

HILLSBOROUGH COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Enabled located at 11314 Marlee Ct, in the County of Hillsborough, in the City of Tampa, Florida 33635 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa, Florida, this 4th day of September, 2024.
ENABLED INVESTMENTS LLC
September 6, 2024 24-02740H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Direct Results Management Group located at 18210 Portside Street in the City of Tampa, Hillsborough County, FL 33647 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 3rd day of September, 2024.
Dawn Rawlins
September 6, 2024 24-02738H

FIRST INSERTION
NOTICE OF PUBLIC SALE
U-Stor Tampa East will be held on or thereafter the dates in 2024 and times indicated below, at www.storage-treasures.com, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CARD ONLY, unless otherwise arranged.
U-Stor, (Tampa East) 4810 North 56th St. Tampa, FL 33610 on Wednesday September 18, 2024 @10:00 AM.
B-7 Matthew Howard
E-19 Steve Harangi
G-18 Steve Harangi
J-28 Angelisa Crawford
L-9 Clyde Fisher
September 6, 13, 2024 24-02741H

NOTICE OF SALE
BY HILLSBOROUGH COUNTY SHERIFF'S OFFICE, HILLSBOROUGH COUNTY BOCC, & HILLSBOROUGH COUNTY AVIATION AUTHORITY
To be sold at public auction, Saturday, September 14, 2024 at 9:00 a.m. on the premises of Tampa Machinery Auction, Inc. (Licensed AB135/AUG871), located on U.S. Highway 301 five miles north of I-4. Vehicles and equipment are available for inspection at the above location on Friday before the sale. Interested parties may obtain information and bid conditions by contacting Tampa Machinery Auction, Inc. at (813) 986-2485 or visiting (www.tmauction.com) The sale is open to the public, however you must be sixteen or older with proper I.D. to attend. All items are sold AS IS, with no warranty of any kind. The Sheriff's Office, Hillsborough County BOCC & Hillsborough County Aviation Authority reserves the right to reject any and all bids and to accept only bids that in its best judgment are in the best interest of the Hillsborough County Sheriff's Office, Hillsborough County BOCC, & Hillsborough County Aviation Authority.
Chad Chronister, Sheriff
Hillsborough County Sheriff's Office
Joseph W. Lopano, Executive Director
Hillsborough County Aviation Authority
Mike Merrill County Administrator
September 6, 2024 24-02692H

FIRST INSERTION
Notice Of Public Sale
U-Stor Linebaugh aka United Mini Self Storage will be held on or thereafter the date in 2024 and time indicated below, at the location listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CASH ONLY, unless otherwise arranged.
U-Stor Linebaugh, aka United Mini Storage, 5002 W. Linebaugh Ave., Tampa, FL 33624 on Wednesday, September 25, 2024 after 10:00 AM
112 Jerome Gray
September 6, 13, 2024 24-02720H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Outlandz Records located at 810 Shagos Drive in the City of Apollo Beach, Hillsborough County, FL 33572 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 3rd day of September, 2024.
Depth Of Love Music
September 6, 2024 24-02737H

FIRST INSERTION
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Enlighten Health Services located at 9806 Mako Court, in the County of Hillsborough, in the City of Tampa, Florida 33615 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Tampa, Florida, this 3rd day of September, 2024.
Lori M Heath
September 6, 2024 24-02734H

FIRST INSERTION
NOTICE OF PUBLIC SALE
Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585 or Florida Statutes 713.78. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pursuant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited with the clerk of the court for disposition upon court order. SALE DATE OCTOBER 7, 2024 A1 WHOLESALE AUTOMOTIVE CORP 1415 E BUSCH BLVD 2021 RAM 1C6S-RFU95MN901438 \$27,630
September 6, 2024 24-02733H

