

CHARLOTTE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 3811 Tamiami Trail, Punta Gorda FL 33950, 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 09/19/2024 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

513	Frances Hemphill	Boxes, Furniture
2132	Ryla Hubbard	Tools, Boxes
2137	Tammy Cope	Bags, Boxes, Mattress

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) 993-9071.
Aug. 30; Sept. 6, 2024 24-00838T

FIRST INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Pursuant to the lien granted by the Florida Self-Storage Facility Act, notice is hereby given that the undersigned self-storage units will be sold at a public sale by competitive bidding, to satisfy the lien of the Lessor, with Metro Storage LLC as managing agent for Lessor, for rental and other charges due from the undersigned. The said property has been stored and is located at the respective address below. Units up for auction will be listed for public bidding on-line at www.StorageTreasures.com (Chris Rosa Auctioneer License AU 4167) beginning five days prior to the scheduled auction date and time. The terms of the sale will be by lot to the highest bidder for cash only. A 10% buyer's premium will be charged per unit. All sales are final. Metro Self Storage LLC reserves the right to withdraw any or all units, partial or entire, from the sale at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted. All contents must be removed completely from the property within 48 hours or sooner or are deemed abandoned by bidder/buyer. Sale rules and regulations are available at the time of sale.
Property includes the storage unit contents belonging to the following tenants at the following locations:

Metro Self Storage
1231 Kings Highway
Port Charlotte, FL 33980

The bidding will close on the website StorageTreasures.com and a high bidder will be selected on **September 17th, 2024 at 10AM**

Occupant Name	Unit	Description of Property	
Danielle Burrell	12040	Household Items	24-00830T Aug. 30; Sept. 6, 2024
Joshua Nowak, Hahlbohm	05047	Household Items	
Chris Tanner, Christopher Tanner	10001	Household Items	
Burns, Andrea	10069	Household Items	
Washington Jr., Anthony	12003	Household Items	

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-805
Division Probate
IN RE: ESTATE OF
BRUCE W. GORHAM
Deceased.

The administration of the estate of BRUCE W. GORHAM, deceased, whose date of death was July 7, 2023, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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.

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 30, 2024.

Personal Representative:
Denise Gorham

12190 Duval Blvd Port
Charlotte, Florida 33981
Attorney for Personal Representative:
Chad E Brocato Sr, Esq
Florida Bar Number: 110730
Moiguer Brocato Law
110 SE 6th Street, 17th Floor
Fort Lauderdale, Florida 33301
Telephone: (954) 998-7914
Fax: (786) 800-9488
E-Mail: service@mylawyer.legal
Secondary E-Mail:
chad@mylawyer.legal
Aug. 30; Sept. 6, 2024 24-00855T

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice Is Hereby Given that Fresenius Medical Care Punta Gorda, LLC, 920 Winter St, Waltham, MA 02451, desiring to engage in business under the fictitious name of Fresenius Kidney Care Punta Gorda, with its principal place of business in the State of Florida in the County of Charlotte, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.
August 30, 2024 24-00845T

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of PITA & PUFF, located at 1320 BLAISDELL ST, in the City of PORT CHARLOTTE, County of Charlotte, State of FL, 33980, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated this 27 of August, 2024.
ELIAS DOMETRIUS INVESTMENT LLC
1320 BLAISDELL ST
PORT CHARLOTTE, FL 33980
August 30, 2024 24-00853T

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 9/13/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1964 FRON HS 3508935 . Last Tenants: LYDIA DOROTHEA COICOU, ES-TATE OF LYDIA COICOU AND ALL UNKNOWN PARTIES, BENEFICIARIES, HEIRS, SUCCESSORS, AND ASSIGNS OF LYDIA COICOU. Sale to be at PALMS & PINES INC, 5400 RIVERSIDE DRIVE, PUNTA GORDA, FL 33982. 813-241-8269.
Aug. 30; Sept. 6, 2024 24-00858T

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 9/13/2024 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109. 1979 COAC TV 2191264586 . Last Tenants: FRANCES CARR BELL, DAWN MILES BROOKS, AND LESLIE CHARLES JOHNSON and all unknown parties beneficiaries heirs . Sale to be at NHC-FL 118 LLC DBA SHELL CREEK RV RESORT AND MARINA, 35711 WASHINGTON LOOP ROAD, PUNTA GORDA, FL 33982. 813-241-8269.
Aug. 30; Sept. 6, 2024 24-00854T

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2024-CP-000923
Division: Probate
IN RE: ESTATE OF
JERALD NORRIS BONE
a/k/a JERALD N. BONE,
Deceased.

The administration of the estate of Jerald Norris Bone a/k/a Jerald N. Bone, deceased, whose date of death was June 23, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. 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.

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, Florida Statutes.

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 30, 2024.

Personal Representative:

Patricia L. Bone
1624 Britannia Blvd.
Punta Gorda, FL 33980
Attorney for Personal Representative:
Forrest J. Bass, Esq.
Florida Bar No.: 68197
Farr Law Firm, PA
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941)639-1158
Fax: (941)639-0028
Email: fbass@farr.com
Secondary Email: msleeper@farr.com and probate@farr.com
Aug. 30; Sept. 6, 2024 24-00857T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 2024-854-CP
Division Probate
IN RE: ESTATE OF
KELLI J. LIPE Deceased.

The administration of the estate of KELLI J. LIPE, deceased, whose date of death was July 7, 2024, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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.

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 30, 2024.

Personal Representative:

RALPH E. PADEN
909 Glenoaks Drive
Knoxville, Tennessee 37918
Attorney for Personal Representative:
NICOLE S. PEET, Attorney
Florida Bar Number: 1025612
FARR LAW FIRM P.A.
237 Nokomis Avenue South
Venice, FL 34285
Telephone: (941) 488-7751
Fax: (941) 497-7636
E-Mail: npeet@farr.com
Secondary E-Mail: tweiss@farr.com
Aug. 30; Sept. 6, 2024 24-00837T

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000934CP
Division Probate
IN RE: ESTATE OF
EDWARD F. CURLEY
Deceased.

The administration of the estate of EDWARD F. CURLEY, deceased, whose date of death was January 13, 2024, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. 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.

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 30, 2024.

Personal Representative:

LORA KATE CURLEY
(a/k/a Kate C. Curley)
3765 Candia Drive
Punta Gorda, Florida 33950
Attorney for Personal Representative:
DOROTHY L. KORSZEN, ESQUIRE
Florida Bar Number: 765317
Farr Law Firm P.A.
237 Nokomis Avenue South
Venice, FL 34285
Telephone: (941) 484-1996
Fax: (941) 497-7636
E-Mail: dkorszen@farr.com
Secondary E-Mail:
jpainchaud@farr.com
Aug. 30; Sept. 6, 2024 24-00847T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000934CP
Division Probate
IN RE: ESTATE OF
ELAINE M. MCCLORY
Deceased.

The administration of the estate of ELAINE M. MCCLORY, deceased, whose date of death was September 24, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. 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.

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, Florida Statutes.

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 30, 2024

Personal Representative:

JOHN A. MCCLORY
1717 Mill Road
Aurora Town, NY 14052
Attorney for Personal Representative:
James W Mallonee Attorney
Florida Bar Number: 0638048
946 Tamiami Trail, #206
Port Charlotte, FL 33953
Telephone: (941) 206-2223
Fax: (941) 206-2224
E-Mail:
jmallonee@jameswmallonee.com
E-Mail:
hchalmers@jameswmallonee.com
Aug. 30; Sept. 6, 2024 24-00856T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-935
Division Probate
EDWARD G. CASTRO,
Deceased.

The administration of the Estate of EDWARD G. CASTRO, deceased, whose date of death was August 6, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME 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 30, 2024.

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 Right at Death Act (Sections 732.216-732.228 of the Florida Probate Code) applies or may apply, unless a written demand is made by a creditor as specified in Section 732.2211 of the Florida Probate Code.

