

--- SALES ---

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 22-005918-CI
CITY OF LARGO,
Plaintiff, v.
UNKNOWN TRUSTEE AND BENEFICIARIES UNDER THE HELEN E. ROBERTSON TRUST DATED JULY 8, 1992, THERESA WILTSHIRE, SOCIETY FOR THE PREVENTION OF CRUELTY TO ANIMALS, TAMPA BAY, FLORIDA INC., A/K/A SPCA OF TAMPA BAY/ST. PETERSBURG,
Defendant(s),

Foreclosure dated April 23, 2024 and entered in Case No. 22-005918-CI of the Circuit Court of the Sixth Judicial Circuit in and for Pinellas County, Florida where City of Largo, is the Plaintiff and Unknown Trustee and Beneficiaries under the Helen E. Robertson Trust dated July 8, 1992, Theresa Wiltshire, Society for the Prevention of Cruelty to Animals, Tampa Bay, Florida Inc., a/k/a SPCA of Tampa Bay/St. Petersburg is/are the Defendant(s). Ken Burke will sell to the highest bidder for cash at www.pinellas.realforeclose.com at 10:00 a.m. on August 29, 2024 the following described properties set forth in said Final Judgment to wit:

recorded in Plat Book 43, Page 48 and 49, of the Public Records of Pinellas County, Florida.
Property No.: 07-30-15-33840-000-1260
Address: 12713 137th Ln, Largo, FL 33774

Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, must file a claim on the same with the Clerk of Court within sixty (60) days after the Foreclosure Sale.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400

S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

Dated in Pinellas County, Florida, on August 7, 2024.

Weidner Law, P.A.
Counsel for the Plaintiff
250 Mirror Lake Dr., N.
St. Petersburg, FL 33701
Telephone: (727) 954-8752
Designated Email for Service:
Service@MattWeidnerLaw.com
By: s/ Matthew D. Weidner
Matthew D. Weidner, Esq.
Florida Bar No. 185957
August 9, 16, 2024 24-03588N

FIRST INSERTION

NOTICE OF JUDICIAL SALE
IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CASE NO: 24-000831-CI
GATEWAY PROPERTIES 22 TRUST,
Plaintiff(s), v.
GROVES AT BAYTREE HOMEOWNERS ASSOCIATION 2 LLC,
Defendant(s).

NOTICE IS HEREBY GIVEN that a judicial sale will be made pursuant to an Order or Final Judgment for Partition entered in the above styled cause of action. The Clerk of Court, Ken Burke, shall sell the following described real property at a public sale online at https://pinellas.realforeclose.com/ to the highest bidder or bidders for cash beginning 10:00 a.m. on September 24, 2024:

CONDOMINIUM UNIT 09-903, ITOPIA PRIVATE RESIDENCES CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORD BOOK 14086, AT PAGE 400, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA; TOGETHER WITH AN

UNDIVIDED SHARE IN THE COMMON ELEMENTS APPURTENANT THERETO
Parcel Identification Number: 18-30-17-43523-009-0903
Property Address: 10265 Gandy Blvd N # 903, St. Petersburg, FL 33702 ("Property")

"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 Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED August 6, 2024
PREMIER LAW PLLC
6706 N. Nebraska Ave. #8386
Tampa, Florida 33604
Phone: 813.545.7310
Email: Premierlawpllc@gmail.com
/s/ Derek A. Carrillo, Esq.
DEREK A. CARRILLO, ESQ.
Florida Bar Number: 111919
Attorney for the Plaintiff
August 9, 16, 2024 24-03556N

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
CIVIL DIVISION
Case No. 24-000471-CI
Federal Home Loan Mortgage Corporation, as Trustee for the benefit of the Freddie Mac Seasoned Credit Risk Transfer Trust, Series 2021-1
Plaintiff vs.