FIRST INSERTION
NOTICE OF MEETINGS STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT
The Fiscal Year 2025 Regular Meetings of the Board of Supervisors of the **Stonelake Ranch Community Development District**, which covers the period October 1, 2024 through September 30, 2025, are scheduled to be held at **1:00 P.M.** on the third Tuesday, at the **Lake Lodge 10820 Eagle Roost Cove, Thonotosassa, Florida 33592**, on the following dates:
November 19, 2024
Landowners & Regular Meeting
March 19, 2025
May 20, 2025 (Public Hearing)
These meetings are open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. A copy of the agenda for each meeting may be obtained from the District's Management office by phoning (954) 658-4900.
These meetings may be canceled or continued to a date, time and location specified on the record at the meeting.
In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at these meetings should contact the District Manager at (954) 658-4900 at least seven (7) days prior to the date of the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for assistance in contacting the District Office. In addition, the agendas will be posted on the District's website at www.stonelakeranchcdd.org.
Each person who decides to appeal any action taken at these meetings is advised that person will need a record of the proceedings and that accordingly the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Stonelake Ranch Community Development District
James P. Ward, District Manager
September 6, 2024 24-02685H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of JERRY'S ROOFING located at 1027 BAL HARBOUR DR. in the City of APOLLO BEACH, Hillsborough County, FL 33572 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 1st day of Sept., 2024.
MELCOR HOLDINGS CO.
September 6, 2024 24-02724H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of KTB Kreations located at 3905 Dunaire Dr in the City of Valrico, Hillsborough County, FL 33596 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 28th day of August, 2024.
Karen Bartsch
September 6, 2024 24-02690H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of EBC 360 Booth located at 5034 Terrace Village Ln in the City of Tampa, Hillsborough County, FL 33617 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 3rd day of September, 2024.
Alvin B Williams
September 6, 2024 24-02722H

FIRST INSERTION
NOTICE OF PUBLIC SALE:
Notice is hereby given that on 09/24/2024 at 09:00 AM the following vehicles(s) may be sold at public sale at 4902 N FLORIDA AVENUE TAMPA FL 33603 for the amount owed on each vehicle to satisfy the lien for repairs, services and storage charges and any administrative fees allowed pursuant to Florida Statute 713.585.
2342147109 1974 VOLK 10412.29
The name, address and telephone number and public sale location of the repair shop claiming the lien for unpaid charges is:
Lienor Name: CHAMELEON INDUSTRIES INC DBA OLSEN'S
Lienor Address: 4902 N FLORIDA AVENUE, TAMPA, FL 33603
Lienor Telephone#: 813-238-4226
MV License#: MV77187
Location of Vehicles: 4902 N FLORIDA AVENUE, TAMPA, FL 33603
The customer or person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer or person claiming an interest in or lien on a vehicle may file a demand for a hearing with the Clerk of Court in the HILLSBOROUGH County where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of sale a customer or person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of Circuit Court where the disputed transaction occurred.
September 6, 2024 24-02727H

FIRST INSERTION
NOTICE OF PUBLIC SALE
To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on September 21, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.
PUBLIC STORAGE # 08750, 16217 N Dale Mabry Hwy, Tampa, FL 33618, (813) 280-4814 Time: 09:30 AM
Sale to be held at www.storage-treasures.com.
1027 - Talavera, Ashley; 1054 - Steve, Erica; 1072 - Horn, Jennifer; 1105 - Talavera, Ashley; 1108 - Paulino, Rafael; 1130 - HERRERA ALVAREZ, FELIPE; 1131 - Raaheim, Felix; 2023 - Ward, Dylan; 2072 - Fecht, Daniel; 2111 - Nalezynski, Tarsha; 2147 - DE ARMOND, KATHERINE; 2167 - Nonnenberg, Janae; 3012 - Cruz, Cassandra; 3040 - Amegadje, Yawo; 3072 - Guiste, Nardine; 3093 - Hernandez, Walter; 3138 - Brookins, Ynesha
PUBLIC STORAGE # 25523, 16415 N Dale Mabry Hwy, Tampa, FL 33618, (813) 773-6473 Time: 11:00 AM
Sale to be held at www.storage-treasures.com.
1022 - Harris, Marie; 1149 - DeArmas, Anastasia; 2018 - OConner, Donald; 3008 - Hardy, Rantrellea; A004 - Greathouse, Alejandra; A096 - Dampier, Buddy; B209 - MOELLER, RICHARD; C307 - Barr, Yeidy; C361 - Otero, Andrew; D405 - Sirmans, Parris; D406 - harris, franklin; E528 - Werner, Katherine; E548 - Amaya, Mickaella; E557 - Green, Edward; F627 - OConner, Donald; F648 - Cieslak, Cole
PUBLIC STORAGE # 25525, 8324 Gunn Hwy, Tampa, FL 33626, (813) 291-2016 Time: 11:15 AM
Sale to be held at www.storage-treasures.com.
0141 - Richardson, Michael; 0152 - Minardi, Joseph; 101A - Statzer, Eric; 1098 - MALONEY, TOM; 1110 - Ortiz Jr, Angel; 1238 - Peterson, Beaux; 1320 - Rice, Nicole; 1335 - Brewer, David; 1346 - Cappelletti, Amber; 219 - dalda, Meyli; 258 - King, Kris; 309 - Williams, Brian; 340 - Snyder, Warren; 343 - Gibson marine group Ibe gibson, williams; 825 - lazo, Carlos; 981 - Lancaster, Byron
Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.
September 6, 13, 2024 24-02719H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Governor & Associates located at 216 Apollo Beach Blvd in the City of Apollo Beach, Hillsborough County, FL 33572 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 1st day of September, 2024.
Bratisha Governor
September 6, 2024 24-02723H