Personal Representative:

BONIE S. MONTALVO, ESQ.
e/o Cummings & Lockwood LLC
8000 Health Center Blvd., Suite 300
Bonita Springs, Florida 34135
Attorney for the
Personal Representative:
DAVID A. LUDGIN
Florida Bar No. 402389
Cummings & Lockwood LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135
Aug. 30; Sept. 6, 2024 24-00859T

HOW TO PUBLISH YOUR

LEGAL NOTICE
IN THE BUSINESS OBSERVER

CALL 941-906-9386

and select the appropriate County name from the menu option

OR

e-mail legal@businessobserverfl.com

Business
Observer
LV 1024P

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No.: 24-908-CP Division: PROBATE IN RE: ESTATE OF GAIL A. O'HARA Deceased.

The administration of the estate of GAIL A. O'HARA, deceased, whose date of death was July 10, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue Punta Gorda, FL 33950. 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.

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. 732.221, Florida Statutes.

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 30, 2024.

Personal Representative: LYNN WANDA COTTON

46 Tangelo Irvine, California 92618 Attorney for Personal Representative: MARY A. BYRSKI, Attorney Florida Bar Number: 0166413 MARY A. BYRSKI 25086 Olympia Ave., Suite 310 Punta Gorda, Florida 33950 Telephone: (941) 833-9262 Fax: (941) 833-9264 E-Mail: mary@byrskilaw.com Secondary E-Mail: kaye@byrskilaw.com Aug. 30; Sept. 6, 2024 24-00840T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-880-CP Division: PROBATE IN RE: ESTATE OF LINDA S. REABE A/K/A LINDA SUSAN REABE Deceased.

The administration of the estate of Linda S. Reabe a/k/a Linda Susan Reabe, deceased, whose date of death was December 3, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33950. 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.

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 732.221.

The date of first publication of this notice is August 30, 2024.

Personal Representative: Katelyn Reabe Andree

4721 14th Avenue S. Minneapolis, Minnesota 55407 Attorney for Personal Representative: Ellie K. Harris Florida Bar Number: 0021671 Elise V. Bouchard Florida Bar Number: 0109033 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: elise@schwarzlaw.net Secondary E-Mail: joy@schwarzlaw.net Aug. 30; Sept. 6, 2024 24-00831T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION Case No. 2024-000705-CP IN RE: THE ESTATE OF KAROL JONES SCARDINO, deceased

The administration of the estate of Karol Jones Scardino, deceased, whose date of death was January 11, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is: Clerk of the Court, Charlotte County Justice Center, Probate Division, 350 E Marion Avenue, Punta Gorda, Florida 33950. 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 SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is August 30, 2024.

Personal Representative: Dino Scardino

Attorney for Personal Representative: Jack Pankow, Esquire 5230-2 Clayton Court Fort Myers, FL 33907 Telephone: 239-334-4774 FL Bar # 164247 Aug. 30; Sept. 6, 2024 24-00835T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-926-CP Division: Probate IN RE: ESTATE OF Nathaniel James Smyre, a/k/a Nathaniel J. Smyre, Deceased

The administration of the estate of Nathaniel James Smyre, a/k/a Nathaniel J. Smyre, deceased, whose date of death was June 12, 2024 is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 30, 2024.

Personal Representative: Jan M. Smyre

Attorney for Personal Representative: Robert C. Benedict Florida Bar No: 0361150 rbenedict@bigvllaw.com Wideikis, Benedict & Berntsson, LLC The BIG W Law Firm 3195 S. Access Road Englewood, FL 34224 (941) 627-1000 Telephone Aug. 30; Sept. 6, 2024 24-00841T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 24-CP-0835 IN RE: THE ESTATE OF HERBERT L. MOODY, JR., Deceased.

The Ancillary Administration of the Estate of HERBERT L. MOODY, JR., deceased, File Number 24-CP-0835, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Charlotte, Florida, 33950. 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, including unmaturred, contingent or unliquidated claims, on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and persons having claims or demands against the estate of decedent, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME 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 30, 2024.

Kimberly Moody Ancillary Personal Representative 3287 Runnymede St. SW Concord, NC 28027

PHILLIP A. ROACH Attorney for Personal Representative Fla Bar No. 0765864 28179 Vanderbilt Drive, Suite 1 Bonita Springs, Florida 34134 239-992-0178 Aug. 30; Sept. 6, 2024 24-00839T

FIRST INSERTION

NOTICE TO CREDITORS OF FORMAL ADMINISTRATION IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-000365-CP IN RE: ESTATE OF KAREN H. FRANCIS, deceased

The administration of the estate of KAREN H. FRANCIS, deceased, whose date of death was January 12, 2024, is pending before the Circuit Court for Charlotte County, Florida, Probate Department, located at 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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 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 the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

The date of the first publication of this Notice is August 30, 2024.

Personal Representative: Sean Shellhammer

18750 MacGill Avenue Port Charlotte, Florida 33948 Attorney for the Personal Representative: Anne E. Moore, FL Bar #110621 Anne E. Moore PLLC 3579 S. Access Rd., Ste. A Englewood, FL 34224 Tel: (941) 662-5750 Fax: (941) 237-5200 Primary Email: anne@attorneyanne.com Secondary Email: staff@attorneyanne.com Aug. 30; Sept. 6, 2024 24-00833T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File Number: 24000861CP IN RE: ESTATE OF NICOLE L. HOFFENKAMP, Deceased.

The administration of the Estate of NICOLE L. HOFFENKAMP, Deceased, whose date of death was November 21, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the Personal Representative for said Estate and the Attorney for said Personal Representative are respectively set forth below.

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 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 Florida Statutes Sections 732.216 - 732.228 applies, or may apply, unless a written demand is made by a creditor as specified under Florida Statutes Section 732.221.

The date of first publication of this Notice is August 30, 2024.

Personal Representative: Lucas Hoffenkamp

176 Yorktown Court Libertyville, IL 60048 Attorney for Personal Representative: BARRY A. DIAMOND, #471770 LAW OFFICES OF BARRY A. DIAMOND, P.A. Coral Springs Professional Campus 5541 N. University Drive, Suite 103 Coral Springs, Florida 33067 Telephone: (954) 752-5000 Aug. 30; Sept. 6, 2024 24-00849T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 24-CP-000876 IN RE: ESTATE OF JORAN PERSAKER, Deceased.

The administration of the Estate of Joran Persaker, deceased, whose date of death was December 19, 2023, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E Marion Avenue, Punta Gorda, Florida 33950. 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 30, 2024.

Kerstin Persaker Kerstin Persaker Petterstorp 6 E. bv 645 91 Strängnäs Sweden

/s/ Alvaro Sanchez Alvaro C. Sanchez Attorney for the Petitioner 1714 Cape Coral Parkway East Cape Coral, FL 33904 Tel: (239) 542-4733 Fax: (239) 542-9203 FLA BAR NO 105539 Email: alvero@capecoralattorney.com Email: courtfilings@capecoralattorney.com Aug. 30; Sept. 6, 2024 24-00836T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION FILE NO: 24-CP-000877 IN RE: ESTATE OF WALDEMAR KLEIN, Deceased.

The administration of the Estate of Waldemar Klein, deceased, whose date of death was March 25, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E Marion Avenue, Punta Gorda, Florida 33950. 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 30, 2024.

Sylvie Cardinal

244 Broad Street Apt #4 Gatineau, Quebec, CA J9H 0H8 /s/ Alvaro Sanchez Alvaro C. Sanchez Attorney for the Petitioner 1714 Cape Coral Parkway East Cape Coral, FL 33904 Tel: (239) 542-4733 Fax: (239) 542-9203 FLA BAR NO 105539 Email: alvero@capecoralattorney.com Email: courtfilings@capecoralattorney.com Aug. 30; Sept. 6, 2024 24-00834T

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 24-706-CP Division: PROBATE IN RE: ESTATE OF PHYLLIS M. BRUNELLI Deceased.

The administration of the estate of Phyllis M. Brunelli, deceased, whose date of death was April 1, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Ave, Punta Gorda, FL 33950. 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 30, 2024.

