Circuit, in and for Manatee County, Florida, appear on the 3rd day of September, 2024, at the hour of 10:45 a.m. of said day for 15 minutes, before the Honorable Edward Nicholas via Zoom (information below), and show cause, if any there be, why the prayers of said Complaint for the validation of the Bonds should not be granted and the Bonds, the proceedings therefore, and other matters set forth in said Complaint, should not be validated as praved for in said Complaint. The parties and public may access the hearing via their computer at https://zoom. us/ and by entering the Meeting ID 899 284 9846 and Password 408941, OR may dial in telephonically via Zoom at (786) 635-1003 and enter the above Meeting ID and Password. IT IS FURTHER ORDERED that

prior to the date set for the hearing on said Complaint for validation, the Clerk of this Court shall cause a copy of this Notice and Order to be published in a newspaper published and of general circulation in Manatee County, being the County wherein said Complaint for validation is filed, at least once each week for two (2) consecutive weeks, commencing with the first publication which shall not be less than twenty (20)

days prior to the date set for said hear-

IT IS FURTHER ORDERED that by such publication of this Notice and Order, the State of Florida, and the several taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation therein, and others having or claiming any rights, title or interest in property be affected by the issuance of the Bonds or to be affected thereby, shall be and are made party defendants to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if specifically and personally named as defendants in said Complaint and personally served with process in this cause.

EDWARD NICHOLAS, Circuit Judge 07/23/2024 15:41:17 The Honorable Edward Nicholas Circuit Court Judge August 2, 9, 2024

#### SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 N THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA, CIVIL DIVISION

CASE NO. 2018CA004138AX U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST, Plaintiff, vs. THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES.

CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RONALD G. ESTELLE, DECEASED: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDRIA C. ESTELLE A/K/A EDRIA CLARICE ESTELLE, DECEASED: RONALD ESTELLE: SHERRY THOMPSON; CELESTE HOUSTON; AARON G. ESTELLE; SUMMERFIELD/RIVERWALK VILLAGE ASSOCIATION, INC. FKA SUMMERFIELD VILLAGE ASSOCIATION, INC; ASHLEY B. SCHMIDT; LISA ESTELLE; NATE ESTELLE; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO.

2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated July 17, 2024, and entered in Case No. 2018CA004138AX of the Circuit Court in and for Manatee County, Florida, wherein U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF THE TRUMAN 2021 SC9 TITLE TRUST is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING THROUGH, UNDER OR INST THE ESTATE OF AGAINST THE ESTATE OF RONALD G. ESTELLE, DECEASED; THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDRIA C. ESTELLE A/K/A EDRIA CLARICE ESTELLE, EDRIA CLARICE ESTELLE, DECEASED; RONALD ESTELLE; SHERRY THOMPSON; CELESTE HOUSTON; AARON G. ESTELLE; SUMMERFIELD/RIVERWALK VILLAGE ASSOCIATION, INC.

FKA SUMMERFIELD VILLAGE ASSOCIATION, INC; ASHLEY B. SCHMIDT; LISA ESTELLE; NATE UNKNOWN TENANT ESTELLE; NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES INTERESTS CLAIMING THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, ANGELINA "ANGEL" COLONNESO, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash on the online auction website, www.manatee.realforeclose. com, at 11:00 a.m., on August 28, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 81, BLOCK "A-5", SUMMER-FIELD VILLAGE, SUBPHASE A, UNIT 1, TRACT 301, ACCORD-ING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 28, PAGE 137, OF THE PUB-LIC RECORDS OF MANATEE COUNTY, FLORIDA. 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. THE COURT, IN ITS DESCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVID-ED HEREIN.

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

If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED July 23, 2024.

By: /s/ Lisa Woodburn Lisa A Woodburn Florida Bar No.: 11003 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 1460-185483 / TM1 August 2, 9, 2024 24-01188M

## FOURTH INSERTION

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

FLORIDA CIVIL DIVISION CASE NO: 2024 CA 000438 MOTE RANCH HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs.