FIRST INSERTION
Notice Under Fictitious Name Law According to Florida Statute Number 865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Pro Hac Productions located at 301 W. Indiana Avenue in the City of Tampa, Hillsborough County, FL 33603 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 29th day of August, 2024.
Pro Hac Productions, LLC
September 6, 2024 24-02708H

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW PURSUANT TO SECTION 865.09, FLORIDA STATUTES
NOTICE IS HEREBY GIVEN that Thomas Haselton will engage in business under the fictitious name SOUTH TAMPA PAYROLL CONSULTING, with a physical address 4223 W Kensington Avenue Tampa, FL 33629, with a mailing address 4223 W Kensington Avenue Tampa, FL 33629, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.
September 6, 2024 24-02707H

FIRST INSERTION
NOTICE OF PUBLIC SALE:
Notice is hereby given that on 09/24/2024 at 09:00 AM the following vehicles(s) may be sold at public sale at 4902 N FLORIDA AVENUE TAMPA FL 33603 for the amount owed on each vehicle to satisfy the lien for repairs, services and storage charges and any administrative fees allowed pursuant to Florida Statute 713.585.
2342147109 1974 VOLK 10412.29
The name, address and telephone number and public sale location of the repair shop claiming the lien for unpaid charges is:
Lienor Name: CHAMELEON INDUSTRIES INC DBA OLSEN'S
Lienor Address: 4902 N FLORIDA AVENUE, TAMPA, FL 33603
Lienor Telephone#: 813-238-4226
MV License#: MV77187
Location of Vehicles: 4902 N FLORIDA AVENUE, TAMPA, FL 33603
The customer or person claiming an interest, or a lien may redeem the vehicle by satisfying the amount due in cash on or before the sale date and time. The customer or person claiming an interest in or lien on a vehicle may file a demand for a hearing with the Clerk of Court in the HILLSBOROUGH County where the vehicle is held to determine whether the vehicle has been wrongfully taken or withheld from him or her. At any time before the date of sale a customer or person of record claiming a lien on the vehicle may post a cash or surety bond in the amount stated on the invoice with the Clerk of Circuit Court where the disputed transaction occurred.
September 6, 2024 24-02727H

FIRST INSERTION
NOTICE OF BOARD MEETING AND ATTORNEY-CLIENT SESSION
Notice is hereby given that the Harbor Bay Community Development District ("District") Board of Supervisors ("Board") will conduct the following attorney-client session at its regular board meeting:
Attorney-Client Session
September 26, 2024 at 6:00 p.m.
MiraBay Clubhouse,
107 Manns Harbor Drive
Apollo Beach, Florida 33572
The attorney-client session, which is closed to the public, is being held pursuant to Section 286.011(8), *Florida Statutes*, to discuss settlement negotiations or strategy related to litigation expenditures concerning the ongoing litigation entitled *Garcia, et al v Harbor Bay Community Development District*, pending in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Case No. 2023-CA-017428. The following persons are anticipated to be in attendance at the attorney-client session: Jordan Lansford, Matt Davis, Jeffrey Carter, Michael Rodriguez, Dean Walters, Tim Nargi, Daniel Leventry, Trisha Nesse-Wyssbrod, Michelle Reiss, and a court reporter. The attorney-client session is expected to last approximately forty-five minutes.
The regular board meeting begins at 6:00 p.m. on the same date and at the same location and will continue after the attorney-client session for the purpose of considering any business of the District. The board meeting is open to