Personal Representative: John Robert Brunelli

106 Fisher st. Attleboro, Massachusetts 02703 Attorney for Personal Representative: Ellie K. Harris, Esq. Florida Bar Number: 0021671 Elise V. Bouchard, Esq. Florida Bar Number: 0109033 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: e-service@schwarzlaw.net Secondary E-Mail: mackenzie@schwarzlaw.net Aug. 30; Sept. 6, 2024 24-00832T

--- SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL DIVISION CASE NO.: 24-000128-CC BIRCHWOOD I & II ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. TONYA BARNETT; his/her/their devisees, grantees, creditors, and all other parties claiming by, through, under or against them and all unknown natural persons, if alive and if not known to be dead or alive, their several and respective spouses, heirs, devisees grantees, and creditors or other parties claiming by, through, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; UNKNOWN SPOUSE OF TONYA BARNETT; UNKNOWN TENANT #1 and UNKNOWN TENANT #2, Defendants.

NOTICE IS HEREBY GIVEN THAT I, the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on September 16, 2024, at 11:00 a.m. at www.charlotte.realforeclose.com, in accordance with Chapter 45 Florida Statutes, the following-described real property: Unit B-4, Birchwood I & II, a Condominium according to the Declaration of Condominium filed in Official Records Book 843, Page 135,

and Amended and Restated Declaration of Condominium recorded in Official Records Book 4152, Page 1969, of the Public Records of Charlotte County, Florida, and according to the graphic description contained in Condominium Book 6, Pages 13A through 13C, and amendments thereto, of the Public Records of Charlotte County, Florida, together with the common elements appurtenant thereto as described in the Declaration. Commonly known as 25450 Harborview Road, Unit B4, Port Charlotte, Fl 33980

The said sale will be made pursuant to the Final Judgment of Foreclosure of the County Court of Charlotte County, Florida, in Civil Action No. 24-000128-CC, BIRCHWOOD I & II ASSOCIATION, INC. vs. TONYA BARNETT, et als.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this day of 08/28/2024. ROGER D. EATON, Clerk By: (SEAL) B. Lackey Deputy Clerk Ernest W. Sturges, Jr., Esq., 701 JC Center Court, Suite 3, Port Charlotte, FL 33954 Aug. 30; Sept. 6, 2024 24-00860T

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CASE NO.: 24001123CA
BANK OF AMERICA, N.A.,
Plaintiff, vs.
MARCIA A. COLE; AUDREY
COLE; RECARDO "DEVIN"
COLE; NOEL S. COLE,
JR.; DOUGLAS COLE; SHARON
COLE; et al.,
Defendant(s).

TO: Sharon Cole
Last Known Residence: 17311 Harris
Ave Port Charlotte, FL 33948
TO: Unknown Spouse of Sharon Cole
Last Known Residence: 17311 Harris
Ave Port Charlotte, FL 33948

YOU ARE NOTIFIED that an action
to foreclose a mortgage on the follow-
ing property in CHARLOTTE County,
Florida:

LOT 26, BLOCK 594, PORT
CHARLOTTE SUBDIVISION,
SECTION 41, ACCORDING TO
THE PLAT THEREOF, AS RE-
CORDED IN PLAT BOOK 5,
PAGE 51A THRU 51K, CHAR-
LOTTE COUNTY, FLORIDA
has been filed against you and you are
required to serve a copy of your written
defenses, if any, to it on ALDRIDGE
PITE, LLP, Plaintiff's attorney, at 5300

West Atlantic Avenue Suite 303 Delray
Beach, FL 33484, on or before Sep-
tember 30, 2024, and file the original
with the clerk of this court either before
service on Plaintiff's attorney or im-
mediately thereafter; otherwise a default
will be entered against you for the relief
demanded in the complaint or petition.

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact Jon Embury, Adminis-
trative Services Manager, whose office
is located at 350 E. Marion Avenue,
Punta Gorda, Florida 33950, and
whose telephone number is (941) 637-
2110, at least 7 days before your sched-
uled court appearance, or immedi-
ately upon receiving this notification if
the time before the scheduled appear-
ance is less than (7) days; if you are
hearing or voice impaired, call 711.

Dated on August 23, 2024

As Clerk of the Court
By: (SEAL) B. Lackey
As Deputy Clerk

ALDRIDGE PITE, LLP,
Plaintiff's attorney,
5300 West Atlantic Avenue Suite 303
Delray Beach, FL 33484
1092-13311B
Ref# 9038
Aug. 30; Sept. 6, 2024 24-00842T

FIRST INSERTION

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

CASE NO. 24001509CA
NEWREZ LLC DBA SHELLPOINT
MORTGAGE SERVICING (FKA
SPECIALIZED LOAN SERVICING
LLC),
Plaintiff, vs.
APRYL VINTI AND ANTHONY
VINTI, et al.
Defendant(s).
TO: ANTHONY VINTI, UNKNOWN
SPOUSE OF ANTHONY VINTI,
whose residence is unknown and all
parties having or claiming to have any
right, title or interest in the property
described in the mortgage being fore-
closed herein.

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

LOT 48, ROTONDA HEIGHTS,
ACCORDING TO THE PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 8, PAGE(S)
26A THROUGH 26Z, OF THE
PUBLIC RECORDS OF CHAR-
LOTTE COUNTY, FLORIDA.

has been filed against you and you are
required to serve a copy of your writ-
ten defenses, if any, to it on counsel for
Plaintiff, whose address is 6409 Con-
gress Avenue, Suite 100, Boca Raton,
Florida 33487 on or before 10-2-2024/

(30 days from Date of First Publica-
tion of this Notice) and file the original
with the clerk of this court either before
service on Plaintiff's attorney or im-
mediately thereafter; otherwise a default
will be entered against you for the relief
demanded in the complaint or petition
filed herein.

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

If you are a person with a disabili-
ty who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact Jon Embury, Adminis-
trative Services Manager, whose office
is located at 350 E. Marion Avenue,
Punta Gorda, Florida 33950, and
whose telephone number is (941) 637-
2110, at least 7 days before your sched-
uled court appearance, or immedi-
ately upon receiving this notification if
the time before the scheduled appear-
ance is less than (7) days; if you are
hearing or voice impaired, call 711.

WITNESS my hand and the seal of
this Court at County, Florida, this 27
day of August, 2024.

CLERK OF THE CIRCUIT COURT
BY: (SEAL) B. Lackey
DEPUTY CLERK

Robertson, Anschutz, Schneid,
Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
24-205072
Aug. 30; Sept. 6, 2024 24-00850T

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL DIVISION

Case No.: 23001165CC
THE TREETOPS AT RANGER
POINT HOMEOWNERS
ASSOCIATION, INC., a Florida
not-for-profit corporation
Plaintiff, vs.

DAMIEN DALTON; his devisees,
grantees, creditors, and all other
parties claiming by, through, under
or against him and all unknown
natural persons, if alive and if
not known to be dead or alive, his
several and respective spouses, heirs,
devisees grantees, and creditors
or other parties claiming by,
through, or under those unknown
natural persons and his successors
in interest trustees, or any other
persons claiming by through, under
or against any corporation or other
legal entity named as a defendant
and all claimants, persons or parties
natural or corporate whose exact
status is unknown, claiming under
any of the above named or described
defendants or parties who are
claiming to have any right, title or
interest in and to the lands hereafter
described; UNKNOWN SPOUSE OF
DAMIEN DALTON,
Defendants.

NOTICE IS HEREBY GIVEN that I,
the undersigned Clerk of the Circuit
Court of Charlotte County, Florida,
shall sell the property at public sale to
the highest bidder for cash, except as
set forth hereinafter, on September 20,
2024, at 11:00 a.m. at www.charlotte.
realforeclose.com, in accordance
with Chapter 45 Florida Statutes, the
following-described real property:
402128133001 THE TREE TOPS

AT RANGER POINT, PHASE
I LT 1 E1164/561 1505/1096
1542/394 1778/140 CT1830/2050
1843/1027 2053/2107 2225/799
2578/1160 3374/658 CT3612/1432
TD3787/1413 3825/1276
3836/385 3855/674 TD4277/1788
Commonly Known As: 4224 Tree
Tops Drive, Port Charlotte, FL
33953

The said sale will be made pursuant
to the Final Judgment of Foreclo-
sure of the County Court of Charlotte
County, Florida, in Civil Action No.
2023-001165CC, THE TREETOPS AT
RANGER POINT HOMEOWNERS'
ASSOCIATION, INC., vs. DAMIEN
DALTON.