PATRICIA A. NELSON and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF PATRICIA A. NELSON; MARK E. NELSON; UNKNOWN SPOUSE OF MARK E. NELSON; CAPITAL ONE BANK (USA), N.A.; CREDIT CORP SOLUTIONS, INC.; TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT AND TENANT IV/UNKNOWN TENANT, in possession of the subject real property,
Defendants

Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Pinellas County, Florida will sell the following property situated in Pinellas County, Florida described as:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF PINELLAS, STATE OF FLORIDA, AND IS DESCRIBED AS FOLLOWS: LOT 95, COUNTRY-SIDE - TRACT 58, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED

IN PLAT BOOK 80, PAGES 30 AND 31, PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.

at public sale, to the highest and best bidder for cash, in an online sale at: www.pinellas.realforeclose.com beginning at 10:00 a.m. on October 1, 2024. The highest bidder shall immediately post with the Clerk, a deposit equal to five percent (5%) of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Court. Final payment must be made on or before 5:00 P.M. on the date of the sale by cash or cashier's check.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 300, Clearwater, FL 33756, (727) 464-4062 (V/TDD) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

LAW OFFICE OF GARY GASSEL, P.A.
2191 Ringling Boulevard
Sarasota, Florida 34237
(941) 952-9322
Attorney for Plaintiff
By WILLIAM NUSSBAUM III,
ESQUIRE
Florida Bar No. 66479
August 9, 16, 2024 24-03576N

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY FLORIDA
CIVIL DIVISION
Case No.: 22-004064-CO
Section: 39

BARCLEY ESTATES CONDOMINIUM NO. 2 ASSOCIATION, INC., a Florida not for profit corporation,
Plaintiff, vs.
MOHAMMAD D. A. RAHMAN A/K/A MOHAMMED RAHMAN A/K/A MOHAMMED DILAWAR ADNAN RAHMAN, et al.,
Defendants.

Notice is hereby given that, pursuant to the Amended Uniform Final Judgment of Foreclosure entered on July 30, 2024, in this cause, in the County Court of Pinellas County, Florida, the office of Ken Burke, Clerk of the Court, shall sell the property situated in Pinellas County, Florida, described as:

THAT CERTAIN CONDOMINIUM PARCEL COMPOSED OF UNIT NO. D, BUILDING 1, BARCLEY ESTATES CONDOMINIUM NO. 2, A CONDOMINIUM, ACCORDING TO THE CONDOMINIUM PLAT THEREOF, AS RECORDED IN CONDOMINIUM PLAT BOOK 36, PAGE(S) 60 AND 61, AS THEREAFTER AMENDED, AS FURTHER DESCRIBED IN THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 4905, PAGE(S) 1485, AS THEREAFTER AMENDED, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.
Also known as 8850 Dr. Martin Luther King Jr. Street N., St. Petersburg, FL 33702.
at public sale, to the highest and best

bidder, for cash, online at www.pinellas.realforeclose.com, on August 27, 2024, beginning at 10:00 AM.

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. The court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Human Rights Office, 400 S. Ft. Harrison Ave., Ste. 500, Clearwater, FL 33756, Phone: 727-464-4062 V/TDD Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated at St. Petersburg, Florida this 31st day of July 2024.
Johnson Pope Bokor
Ruppel & Burns, LLP
490 1st Avenue South, Suite 700
St. Petersburg, Florida 33701
(727) 999-9900 - Telephone
(727) 800-5981 - Facsimile
Email Address: kmaller@jppfirm.com
Secondary email:
ysanne@jppfirm.com
Attorneys for Plaintiff, BARCLEY ESTATES CONDOMINIUM NO. 2 ASSOCIATION, INC.
/s/ Karen E. Maller
Karen E. Maller, Esquire
Florida Bar No. 822035
Matter No. 149604
August 9, 16, 2024 24-03501N



Q What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

Q Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

Q Are there different types of legal notices?

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

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

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

Q Who benefits from legal notices?

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

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

Q How much do legal notices cost?

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

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

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN RE: ESTATE OF
ZACHARY ALLEN WHITE

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

You are hereby notified that a Trust estate is being administered. ZACHARY ALLEN WHITE, a resident of PINELLAS County, Florida, who died on JUNE 28, 2024, was the settlor of a Trust titled: THE ZACHARY WHITE FAMILY TRUST U/T/D DECEMBER 11, 2020. The name and address of the Trustee are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS HEREIN SET FORTH 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 ARE BARRED.