FIRST INSERTION
NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd, Plant City, FL 33566, 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 09/24/24 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.
A-250 Sheryl Valdespino
A-260 Steven Baynard
A-267 Shirley Sykes
A-303 Elena Jackson
B-449 Christopher Thomas
B-518 Deisy Martinez
B-522 Davandlyn Doster
B-528 Lauren Matthews
C-562 John Oliver-Casillo Sr
C-626 Tavarus Clark
C-628 Paris Wiggins
C-649 Joseph Unkovic
D-748 Tampa Hillsborough Action Plan
D-759 Tommy Cutler
D-775 Chastity Evers
17-6 Elluz Renteria
A-275 Doug Cole
B-428 Doug Cole
D-771 Doug Cole
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 (813)599-1430.
September 6, 13, 2024 24-02688H

FIRST INSERTION
NOTICE OF BUDGET WORKSHOP BETWEEN THE BELMONT COMMUNITY DEVELOPMENT DISTRICT AND BELMONT II COMMUNITY DEVELOPMENT DISTRICT
Notice is hereby given that the Board of Supervisors of the Belmont Community Development District ("Belmont") and the Board of Supervisors of the Belmont II Community Development District ("Belmont II"), and together with Belmont the "Districts" will hold a joint budget workshop of the Board of Supervisors on **September 17, 2024, at 8:30 AM at the Vista Palms Clubhouse, 5019 Grist Mill Court, Wimauma, FL 33598**. The purpose of the joint workshop is to discuss the proposed inter-local budget, and any other matters mutually affecting the Districts. Immediately following the joint workshop, the Belmont Community Development District will hold a regular Board of Supervisors meeting.
A copy of the agenda for this meeting may be obtained by contacting: (1) the Belmont District Manager by mail at 4530 Eagle Falls Place, Tampa, Florida 33619, or by telephone at (813) 344-4844, or by visiting the District's website at www.belmontcdd.com; (2) the Belmont II District Manager by mail at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614, or by telephone at (813) 533-2950, or by visiting the District's website at www.belmont2cdd.org.
The meeting is open to the public and will be conducted in accordance with the provisions of Florida law. The meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Supervisors or staff of the Districts may participate by speaker telephone.
Pursuant to the provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting or to obtain access to the telephonic, video conferencing, or other communications media technology used to conduct this meeting is asked to advise the Belmont or Belmont II District Offices at least forty-eight (48) hours prior to the meeting by contacting: (1) the Belmont District Manager at (813) 344-4844; (2) the Belmont II District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the Belmont or Belmont II District Managers.
Each person who decides to appeal any action taken at this meeting is advised that person will need a record of the proceeding and that accordingly, the person may need to ensure that a verbatim record of the proceeding is made, including the testimony and evidence upon which such appeal is to be based.
Jason Greenwood, District Manager
Belmont Community Development District
Governmental Management Services - Tampa, LLC
Deby Bayne-Wallace
Belmont II Community Development District
Rizzetta & Company, Inc.
September 6, 2024 24-02687H