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 with-
in 60 days after the sale.

If you are a person with a disability
who needs any accommodation in or-
der to participate in this proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact Jon Embury, Adminis-
trative Services Manager, whose
office is located at 350 E. Marion
Avenue, Punta Gorda, Florida 33950,
and whose telephone number is (941)
637-2110, at least 7 days before your
scheduled court appearance, or im-
mediately upon receiving this notifi-
cation if the time before the sched-
uled appearance is less than 7 days;
if you are hearing or voice impaired,
call 711.

Dated this day of 08/26/2024.

ROGER D. EATON, Clerk
By: (SEAL) Deni Gerace
Deputy Clerk

Ernest W. Sturges, Jr., Esq.,
701 JC Center Court, Suite 3,
Port Charlotte, FL 33954
Aug. 30; Sept. 6, 2024 24-00846T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024 910 CP
Division: PROBATE
IN RE: ESTATE OF
DAVID L. CLAYPOOL
Deceased

The administration of the Estate of
DAVID L. CLAYPOOL, deceased, File
No. 2024 910 CP, is pending in the Cir-
cuit Court for CHARLOTTE County,
Florida, Probate Division, the address
of which is Charlotte County Clerk of
Court, 350 E. Marion Avenue, Punta
Gorda, FL 33950. The names and ad-
dresses of the personal representative
and the personal representative's attor-
ney are set forth below.

All creditors of the decedent and
other persons having claims or dem-
ands against decedent's estate, in-
cluding unmaturing, 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 AF-
TER THE DATE OF THE FIRST
PUBLICATION OF THIS NOTICE
OR THIRTY DAYS AFTER 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 decedent's estate, including
unmaturing, contingent or unliquidated
claims, must file their claims with this
court WITHIN THREE MONTHS AF-
TER THE DATE OF THE FIRST PUB-
LICATION OF THIS NOTICE.

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

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

The date of first publication of this
notice is August 30, 2024.

Personal Representative:
David Orris

Post Office Box 1111
Englewood, FL 34295

Attorney for Personal Rep.

Robert A. Dickinson
FL Bar No: 161468
460 S. Indiana Ave.
Englewood, FL 34223
(941) 474-7600
robertdickinson@verizon.net
Aug. 30; Sept. 6, 2024 24-00852T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-000918-CP
Division Probate
IN RE: ESTATE OF
Franzuel B. Pamittan
Deceased.

The administration of the estate of
Franzuel B. Pamittan, deceased, whose
date of death was March 12, 2024,
is pending in the Circuit Court for
Charlotte County, Florida, Probate
Division, the address of which is 350
E. Marion Avenue, Punta Gorda, FL
33950. 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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.

ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SEC-
TION 733.702 WILL BE FOREVER
BARRED.

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

A personal representative or curator
has no duty to discover whether any
property held at the time of the de-
cedent's death by the decedent or the
decedent's surviving spouse is property
to which the Florida Uniform Dispo-
sition of Community Property Rights
at Death Act as described in sections
732.216-732.228, applies, or may ap-
ply, 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 30, 2024.

Personal Representative:
Grace S. Pamittan

4528 Colleen Street

Port Charlotte, Florida 33952
Attorney for Personal Representative:
Brett H. Sifrit, Esq.
Attorney for Personal Representative
Florida Bar Number: 105564
Farr Law Firm P.A.
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941) 639-1158
Fax: (941) 639-0028
E-Mail: bsifrit@farr.com
Secondary E-Mail:
mbuckley@farr.com;
probate@farr.com
Aug. 30; Sept. 6, 2024 24-00843T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-903-CP
Division Probate
IN RE: ESTATE OF
EDMUND W. WATSON
a/k/a EDMUND WILLIAM
ROBERT WATSON
Deceased.

The administration of the Estate of
Edmund W. Watson a/k/a Edmund
William Robert Watson, deceased,
whose date of death was July 12, 2024,
is pending in the Circuit Court for
Charlotte County, Florida, Probate
Division, the address of which is 350
E. Marion Ave., Punta Gorda, FL
33950. 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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.

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 sur-
viving spouse is property to which the
Florida Uniform Disposition of Com-
munity 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 spec-
ified 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
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 30, 2024.

Personal Representatives:
Thomas C. Trauba

1500 Schenley St.

Port Charlotte, FL 33952
Jennifer Lynda Stewart
80 Lancaster Rd.
Gorham, NH 03581-1411
Attorney for Personal Representatives:
Tina M. Mays, Esq.
Florida Bar No. 0726044
Mizell & Mays Law Firm, P.A.
331 Sullivan St.,
Punta Gorda, FL 33950
Telephone: (941) 575-9291
E-mail Addresses:
tmays@mizell-law.com,
ndotres@mizell-law.com
Aug. 30; Sept. 6, 2024 24-00848T

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24 904 CP
Division: PROBATE
IN RE: ESTATE OF
SHIRLEY C. BROUILLARD
Deceased

The administration of the Estate of
SHIRLEY C. BROUILLARD, deceased,
File No. 24 904 CP, is pending in the
Circuit Court for CHARLOTTE County,
Florida, Probate Division, the address
of which is Charlotte County Clerk of
Court, 350 E. Marion Avenue, Punta
Gorda, FL 33950. The names and ad-
resses of the personal representative
and the personal representative's attor-
ney are set forth below.

All creditors of the decedent and
other persons having claims or dem-
ands against decedent's estate, in-
cluding unmaturing, 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 AF-
TER THE DATE OF THE FIRST
PUBLICATION OF THIS NOTICE
OR THIRTY DAYS AFTER 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 decedent's estate, including
unmaturing, contingent or unliquidated
claims, must file their claims with this
court WITHIN THREE MONTHS AF-
TER THE DATE OF THE FIRST PUB-
LICATION OF THIS NOTICE.

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

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

The date of first publication of this
notice is August 30, 2024.

Personal Representative:
Timothy M. Freeman

2064 Michigan Avenue
Englewood, FL 34224

Attorney for Personal Rep.

Robert A. Dickinson
FL Bar No: 161468
460 S. Indiana Ave.
Englewood, FL 34223
(941) 474-7600
Aug. 30; Sept. 6, 2024 24-00851T

SUBSEQUENT INSERTIONS

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24-832-CP
Division Probate
IN RE: ESTATE OF
CHRISTOPHER EDWARD
ADSHEAD
Deceased.

The administration of the estate of
Christopher Edward Adshead, de-
ceased, whose date of death was
July 8, 2024, is pending in the
Circuit Court for Charlotte County,
Florida, Probate Division, the ad-
dress of which is 350 E. Marion
Avenue, Punta Gorda, Florida 33950.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.

All creditors of the decedent and
other persons having claims or dem-
ands 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 PUB-
LICATION 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 de-
cedent and other persons hav-
ing 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 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 23, 2024.

Personal Representative:
Erica Adshead Heller

248 Kimball Ave.

Golden, Colorado 80401
Attorney for
Personal Representative:
Jeffrey R. Kuhns,
Florida Bar No. 96026
Forrest G. Miller,
Florida Bar No. 1028360
Attorney for Petitioner
KUHNS LAW FIRM, PLLC
425 Cross Street,
Ste. #312
Punta Gorda, Florida 33950
Telephone: (941) 205-8000/
Fax: (941) 205-8001
E-Mail:
jeff@kuhnslawfirm.com
Secondary E-Mail:
forrest@kuhnslawfirm.com
August 23, 30, 2024 24-00829T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24 CP 000888
IN RE: ESTATE OF
JANE GREGUSH
Deceased.