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

Trustee:

GARY MILTON WHITE
27380 DEWEY PLACE
MECHANICSVILLE MD 20659

Attorney for Trustee:
Francis M. Lee, Attorney
Florida Bar Number: 0642215
SPN 00591179
4551 Mainlands Boulevard, W., Suite F
Pinellas Park, FL 33782
Telephone: (727) 576-1203
Fax: (727) 576-2161
E-Mail: Frank@FrankLeeLaw.com
Secondary E-Mail:
Patricia@FrankLeeLaw.com
August 2, 9, 2024 24-03486N

SECOND INSERTION

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

File No. 24-004750-ES
IN RE: ESTATE OF
MARGARITA ROMERO CORREA
Deceased.

The administration of the estate of Margarita Romero Correa, deceased, whose date of death was December 25, 2022, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St #300, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Norma Martinez Cruz
3201 Utah Drive
Deltona, Florida 32738

Attorney for Personal Representative:
/s/ Desiree Sanchez
Desiree Sanchez, Esquire
Florida Bar Number: 10082
Ronda Robinson, Esquire
Florida Bar Number: 1045409
SANCHEZ LAW GROUP P.A.
605 E. Robinson Street,
Suite 650
Orlando, FL 32801
Telephone: (407) 500-4444
Fax: (407) 236-0444
E-Mail 1: desiree@sanchezlaw.com
E-Mail 2: ronda@sanchezlaw.com
E-Mail 3: maria@sanchezlaw.com
August 2, 9, 2024 24-03395N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PINELLAS COUNTY, FLORIDA
PROBATE DIVISION

File No. 24-006125-ES
IN RE: ESTATE OF
ADAM GARY GMEINER,
Deceased.

The administration of the Estate of ADAM GARY GMEINER, deceased, whose date of death was on or about March 15, 2024, is pending in the Pinellas County, Florida, Probate Division, the address of which is 545 1st Ave N. St. Petersburg, FL 33701. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of Decedent and other persons having claims or demands against Decedent's Estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

MELISSA NOVAK,
Personal Representative
c/o Berlin Patten Ebling, PLLC
525-1st Avenue North
St. Petersburg, Florida 33701

LAUREN V. MABE, ESQ.
Florida Bar No. 1025208
Berlin Patten Ebling, PLLC
324 S. Hyde Park Avenue,
Suite 325
Tampa, Florida 33606
Telephone: (813) 467-7500
Fax: (813) 251-1662
Primary Email:
lmabe@berlinpatten.com
Secondary Email:
tkelley@berlinpatten.com
Secondary Email:
probate@berlinpatten.com
Attorneys for Melissa Novak,
Personal Representative
August 2, 9, 2024 24-03414N

SECOND INSERTION

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

File No. 24-006196-ES
Division Probate
IN RE: ESTATE OF
ALVIN L. CRUMB,
Deceased.

The administration of the estate of Alvin L. Crumb, deceased, whose date of death was March 18, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 545 First Ave N, St. Petersburg, FL 33701. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 specified under s. 732.2211, Florida Statutes.

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

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

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

Personal Representative:
Barbara Crumb

Attorney for Personal Representative:
John R. Cappa II
E-Mail Addresses:
jrc@cappalaw.com
holly@mckytolaw.com
Florida Bar No. 56227
John R. Cappa PA
1229 Central Avenue
St. Petersburg, FL 33705
Telephone: 727-894-3159
August 2, 9, 2024 24-03458N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
FOR PINELLAS COUNTY,
FLORIDA

PROBATE DIVISION
File Number: 22-010753-ES
Division: 003
IN RE: ESTATE OF
MARIA PETERS FISCHER,
a/k/a

CAROLA PETERS FISCHER,
Deceased.

The administration of the estate of Maria Peters Fischer a/k/a Carola Peters Fischer, deceased, whose date of death was August 3, 2022; social security number xxx xx 2159, File Number 22-010753-ES-003, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, Florida 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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.

MONICA FRICKE
Personal Representative
313 West College Street
Valdosta, GA 31602

GREGORY A. FOX
Attorney for Personal Representative
Florida Bar No. 382302
FOX & FOX, P.A.
2515 Countryside Blvd.
Ste G
Clearwater, Florida 33763
Telephone: 727-796-4556
Email: greg@foxlawpa.com
August 2, 9, 2024 24-03454N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
FOR PINELLAS COUNTY,
FLORIDA

PROBATE DIVISION
File No. 24-002155-ES
IN RE: ESTATE OF
WILLIAM HULTON
ZIMMERMAN,
Deceased.