FIRST INSERTION
HARBOR BAY COMMUNITY DEVELOPMENT DISTRICT NOTICE OF BOARD MEETING AND ATTORNEY-CLIENT SESSION
Notice is hereby given that the Harbor Bay Community Development District ("District") Board of Supervisors ("Board") will conduct the following attorney-client session at its regular board meeting:
Attorney-Client Session
September 26, 2024 at 6:00 p.m.
MiraBay Clubhouse,
107 Manns Harbor Drive
Apollo Beach, Florida 33572
The attorney-client session, which is closed to the public, is being held pursuant to Section 286.011(8), *Florida Statutes*, to discuss settlement negotiations or strategy related to litigation expenditures concerning the ongoing litigation entitled *Garcia, et al v Harbor Bay Community Development District*, pending in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, Case No. 2023-CA-017428. The following persons are anticipated to be in attendance at the attorney-client session: Jordan Lansford, Matt Davis, Jeffrey Carter, Michael Rodriguez, Dean Walters, Tim Nargi, Daniel Leventry, Trisha Nesse-Wyssbrod, Michelle Reiss, and a court reporter. The attorney-client session is expected to last approximately forty-five minutes.
The regular board meeting begins at 6:00 p.m. on the same date and at the same location and will continue after the attorney-client session for the purpose of considering any business of the District. The board meeting is open to

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS (Formal Administration)
IN THE 13th JUDICIAL CIRCUIT COURT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA.
PROBATE DIVISION
CASE NO.: 24-CP-002320
DIVISION: A
IN RE: The Estate of SUSAN M. ROAZZI, Deceased.

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

The administration of the estate of SUSAN M. ROAZZI, deceased, whose date of death was June 16, 2024, and whose social security number is XXX-XX-3950, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twigg Street, Tampa, Florida 33602. 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 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.

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 ss. 732.216-732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.221.

The date of first publication of this Notice is September 6, 2024.

/s/ Gabrielle J. Pribula
GABRIELLE J. PRIBULA, ESQ.
As Personal Representative and Attorney
1154 Ocean Spray Drive
Ruskin, FL 33570
Tel: 1-646-957-2215
E-mail: gabrielle.pribula@gmail.com
Florida Bar No. 1038879
September 6, 13, 2024 24-02709H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 24-CP-002785
Division B
IN RE: ESTATE OF STEVEN EDWARD ZDAWCZYNSKI
A/K/A STEVEN ZDAWCZYNSKI, Deceased.

The administration of the estate of Steven Edward Zdawczynski a/k/a Steven Zdawczynski, deceased, whose date of death was July 13, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is P.O. Box 1110, Tampa, Florida 33601-1110. 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 September 6, 2024.

Personal Representative:
Steven E. Zdawczynski, Jr.
14045 Arbor Knoll Cir.
Tampa, Florida 33625
Attorney for Personal Representative:
Linda S. Faingold, Esquire
Florida Bar Number: 011542
5334 Van Dyke Road
Lutz, Florida 33558
Telephone: (813) 963-7705
Fax: (888) 673-0072
E-Mail: linda@tampabayelderlaw.com
September 6, 13, 2024 24-02706H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA PROBATE DIVISION
File No. 24-CP-002418
Division: B
IN RE: ESTATE OF NANCY COOPER WULBERN, Deceased.

The administration of the estate of NANCY COOPER WULBERN, deceased, whose date of death was July 13, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 Twigg Street, Tampa, Florida 33602. 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 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 ss. 732.216-732.228, applies or may apply, unless a written demand is made by a creditor as specified under s.732.221.

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

Signed on this 26th day of August, 2024.

JOHN COOPER WULBERN
Personal Representative
4103 W. Kensington Avenue
Tampa, Florida 33629
PEGGY CLARIE
Attorney for Personal Representative
Florida Bar No. 0727946
Clarie Law Offices P.A.
1101 Pasadena Avenue South, Suite 3
South Pasadena Florida 33707
Telephone: 727-345-0041
Email: enotify@clarielaw.com
Secondary Email:
email@clarielaw.com
September 6, 13, 2024 24-02712H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No. 24 cp-001000
IN RE: ESTATE OF DOROHY MAE SAM, Deceased.

The administration of the estate of DOROHY MAE SAM, Deceased, whose date of death was January 11, 2024, is pending in the Circuit Court for HILLSBOROUGH County, Florida, Probate Division, the address of which is 800 E Twigg St. Tampa, FL 33602. 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 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 September 6, 2024.

RHONDA TYLER,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
Citicentre, Suite P600
290 NW 165th Street
Miami FL 33169
Telephone: (305) 956-9045
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
September 6, 13, 2024 24-02711H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File No.: 24-CP-002797
Division: A
IN RE: ESTATE OF DEBORAH MARY FELTY, Deceased.