The administration of the estate of
Jane Gregush, deceased, whose date
of death was July 13, 2024, is pend-
ing in the Circuit Court for CHAR-
LOTTE County, Florida, Probate Divi-
sion, the address of which is 350 E.
Marion Ave, Punta Gorda, FL 33950.
The names and addresses of the per-
sonal 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 de-
mands against decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE
OF THE FIRST PUBLICATION OF
THIS NOTICE.

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

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

A personal representative or curator
has no duty to discover whether any
property held at the time of the de-
cedent's death by the decedent or the de-
cedent's surviving spouse is property
to which the Florida Uniform Dispo-
sition 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 23, 2024.

Personal Representative:
Eugene E. Gregush

287 George Rd.

Port Charlotte, Florida 33952
Attorney for Personal Representative:
John A. Moran, Esq.
Attorney
Florida Bar Number: 0718335
Dunlap & Moran, P.A.
22 S. Links Ave, Suite 300
Sarasota, Florida 34236
Telephone: (941) 366-0115
Fax: (941) 365-4660
E-Mail: jmoran@dunlapmoran.com
Secondary E-Mail:
dmprobate@dunlapmoran.com
August 23, 30, 2024 24-00827T

HOW TO
PUBLISH YOUR
LEGAL
NOTICE
IN THE BUSINESS OBSERVER

CALL 941-906-9386
and select the appropriate County
name from the menu option
or e-mail legal@businessobserverfl.com

Business
Observer

SAVE TIME

Email your Legal Notice

legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication

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

Business
Observer

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-845-CP

Division Probate
IN RE: ESTATE OF
**DONNA L. KATTUS A/K/A
DONNA LEE KATTUS Deceased.**
The administration of the estate of DONNA L. KATTUS a/k/a DONNA LEE KATTUS, deceased, whose date of death was May 14, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. 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.

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, Florida Statutes.

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 23, 2024.

Personal Representative:

JODI L. SAUERWEIN

15224 Lakeland Circle

Port Charlotte, Florida 33981

Attorney for Personal Representative:

CARRIE M. LEONTITIS

Attorney

Florida Bar Number: 48055

Olmsted & Wilson, P.A.

17801 Murdock Circle, Suite A

Port Charlotte, FL 33948

Telephone: (941) 624-2700

Fax: (941) 624-5151

E-Mail: carrie@owpa.com

Secondary E-Mail: kathy@owpa.com

August 23, 30, 2024 24-00820T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24-CP-000773
IN RE: ESTATE OF
**NICOLE MARIE TOBIA,
Deceased.**

The administration of the estate of NICOLE MARIE TOBIA, deceased, whose date of death was February 22, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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.

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 FS. 732.216-732.228, applies, or may apply, unless a written

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT IN AND
FOR CHARLOTTE COUNTY,
FLORIDA PROBATE DIVISION
File No. 24-895-CP

Division Probate
IN RE: ESTATE OF
ERIC H. PARKER, Deceased.
The administration of the Estate of ERIC H. PARKER, deceased, whose date of death was May 24, 2024, file number 24-895-CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33951-1687. The names and addresses of the personal representatives 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 PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

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, Florida Statutes.

The date of first publication of this notice is August 23, 2024.

Anita Parker

Personal Representative

6 Laurel Rd Exeter, RI 02822

James W. Mallonee, Esq.

Attorney for Personal Representative

Florida Bar No.: 0638048

Season A. Spanski, Esq.

Florida Bar No.: 1044362

JAMES W. MALLONEE, P.A.

946 Tamiami Trail, #206

Port Charlotte, FL 33953-3108

Telephone: (941) 206-2223

Fax: (941) 206-2224 E-mail:

jmallonee@jameswmallonee.com

E-mail: season@jameswmallonee.com

August 23, 30, 2024 24-00808T

demand is made by a creditor as specified under F.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 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 23, 2024.

Personal Representative:

/s/Denise Fowlie

DENISE FOWLIE

346 Japura St.

Punta Gorda, Florida 33983

Attorney for Personal Representative:

/s/Stephen W. Buckley

STEPHEN W. BUCKLEY, ESQUIRE

Florida Bar Number: 117747

GOLDSTEIN, BUCKLEY, CECHMAN,

RICE & PURTZ, P.A.

Post Office Box 2366

Fort Myers, Florida 33902

Telephone: (239) 334-1146

Fax: (239) 334-3039

E-Mail: sbuckley@gbclaw.com

Secondary E-Mail: lmintz@gbclaw.com

August 23, 30, 2024 24-00818T

--- ACTIONS / SALES ---

SECOND INSERTION

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

**CASE NO. 24001478CA
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
UNKNOWN TRUSTEE OF THE
REVOCABLE TRUST AGREEMENT
DATED FEBRUARY 14, 2019,
MADE BY ALBERT SILVA, et al.
Defendant(s).**

TO: UNKNOWN TRUSTEE OF THE REVOCABLE TRUST AGREEMENT DATED FEBRUARY 14, 2019, MADE BY ALBERT SILVA, UNKNOWN BENEFICIARIES OF THE REVOCABLE TRUST AGREEMENT DATED FEBRUARY 14, 2019, MADE BY ALBERT SILVA,

whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:

LOTS 27 AND 28, BLOCK 3646, PORT CHARLOTTE SUBDIVISION SECTION SIXTY FOUR, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE(S) 78A TO 78F OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, 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 Ave., Suite 100, Boca Raton, Florida 33487 on or before 9-19-2024/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.

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 Jon Embury, Administrative Services Manager, whose office

is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court at County, Florida, this 14th day of August, 2024.

CLERK OF THE CIRCUIT COURT
BY: (SEAL) B. Lackey
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 CONGRESS AVE., SUITE 100
BOCA RATON, FL 33487
PRIMARY EMAIL:
FLMAIL@RASLG.COM
24-211166
August 23, 30, 2024 24-00810T

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000786CP
IN RE: ESTATE OF
**HANS H. AGOSTINI,
Deceased.**

The administration of the estate of HANS H. AGOSTINI, deceased, whose date of death was May 16, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Ave., Punta Gorda, FL 33950. 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

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 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 23, 2024.

Personal Representative:

DEAN AGOSTINI

6786 Griswold Rd

Bergen, NY 1441

Attorney for Personal Representative:

FLETCHER H. RUSH

Florida Bar No. 0100586

Williams Parker Harrison

Dietz & Getzen

50 Central Avenue, Eighth Floor

Sarasota, FL 34236

Telephone: 941-552-2563

Designation of Email

Addresses for service:

Primary: frush@williamsparser.com

Secondary:

awatson@williamsparser.com

August 23, 30, 2024 24-00825T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24000743CP
IN RE: ESTATE OF
**CAROLINE MARIE MOFFITT,
Deceased**

The administration of the Estate of Caroline Marie Moffitt, Deceased, File Number 24000743CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and ad-

resses of the Personal Representatives and the Personal Representatives' attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER 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 decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of the first publication of this Notice is 8/23/2024.

Personal Representative:

By Jonathan Buck

23264 Abrade Avenue,

Port Charlotte, FL 33980

Attorney for Personal Representative

PJ WALDORF, PLC

Attorney for Petitioner

515 North Flagler Drive, Suite P-350

West Palm Beach, FL 33401

Telephone (561) 659-9889

Facsimile (561) 659-9377

Email: pamela@pjwaldorf.com

By: Pamela J. Waldorf

Florida Bar No.: 51860

August 23, 30, 2024 24-00817T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-837-CP
Division Probate
IN RE: ESTATE OF
**SUSAN G. COUGHLIN a/k/a
SUSAN GRACE COUGHLIN
Deceased.**

The administration of the Estate of Susan G. Coughlin a/k/a Susan Grace Coughlin, deceased, whose date of death was June 17, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is August 23, 2024.

Personal Representative:

Dr. Mark Droffner

3682 Aruba Ct.

Punta Gorda, FL 33950

Attorney for Personal Representative:

John B. Mizell

Florida Bar No. 0562424

Mizell & Mays Law Firm, P.A.