The administration of the estate of WILLIAM HULTON ZIMMERMAN, deceased, whose date of death was December 5, 2023, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, FL 33756. 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 persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

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

TAYLOR RENEE ZIMMERMAN
Personal Representative
3998 Marlan Dr. SE
St. Petersburg, FL 33706

Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 413550
Ryne E. Hartt, Esq.
Florida Bar No. 1011330
Hines Norman Hines, P.L.
315 S. Hyde Park Ave
Tampa, FL 33606
Telephone: 813-251-8659
Email: rhines@hnh-law.com
Secondary Email:
rhartt@hnh-law.com
August 2, 9, 2024 24-03431N

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT
IN AND FOR PINELLAS COUNTY,
STATE OF FLORIDA,
PROBATE DIVISION

Case No: 24-006297 ES
IN RE: ESTATE OF
REVEREND DAVID R. ENGBARTH
aka

REVEREND DAVID RICHARD
ENGBARTH
Deceased

The administration of the estate of REVEREND DAVID R. ENGBARTH, deceased, whose date of death was on November 22, 2023, is pending in the Circuit Court for Pinellas County, Florida, Probate Department, 315 Court Street, Clearwater FL 33756. The name and address of the Personal Representative and the Personal Representative's Attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against the decedent's curatorship / estate, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICES OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the decedent's curatorship / estate, including unmaturred, contingent or unliquidated claims, must file their claim with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THAT 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

Personal Representative:
Scott Dittmar

c/o McLane McLane & McLane
275 Clearwater-Largo Road North
Largo, FL 33770

Attorney for Personal Representative:
D. Scott McLane, Esquire
275 Clearwater-Largo Road North
Largo, FL 33770-2300
(727) 584-2110
Florida Bar #0845930
E-mail: McLane@McLane-Law.com
August 2, 9, 2024 24-03459N

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
and select the appropriate County name from the menu option

or email legal@businessobserverfl.com



--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA

OF CITIBANK, N.A.; and ALL UNKNOWN TENANTS/OWNERS N/K/A RAFAEL SIERO., Defendants.

LAS COUNTY CONSTRUCTION LICENSING BOARD; CAVALRY SPV 1, LLC, as Assignee of Citibank, N.A. and ALL UNKNOWN TENANTS/OWNERS N/K/A RAFAEL SIERO are the Defendants,

Property Description: Lot 1, Block 12, Brigadoon of Clearwater, as per plat thereof.

than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service.

Florida Bar No.: 0101537 Eryn M. McConnell Florida Bar No.: 0018858 James E. Olsen

SECOND INSERTION

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

PASS-THROUGH CERTIFICATES, SERIES 2007-FFB-SS is Plaintiff and Sean C. Hubner, et al., are Defendants,

to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance.

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR PINELLAS COUNTY CIVIL DIVISION

Court, will sell the property situated in Pinellas County, Florida described as:

ity who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you,

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

is Plaintiff and DENISE R. GIRON A/K/A DENISE GIRON; UNKNOWN SPOUSE OF DENISE R. GIRON A/K/A DENISE GIRON;

Clerk reports the surplus as unclaimed. This notice is provided pursuant to Administrative Order 2010-045 PA/PI-CIR

NOTICE OF ACTION STATE OF FLORIDA COUNTY OF PINELLAS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA IN AND FOR PINELLAS COUNTY JUVENILE DIVISION

Tuesday, September 10, 2024 at 9:00 a.m., for an Advisory/ Adjudicatory/ Disposition hearing on the Petition for Termination of Parental Rights.

you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of Human Rights,

SECOND INSERTION

NOTICE OF FORFEITURE PROCEEDINGS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

NOTICE OF FORFEITURE PROCEEDINGS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

NOTICE OF SALE IN THE COUNTY COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

33776 ("Property") at public sale, to the highest and best bidder for cash at 10:00 a.m. on September 19, 2024.

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA CIVIL DIVISION

126TH TERRACE N, LARGO Florida 33774 at public sale, to the highest and best bidder for cash, in an online sale at: www.pinellas.realforeclose.com