The administration of the Estate of Deborah Mary Felty, deceased, whose date of death was August 16, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twigg Street, Tampa, Florida 33602. 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 September 6, 2024.

Personal Representative:
Melinda Ingles
829 W. Arrowhead Drive
Ashland, Kentucky 41102
Attorney for Personal Representative:
Elaine N. McGinnis
Florida Bar Number: 725250
324 N. Dale Mabry Highway, Suite 100
Tampa, FL 33609
Telephone: (813) 851-3380
E-Mail: elaine@estatelawtampa.com
September 6, 13, 2024 24-02717H

FIRST INSERTION

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: September 6, 2024.

NICHOLAS KOUTSOLIONTOS
Personal Representative
53 Mystic Circle
Bay Shore, NY 11706
MICHELE KOUTSOLIONTOS
Personal Representative
53 Mystic Circle
Bay Shore, NY 11706
Robert D. Hines, Esq.
Attorney for Personal Representatives
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Ste. B
Tampa, Florida 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
September 6, 13, 2024 24-02715H

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR HILLSBOROUGH COUNTY, FLORIDA
PROBATE DIVISION
File Number 24-CP-002652
Division W
Florida Bar No. 144663
IN RE: ESTATE OF KAROLY HALASZ a/k/a CHARLES HALASZ Deceased.

The administration of the estate of KAROLY HALASZ a/k/a CHARLES HALASZ, deceased, whose date of death was June 21, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, Florida 33601. 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 SEPTEMBER 6, 2024.

Co-Personal Representatives
Name: /s/ SUSAN HALASZ WHITEHEAD
12818 Ed Denison Rd.,
Thonotosassa, FL 33592
/s/ ELIZABETH HALASZ ORTIZ
31224 Anniston Dr.,
Wesley Chapel, FL 33543
Attorney for Personal Representative
/s/ Charles S. White, Esq., of
CHARLES S. WHITE, P.A.
Florida Bar No. 144663
110 E. Reynolds St.,
Ste. 900
Plant City, Florida 33563
Tel. 813-752-6155
Fax. 813-754-1758
Email: cswatty@aol.com
September 6, 13, 2024 24-02735H

--- ACTIONS ---

FIRST INSERTION

following described property located in Hillsborough County, Florida:

ALL THAT CERTAIN LAND SITUATE IN HILLSBOROUGH COUNTY, FLORIDA, VIZ: FROM THE NW CORNER OF LOT 2 OF WAYNE THOMAS SUBDIVISION, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 55, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, RUN EAST 165 FEET AND SOUTH 200 FEET FOR A POINT OF BEGINNING; THENCE RUN SOUTH 96 FEET, THENCE EAST 105 FEET, THENCE NORTH 96 FEET AND THENCE WEST 105 FEET TO THE POINT OF BEGINNING; SUBJECT TO AN EASEMENT FOR ROAD RIGHT-OF-WAY OVER THE WEST 20 FEET THEREOF; TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS

THE EAST 20 FEET OF THE WEST 185 FEET OF THE NORTH 200 FEET OF SAID LOT 2 OF WAYNE THOMAS SUBDIVISION.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in Business Observer, on or before October 1, 2024; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

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

the Court's ADA Coordinator, Hillsborough County Courthouse, 800 E. Twigg St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 SAID COURT on this 26th day of August.

Cindy Stuart
As Clerk of said Court
(SEAL) By: Mustafa Divan
As Deputy Clerk
Greenspoon Marder, LLP,
Default Department,
Attorneys for Plaintiff,
Trade Centre South,
Suite 700,
100 West Cypress Creek Road,
Fort Lauderdale, FL 33309
(24-001195-01)
September 6, 13, 2024 24-02680H



Email your Legal Notice

legal@businessobserverfl.com

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--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 24-CA-000713
NAVY FEDERAL CREDIT UNION, Plaintiff, vs.
ROBERT HOLT, III A/K/A ROBERT M. HOLT, III, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 25, 2024 in Civil Case No. 24-CA-000713 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein NAVY FEDERAL CREDIT UNION is Plaintiff and Robert Holt, III a/k/a Robert M. Holt, III, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 26th day of September, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 Lots 14 and 15, Block Q, MAP OF CASTLE HEIGHTS, according to the Oat thereof, as recorded in Plat Book 10, Page 32, of the Public Records of Hillsborough County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 23-08662FL
 September 6, 13, 2024 24-02695H