331 Sullivan St.

Punta Gorda, FL 33950

Telephone: (941) 575-9291

E-mail Addresses:

jmizell@mizell-law.com,

hbramble@mizell-law.com

August 23, 30, 2024 24-00824T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
PROBATE DIVISION
Case No. 24000891CP
IN RE: ESTATE OF
**LESLIE R. LARGE,
Deceased.**

The administration of the estate of LESLIE R. LARGE, deceased, whose date of death was June 16, 2024, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: August 23, 2024.

KIMBERLY ANN EULER

Personal Representative

30 Sebastiani Boulevard

Gaithersburg, Maryland 20878

JUAN D. BENEDEC

Attorney for Personal Representative

Florida Bar No. 78298

DENTONS COHEN & GRIGSBY P.C.

9110 Strada Place, Suite 6200

Naples, Florida 34109

Telephone: (239)-390-1900

Email: juan.benedeck@dentons.com

Secondary Email:

tami.panozzo@dentons.com

August 23, 30, 2024 24-00828T

--- PUBLIC SALES ---

SECOND INSERTION

Public Notice

FLORIDA SOUTHWESTERN STATE COLLEGE (FSW) Request for Qualifications (RFQ) #24-05

Project Name: College Wide Construction Services 2025 Annual Prequalification for Projects of all Dollar Levels
Prequalification effective dates: January 1, 2025 to December 31, 2025

Interested Applicants must possess a minimum of \$1M in current bonding capacity and \$1M in general liability and property damage insurance.

Interested Applicants may obtain more detailed information for RFQ #24-05 at <https://www.bidnetdirect.com/florida/floridasouthwestern>.

Timeline:
Application Submittal: Thursday September 26, 2024 no later than 2:00 PM ET;
Electronic submission via:
<https://www.bidnetdirect.com/florida/floridasouthwestern>

Public Evaluation Team Meeting: Thursday October 10, 2024 at 10am ET
Recommendation for intended award to be posted on or about October 14, 2024
Aug. 23, 30; Sept. 6, 13, 2024 24-00822T

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL ACTION

CASE NO.: 23004259CA

CITIZENS BANK NA F/K/A

RBS CITIZENS NA,

Plaintiff, vs.

RONALD E. SLAGLE A/K/A

RONALD E. SLAGLE JR., et al,

Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated July 29, 2024, and entered in Case No. 23004259CA of the Circuit Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which Citizens Bank NA f/k/a RBS Citizens NA, is the Plaintiff and Ronald E. Slagle a/k/a Ronald E. Slagle Jr.; Jamie K. Slagle; are defendants, the Charlotte County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on at www.charlotte.realforeclose.com, Charlotte County, Florida at 11:00 AM on the 12th day of September, 2024, the following described property as set forth in said Final Judgment of Foreclosure:

LOT 19, BLOCK 544, PORT CHARLOTTE SUBDIVISION SECTION THIRTEEN, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE(S) 2-A THROUGH-2-G, INCLUSIVE, OF THE PUBLIC RECORDS

OF CHARLOTTE COUNTY, FLORIDA.
A/K/A 22237 LOCKPORT AVE PORT CHARLOTTE FL 33952

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 Charlotte County, Florida this day of 08/14/2024.

Clerk of the Circuit Court
Charlotte County, Florida
(SEAL) By: B. Lackey
Deputy Clerk

Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
CT- 23-007378
August 23, 30, 2024 24-00809T

SECOND INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY

IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL DIVISION

CASE NO.: 2024-000729-CC

LOVELAND COURTYARDS

CONDOMINIUM ASSOCIATION,

INC., a Florida not-for-profit

corporation,

Plaintiff, vs.

SAMANTHA G. ROWNTREE;

RICHARD K. ROWNTREE; his/her/

their devisees, grantees, creditors,

and all other parties claiming by,

through, under or against them

and all unknown natural persons,

if alive and if not known to be dead

or alive, their several and respective

spouses, heirs, devisees grantees,

and creditors or other parties

claiming by, through, or under those

unknown natural persons and their

several unknown assigns, successors

in interest trustees, or any other

persons claiming by through, under

or against any corporation or other

legal entity named as a Defendants

and all claimants, persons or parties

natural or corporate whose exact

status is unknown, claiming under

any of the above named or described

Defendants or parties who are

claiming to have any right, title or

interest in and to the lands hereafter

described; UNKNOWN TENANT #1;

and UNKNOWN TENANT #2,

Defendants.

TO: SAMANTHA G. ROWNTREE;

RICHARD K. ROWNTREE; his/

her/their devisees, grantees, credi-

tors, and all other parties claiming by,

through, under or against them and

all unknown natural persons, if alive

and if not known to be dead or alive,

their several and respective spouses,

heirs, devisees grantees, and credi-

tors or other parties claiming by, through,

or under those unknown natural

persons and their several unknown

assigns, successors in interest trustees,

or any other persons claiming by through,

described:

YOU ARE HEREBY NOTIFIED that an action to foreclose an assessment lien on the following described property in Charlotte County, Florida:

UNIT NO. 2804, LOVELAND COURTYARDS, PHASE III, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS BOOK 1065, PAGE 156 THROUGH 221, AND AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.

Commonly known as: 3300 Loveland Blvd., Unit 2804, Port Charlotte, FL 33980

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ernest W. Sturges, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court July 22, 2024.

ROGER D. EATON
CLERK OF THE COURT
By: (SEAL) D. Gerace
Deputy Clerk

Ernest W. Sturges, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
esturges@gtslawfirm.com
aalias@gtslawfirm.com
941-625-6666
August 23, 30, 2024 24-00816T

--- ACTIONS / SALES ---

THIRD INSERTION

NOTICE OF ACTION; CONSTRUCTIVE SERVICE - PROPERTY

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR CHARLOTTE COUNTY, CIVIL DIVISION

CASE NO.: 24001165CA

DREAMWEAVER RE, LLC,

Plaintiff, vs.

SENG GIAP CHEW,

Defendant.

TO: SENG GIAP CHEW, 36000

TELOK INTAN #42U, PERAK, MA-

LAYSIA

YOU ARE NOTIFIED that an action to quiet title to the following properties in Charlotte County, Florida:

Lot 23, Block 5151, PORT CHARLOTTE SUBDIVISION, SECTION 95, according to the plat thereof, recorded in Plat Book 10, Pages 1A thru 1Z33, of the Public Records of Charlotte County, Florida.

Parcel ID: 412108307013

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Sokolof Remtulla, PLLC, the plaintiff's attorney, whose address is 6801 Lake Worth Road, Suite 100E, Greenacres, FL 33467, on or before September 13, 2024, and file the original with the clerk of this court ei-

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 8, 2024

ROGER D. EATON

CLERK OF THE CIRCUIT COURT

By: (SEAL) B. Lackey

DEPUTY CLERK

SOKOLOF REMTULLA, LLP

6801 Lake Worth Road, Suite 100E

Greenacres, FL 33467

Telephone: 561-507-5252

Facsimile: 561-342-4842

E-mail: pleadings@sokrem.com

Counsel for Plaintiff

Aug. 16, 23, 30; Sept. 6, 2024

24-00794T

THIRD INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CASE NO. 24-1681-CA

EAST EUROPEAN EAGLE EQUIT

LLC, a Florida limited liability

company,

Plaintiff, v.

EAST EUROPEAN EAGLE EQUIT

LTD, a foreign company,

Defendant.

STATE OF FLORIDA

TO: EAST EUROPEAN EAGLE EQUIT

LTD, a foreign company, and all

parties having or claiming to have any

right, title or interest to the property

described below, whose residence is

unknown.

YOU ARE NOTIFIED that an action

to quiet title to the following property in

Charlotte County, Florida:

Lot 4 Block 4825 Port Charlotte Subdivision Section 84, according to the plat thereof as recorded in Plat Book 6, Page 59A through 59I of the Public Records of Charlotte County, Florida

a.k.a. 6498 Amory St, Engle-

wood, FL 34224

has been filed against you and you are

required to file your written defenses, if

any, with the Clerk of the above Court

and to serve a copy on or before Sep-

tember 12, 2024 upon Vestalia Aylsworth, Esq., Plaintiff's attorney, whose address is 12307 SW 143rd Ln, Miami, FL 33186-6026 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

DATED this 7th day of August, 2024.