JONATHAN B. THAYER. Defendant.

TO: Jonathan B. Thayer 5920 Sandstone Ave. Sarasota, Florida

YOU ARE HEREBY NOTIFIED that an action for tempormy and permanent injunctive relief to enforce the Declaration of Covenants and Restrictions for Mote Ranch, as amended from time to time, and specifically the rental restrictions contained therein, against the following described property:

5920 Sandstone Ave. Sarasota, Florida 34243 has been filed against you in this Court, as styled above, and you are required to serve a copy of your written defenses, if

any, to such action upon: GARY M. SCHAAF, ESQ. Plaintiff's attorney, whose address is: BECKER & POLIAKOFF, P.A. 1511 North Westshore Blvd., Suite 1000 Tampa, FL 33607 Phone: (813) 527-3900 Fax: (813) 286-7683

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

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon

receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of said Court 7/12/2024. ANGELINA COLONNESO,

As Clerk of the Circuit Court (SEAL) By: Kris Gaffney As Deputy Clerk

GARY M. SCHAAF, ESQ. BECKER & POLIAKOFF, P.A. 1511 North Westshore Blvd., Suite 1000 Tampa, FL 33607 Phone: (813) 527-3900 Fax: (813) 286-7683 Primary email: gschaaf@beckerlawyers.com 25202276v.1 M20400/420401 **GSCHAAF** 

July 19, 26; Aug. 2, 9, 2024

#### FOURTH INSERTION NOTICE OF ACTION

(formal notice by publication) IN THE CIRCUIT COURT FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION IN RE: ESTATE OF MARIE MING, Deceased.

ALFRED MING Unknown Unknown JOSEPH MING Unknown Unknown KEITH MING Unknown Unknown CRAIG MING Unknown Unknown JOSEPH MING, JR. Unknown Un-

YOU ARE NOTIFIED that a Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on pe titioner's attorney, whose name and address are: Robert D. Hines, Esq., Hines Norman Hines, P.L., 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 on or before August 26, 2024, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without

further notice.

In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-

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Signed on this 15th day of July, 2024. Angelina Colonneso Manatee County Clerk of The Circuit Court (SEAL) By: Kris Gaffney As Deputy Clerk Robert D. Hines, Esq.,

Hines Norman Hines, P.L., 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 July 19, 26; Aug. 2, 9, 2024 24-01101M

## FOURTH INSERTION

NOTICE OF ACTION TERMINATION OF PARENTAL RIGHTS IN THE CIRCUIT COURT OF THE

12TH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY CASE NO. 2023-DP-526 Div.J IN THE INTEREST OF: M.M.P. DOB: 5/23/2022, MINOR CHILD

TO: Justin Platt, address unknown YOU ARE HEREBY NOTIFIED that the State of Florida, Department of Children and Families, has filed a Petition to terminate your parental rights and permanently commit the following child for adoption: M.M.P. born on 5/23/2022. You are hereby commanded to appear on August 20, 2024, at 10:00 AM before the Honorable Gilbert Smith, Jr. at the Manatee County Judicial Center, Manatee County Judicial Center Courtroom 3A 1051 Manatee Ave. W Bradenton, Fl 34205, for an

ADVISORY HEARING. FAILURE TO PERSONALLY AP-PEAR AT THIS ADVISORY HEAR-ING CONSTITUTES CONSENT TO THE TERMINATION OF PARENTAL RIGHTS OF THIS CHILD (OR CHIL-

DREN). IF YOU FAIL TO APPEAR ON THE DATE AND TIME SPECIFIED, YOU MAY LOSE ALL LEGAL RIGHTS AS A PARENT TO THE CHILD OR CHILDREN NAMED IN THIS NOTICE.

If you are a person with a disability who needs any accommodations in order to participate in this proceed-ing, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

WITNESS, my hand as Clerk of said Court and the Seal thereof, this 16 day of July, 2024.

Angelina M. Colonneso, Clerk of Court (SEAL) By: C. Hoatland As Deputy Clerk

July 19, 26; Aug. 2, 9, 2024 24-01110M