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
 (General Jurisdiction Division)
CASE NO: 23-CA-002041
MUTINY HALL, LLC, a Florida limited liability company, Plaintiff, v.
GLHC, LLC, a Florida limited liability company; JASON WOODS; DUNCAN GROVE HOMEOWNERS' ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION, Defendants.
 NOTICE OF SALE IS HEREBY GIVEN pursuant to the Order Rescheduling May 14, 2024 Foreclosure sale dated August 15, 2024 and the Amended Final Judgment of Foreclosure and Damages dated May 2, 2024, and entered in Case No. 23-CA-002041 of the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein MUTINY HALL, LLC, a Florida limited liability company is Plaintiff and GLHC, LLC a Florida limited liability company; JASON WOODS; and DUNCAN GROVE HOMEOWNERS' ASSOCIATION, INC. are the Defendants, the Office of Cindy Stuart, Hillsborough County Clerk of the Court will sell to the highest bidder for case via online auction at <https://www.hillsborough.realforeclose.com> at 10:00 A.M. on September 24, 2024 the following described property as set forth in said Final Judgment of Foreclosure and Damages:
 Lot 34, Block 1, Duncan Groves, according to the map or plat thereof, as recorded in Plat Book 88, Page(s) 18, of the public records of Hillsborough County, Florida.
 a/k/a 2863 Duncan Tree Circle, Valrico, FL 33594
 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.
 Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days of the sale.
 LIEBLER, GONZALEZ & PORTUONDO
 Counsel for Plaintiff Mutiny Hall, LLC
 Courthouse Tower - 25th Floor
 44 West Flagler Street
 Miami, FL 33130
 (305) 379-0400
 By: /s/ Jacob E. Mitrani
 JACOB E. MITRANI
 Florida Bar No. 715581
jem@lgplaw.com
 September 6, 13, 2024 24-02725H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 19-CA-013016
LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs.
ESQUE DENNARD DOLLAR, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 28, 2024 in Civil Case No. 19-CA-013016 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and ESQUE DENNARD DOLLAR, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 30th day of September, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 LOT 7, BLOCK 9, PARK CREEK PHASE 2B, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 122, PAGE 207, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 22-04999FL
 September 6, 13, 2024 24-02696H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 24-CA-001188
MIDFIRST BANK, Plaintiff, vs.
ILEANA ENCARNACION-ZEGARRA A/K/A ILEANA ENCARNACION ZEGARRA, et al., Defendant.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 01, 2024 in Civil Case No. 24-CA-001188 of the Circuit Court of the THIRTEENTH JUDICIAL CIRCUIT in and for Hillsborough County, Tampa, Florida, wherein MIDFIRST BANK is Plaintiff and Ileana Encarnacion-Zegarra a/k/a Ileana Encarnacion Zegarra, et al., are Defendants, the Clerk of Court, CINDY STUART, will sell to the highest and best bidder for cash electronically at www.Hillsborough.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 30th day of September, 2024 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:
 Lot 04, in Block 02, of WYNN-MERE EAST PHASE 1, according to the Plat thereof, as recorded in Plat Book 125, Page 198, of the Public Records of Hillsborough County, Florida.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration within 2 working days of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602.
 By: /s/Robyn Katz
 Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 225 East Robinson Street, Suite 155
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRService@mccalla.com
 Fla. Bar No.: 146803
 24-09048FL
 September 6, 13, 2024 24-02697H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR HILLSBOROUGH COUNTY GENERAL JURISDICTION DIVISION
CASE NO. 24-CA-003352
CITIBANK, N.A., AS TRUSTEE FOR CMLTI ASSET TRUST, Plaintiff, vs.
ROLANDA MCDUFFIE, et al., Defendant.