CLERK OF THE COURT

By: B. Lackey (SEAL)

Deputy Clerk

Vestalia Aylsworth, Esq.,

Plaintiff's attorney,

12307 SW 143rd Ln,

Miami, FL 33186-6026

Aug. 16, 23, 30; Sept. 6, 2024

24-00801T

SECOND INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY

THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA

CIVIL ACTION

CASE NO.: 241319CA

NEW VISTA PROPERTIES, INC.,

a Florida Corporation,

Plaintiff, vs.

MARLENE D. BALA, individually

and as Trustee of the BALA

HOLDINGS TRUST dated 12/12/14;

her devisees, grantees, creditors,

and all other parties claiming by,

through, under or against her and

all unknown natural persons, if

alive and if now known to be or

alive, their several and respective

spouses, heirs, devisees, grantees,

and other creditors or other parties

claiming by, though, or under those

unknown natural persons and their

several unknown assigns, successors

in interest trustees, or any other

persons claiming by through, under

or against any corporation or other

legal entity named as a defendant

and all claimants, persons or parties

natural or corporate whose exact

status is unknown, claiming under

any of the above named or described

defendants or parties who are

claiming to have any right, title or

interest in and to the lands hereafter

described; and UNKNOWN

SPOUSE OF MARLENE D. BALA,

individually and as Trustee of the

BALA HOLDINGS TRUST dated

12/12/14,

Defendants.

TO: MARLENE D. BALA, indi-

vidually and as Trustee of the BALA

HOLDINGS TRUST dated 12/12/14;

her devisees, grantees, creditors, and

all other parties claiming by, through,

under or against her and all unknown

natural persons, if alive and if now

known to be or alive, their several and

respective spouses, heirs, devisees,

grantees, and other creditors or other

parties claiming by, through, or under

those unknown natural persons and

their several unknown assigns, successors

under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF MARLENE D. BALA, individually and as Trustee of the BALA HOLDINGS TRUST dated 12/12/14;

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

Lot 22, Block 2642, Port Charlotte Subdivision, Section Forty-Eight, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 62-A, of the Public Records of Charlotte County, Florida

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.

WITNESS my hand and seal of this Court August 16, 2024.

ROGER D. EATON
CLERK OF THE COURT
By: (SEAL) B. Lackey
Deputy Clerk

Albert J. Tiseo, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC

--- ACTIONS ---

SECOND INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY
THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 24-1328-CA
NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. VERNIE E. PHILLIP; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF VERNIE E. PHILLIP, Defendants.
TO: VERNIE E. PHILLIP; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have

any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF VERNIE E. PHILLIP:
YOU ARE HEREBY NOTIFIED that an action to foreclose on the following described property in Charlotte County, Florida:
Lot 14, Block 2512, Port Charlotte Subdivision, Section Forty-Seven, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 61A through 61G, of the Public Records of Charlotte County, Florida
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
WITNESS my hand and seal of this Court August 16, 2024.
ROGER D. EATON
CLERK OF THE COURT
By: (SEAL) B. Lackey
Deputy Clerk
Albert J. Tiseo, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
atiseo@gtslawfirm.com
lbaird@gtslawfirm.com
941-625-6666
August 23, 30, 2024 24-00813T

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY
THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 241356CA
NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. DAVID PASCUAL; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF DAVID PASCUAL, Defendants.
TO: DAVID PASCUAL; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have

any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF DAVID PASCUAL:
YOU ARE HEREBY NOTIFIED that an action to foreclose on the following described property in Charlotte County, Florida:
Lot 21, Block 2427, Port Charlotte Subdivision, Section Thirty-Two, according to the map or plat thereof, as recorded in Plat Book 5, Page(s) 29A, of the Public Records of Charlotte County, Florida
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
WITNESS my hand and seal of this Court August 16, 2024.
ROGER D. EATON
CLERK OF THE COURT
By: (SEAL) B. Lackey
Deputy Clerk
Albert J. Tiseo, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
atiseo@gtslawfirm.com
lbaird@gtslawfirm.com
941-625-6666
August 23, 30, 2024 24-00814T

SECOND INSERTION

NOTICE OF ACTION CONSTRUCTIVE SERVICE - PROPERTY
THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 241321CA
NEW VISTA PROPERTIES, INC., a Florida Corporation, Plaintiff, vs. BENNY A. AGENDIA; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, though, or under those unknown natural persons and their several unknown assigns, successors in interest trustees, or any other persons claiming by through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF BENNY A. AGENDIA, Defendants.
TO: BENNY A. AGENDIA; his devisees, grantees, creditors, and all other parties claiming by, through, under or against him and all unknown natural persons, if alive and if now known to be or alive, their several and respective spouses, heirs, devisees, grantees, and other creditors or other parties claiming by, through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties natural or corporate whose exact status is unknown, claiming under any of the above named or described defendants or parties who are claiming to have

any right, title or interest in and to the lands hereafter described; and UNKNOWN SPOUSE OF BENNY A. AGENDIA:
YOU ARE HEREBY NOTIFIED that an action to foreclose on the following described property in Charlotte County, Florida:
Lot 16, Block 5068, Port Charlotte Subdivision, Section Ninety-Five, according to the map or plat thereof, as recorded in Plat Book 10, Page(s) 1A through 1Z33, of the Public Records of Charlotte County, Florida
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Albert J. Tiseo, Jr., Plaintiff's attorney whose address is Goldman, Tiseo & Sturges, P.A., 701 JC Center Court, Suite 3, Port Charlotte, Florida 33954, thirty (30) days after the first publication date, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than (7) days; if you are hearing or voice impaired, call 711.
WITNESS my hand and seal of this Court August 16, 2024.
ROGER D. EATON
CLERK OF THE COURT
By: (SEAL) D. Gerace
Deputy Clerk
Albert J. Tiseo, Jr., Esq.
Goldman, Tiseo & Sturges, P.A.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
atiseo@gtslawfirm.com
lbaird@gtslawfirm.com
941-625-6666
August 23, 30, 2024 24-00811T

--- PUBLIC SALES ---

THIRD INSERTION

NOTICE OF DEFAULT AND FORECLOSURE SALE
This Instrument Prepared By/ Returned to:
Michael J Posner, Esq., HUD Foreclosure Commissioner
Ward Damon PL
4420 Beacon Circle
West Palm Beach, Florida 33407
HECM# 095-0305681
PCN:402303480004
WHEREAS, on September 18, 2006, a certain Mortgage was executed by Donald F. Newhouse and Betty A. Newhouse, husband and wife as Mortgagor in favor of Financial Freedom Senior Funding Corporation which Mortgage was recorded October 19, 2006, in Official Records Book 3055, Pages 931-942 in the Office of the Clerk of the Circuit Court for Charlotte County, Florida, (the "Mortgage"); and
WHEREAS, the Mortgage was assigned to MERS as nominee for Financial Freedom Acquisition LLC by Assignment recorded October 8, 2009 in Official Records Book 3424, Page 95 and corrected in Official Records Book 4254, Page 1127 in the Office of the Clerk of the Circuit Court for Charlotte County, Florida; and
WHEREAS, the Mortgage was assigned to and is now owned by the Secretary, by Assignment recorded January 9, 2020 in Official Records Book 4525, Page 1938, in the Office of the Clerk of the Circuit Court for Charlotte County, Florida; and
WHEREAS, the Mortgage was insured by the United States Secretary of Housing and Urban Development (Marcia Fudge) (the "Secretary") pursuant to the National Housing Act for the purpose of providing single family housing; and
WHEREAS, the Mortgage is now owned by the Secretary; and
WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that Mortgagor has abandoned the Property hereinafter defined and the Mortgage remains wholly unpaid as of the date of this Notice and no payment has been made to restore the loan to current status; and
WHEREAS, the entire amount delinquent as of June 12, 2024 is \$315,715.98 plus accrued unpaid interest, if any, late charges, if any, fees and costs; and
WHEREAS, by virtue of this default,

the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable; and
WHEREAS, the Unknown Spouse of Betty A. Newhouse may claim some interest in the property hereinafter described, as the surviving spouse in possession of the property, but such interest is subordinate to the lien of the Mortgage of the Secretary; and
WHEREAS, Unknown Tenant(s) may claim some interest in the property hereinafter described, as a/the tenant(s) in possession of the property, but such interest is subordinate to the lien of the Mortgage of the Secretary; and
WHEREAS, the Secretary may have an interest in the property hereinafter described, pursuant to that Adjustable-Rate Home Equity Conversion Second Mortgage recorded October 19, 2006, in Official Records Book 3055, Page 943 of the Public Records of Charlotte County, Florida but such interest is subordinate to the lien of the Mortgage of the Secretary;
WHEREAS, Section 20 Property Owners Association, Inc. may claim some interest in the property hereinafter described pursuant to that certain Declaration recorded in Official Records Book 3773, Page 109, and all amendments thereto and that certain Lien recorded under Clerk's File Number 20233307776 and Lis Pendens recorded under Clerk's File Number 20243355960 of the Public Records of Charlotte County, Florida but such interest is subordinate to the lien of the Mortgage of the Secretary; and
WHEREAS, Charlotte County may claim some interest in the property hereinafter described pursuant to that certain Utility Lien recorded in Official Records Book 4682, Page 1246, of the Public Records of Charlotte County, Florida but such interest is subordinate to the lien of the Mortgage of the Secretary.
NOW, THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of the undersigned as Foreclosure Commissioner, recorded on December 30, 2008 under Instrument Number 1816272 of the Public Records

of Charlotte County, Florida, notice is hereby given that on September 20, 2024 at 9:00 a.m. local time, all real and personal property at or used in connection with the following described premises (the "Property") will be sold at public auction to the highest bidder:
Lot 4, Block 518, PUNTA GORDA ISLES, SECTION 20, according to the Plat thereof, as recorded in Plat Book 11, Pages 2-A through 2-Z-42 of the Public Records of Charlotte County, Florida
Commonly known as: 27446 Pasto Drive, Punta Gorda, Florida 33983
The sale will be held at 27446 Pasto Drive, Punta Gorda, Florida 33983. The Secretary of Housing and Urban Development will bid \$315,715.98 plus interest from June 12, 2024) together with accrued unpaid interest from the date thereof (subject to increases applicable under the Note), plus all costs of this foreclosure and excluding costs of an owner's policy of title insurance or other sums which will be due from any third party purchaser.
There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his/her/its pro-rata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.
When making their bids, all bidders except the Secretary must submit a deposit totaling ten (10%) percent of the bid amount in the form of a certified check or cashier's check made out to the Secretary of HUD. Each oral bid need not be accompanied by a deposit. If the successful bid is oral, a deposit of ten (10%) percent of the bid amount must be presented before the bidding is closed. The deposit is non-refundable. The remainder of the purchase price must be delivered within thirty (30) days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the high bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveyancing fees, all real estate and other taxes that are due on or after the delivery of the remain-

der of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.
The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for fifteen (15) day increments for a fee equal to Five Hundred and NO/100 Dollars (\$500.00) per extension, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due.
If the high bidder is unable to close the sale within, the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD Field Office representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD Field Office Representative, offer the Property to the second highest bidder for an amount equal to the highest price offered by that bidder.
There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant.
The amount that must be paid if the Mortgage is to be reinstated prior to the scheduled sale is the principal balance set forth above, together with accrued, unpaid interest, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and

lien record searches, the necessary out of pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement.
Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below.
Date: July 31, 2024
HUD Foreclosure Commissioner
By: Michael J Posner, Esquire
Ward Damon PL
4420 Beacon Circle
West Palm Beach, Florida 33407
T:561.842.3000-F:561.842.3626
Direct: 561.594.1452
STATE OF FLORIDA
COUNTY OF PALM BEACH
Sworn to, subscribed and acknowledged before me this 2nd day of August 2024, by mean of [XX] physical presence or online notarization, Michael J Posner, HUD Foreclosure Commissioner who [XX] is personally known to me or produced as identification.
Notary Public, State of Florida
(SEAL) SHANTEL CRAYTON
Commission # HH 420242
Expires July 29, 2027
Unless you, within thirty days of your receipt of this notice, dispute the validity of the debt claimed in this letter, or any portion of the debt, we will assume that the debt alleged in this letter is valid. If we receive notice from you within thirty days of your receipt of this notice that the debt claimed in this notice, or any portion of the debt, is disputed, we will obtain verification of the debt and will forward that verification to you. Also, upon request to us within thirty days of your receipt of this notice, we will provide the name and address of the original creditor of the debt claimed in this notice, if different from the United States Secretary of Housing and Urban Development. See details of your rights on the attached Notice.
FAIR DEBT PRACTICES ACT
NOTICE
Ward Damon PL is a debt collector. We are trying to collect a debt that you owe to the United States Secretary of Housing and Urban Development. We will use any information you give us to help collect the debt.

How can you dispute the debt? Call or write to us within thirty (30) days of your receipt of this Notice of Default to dispute all or part of the debt. If you do not, we will assume that our information is correct.
If you write to us within thirty (30) days of your receipt of this Notice of Default, we must stop collection on any amount you dispute until we send you information that shows you owe the debt. You may use the form below or write to us without the form. You may also include supporting documents. We accept disputes electronically via email at mjposner@warddemon.com.
What else can you do? Write to ask for the name and address of the original creditor. If you write within thirty (30) days of your receipt of this Notice of Default, we must stop collection until we send you that information.
You may use the form below or write to us without the form. We accept such requests electronically via email at mjposner@warddemon.com.
Go to www.efpb.gov/debt-collection to learn more about your rights under federal law. For instance, you have the right to stop or limit how we contact you.
Contact us about your payment options.
Póngase en contacto con nosotros para solicitar una copia de este formulario en español.
How do you want to respond?

Check all that apply: Mail this form to: Michael Posner, Esq., Ward Damon PL, 4420 Beacon Circle, West Palm Beach, Florida 33407
 I want to dispute the debt because I think:
 This is not my debt.
 The amount is wrong.
 Other (please describe on reverse or attach additional information).
 I want you to send me the name and address of the original creditor.
 Other (please describe on reverse or attach additional information).
 I enclosed this amount: \$_____ Make your check payable to Ward Damon Trust Account. Include the name of the United States Secretary of Housing and Urban Development.
 Quiero este formulario en español.
August 16, 23, 30, 2024 24-00790T

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR CHARLOTTE COUNTY, FLORIDA CIVIL ACTION
CASE NO. 24-CA-1398
MILFORD C. THOMAS, JR., Plaintiff, vs. GOLDMERE CREDIT CORPORATION f/k/a COLONIAL FINANCIAL SERVICE, INC., MILFORD C. THOMAS, MELINDA J. THOMAS, and THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEEES,

ASSIGNS, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARJORIE L. INGHAM, Defendants.
TO THE DEFENDANT, ESTATE OF MARJORIE INGHAM.
YOU ARE HEREBY NOTIFIED that a Complaint has been filed on behalf of Plaintiff, MILFORD C. THOMAS, JR., and you are required to serve a copy of your written defenses, if any, to it on Erik C. Stocks, Esquire, Plaintiff's Attorney, of the law firm of Jones, Haber & Rollings, whose address is 1633 SE 47th

Terrace, Cape Coral, Florida 33904 and file the original with the Clerk of this Court on or before 9/10/2024; otherwise the allegation of the Petition will be taken as confessed.
This Notice shall be published once a week for four consecutive weeks in Charlotte, Florida.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office

is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, 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 5, 2024
ROGER D. EATON
Clerk of Circuit Court
By: B. Lackey (Seal) Deputy Clerk
Aug. 9, 16, 23, 30, 2024 24-00776T

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