 To: ROLANDA MCDUFFIE, 4603 LIMERICK DR, TAMPA, FL 33610
 UNKNOWN SPOUSE OF ROLANDA MCDUFFIE, 4603 LIMERICK DR, TAMPA, FL 33610
 UNKNOWN TENANT IN POSSESSION 2, 4603 LIMERICK DR, TAMPA, FL 33610
 UNKNOWN TENANT IN POSSESSION 2, 4603 LIMERICK DR, TAMPA, FL 33610
 UNKNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
 YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:
 LOT 4, BLOCK 3 OF PALMETTO COVE TOWNHOMES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 111, PAGE(S) 7 THROUGH 9, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
 has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, McCalla Raymer Leibert Pierce, LLC, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before SEPTEMBER 6, 2024 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
 WITNESS my hand and seal of said Court on the 1 day of August, 2024.
 Hillsborough County Courthouse
 800 E. Twiggs St.
 Tampa, FL 33602
 CINDY STUART
 CLERK OF THE CIRCUIT COURT
 As Clerk of the Court
 (SEAL) BY: Isha Tirado-Baker
 Deputy Clerk
 MCCALLA RAYMER
 LEIBERT PIERCE, LLC
 225 East Robinson Street, Suite 155,
 Orlando, FL 32801
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: AccountsPayable@mccalla.com
 23-06181FL
 September 6, 13, 2024 24-02736H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION
CASE NO.: 24-CA-004623
DIVISION: E
ATHENE ANNUITY AND LIFE COMPANY, Plaintiff, v.
COASTAL POINTE HOMES, INC., A FLORIDA CORPORATION, et al., Defendants.
 TO: UNKNOWN TENANT #1
 UNKNOWN TENANT #2
 Last Known Address: 3508 W BaJlast PT Blvd., Tampa, FL 33611
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property located in Hillsborough County, Florida:
 Lot 4, Block 1, Gandy Boulevard Park Addition, according to the plat thereof as recorded in Plat Book 30, Page 90, Public Records of Hillsborough County, Florida.
 including the buildings, appurtenances, and fixture located thereon.
 Property Address: 3508 W BaJlast PT Blvd., Tampa, FL 33611 (the "Property").
 filed against you and you are required to serve a copy of your written defenses, if any, to it on HARRIS S. HOWARD, ESQ., of HOWARD LAW, Plaintiff's attorney, whose address is 4755 Technology Way, Suite 104 Boca Raton, FL 33431 on or before OCTOBER 9, 2024 (no later than 30 days from the date of the first publication of this Notice of Action) 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.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
 WITNESS my hand and seal of this Court at Hillsborough, Florida on this 3 day of September, 2024.
 Cindy Stuart
 HILLSBOROUGH CLERK OF COURT
 HILLSBOROUGH COUNTY
 CLERK OF COURT
 (SEAL) By: /s/ Isha Tirado-Baker
 Deputy Clerk
 HARRIS S. HOWARD, ESQ.
 HOWARD LAW
 Plaintiff's attorney
 4755 Technology Way,
 Suite 104
 Boca Raton, FL 33431
 September 6, 13, 2024 24-02679H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION
CASE NO. 23-CA-013106
SELECT PORTFOLIO SERVICING, INC., Plaintiff, vs.
CHARLA BIRD-ROSS; UNKNOWN SPOUSE OF CHARLA BIRD-ROSS; NORTHDAL CIVIC ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed July 31, 2024 and entered in Case No. 23-CA-013106, of the Circuit Court of the 13th Judicial Circuit in and for HILLSBOROUGH COUNTY, Florida, wherein SELECT PORTFOLIO SERVICING, INC. is Plaintiff and CHARLA BIRD-ROSS; UNKNOWN SPOUSE OF CHARLA BIRD-ROSS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; NORTHDAL CIVIC ASSOCIATION, INC.; are defendants. CINDY STUART, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.HILLSBOROUGH.REALFORECLOSE.COM, at 10:00 A.M., on September 30, 2024, the following described property as set forth in said Final Judgment, to wit:
 LOT 20, BLOCK 5, NORTHDAL SECTION E UNIT NO. 3,
 A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 50, PAGE 24, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed. This notice is provided pursuant to Administrative Order No. 2.065.
 If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 29th day of August 2024.
 Marc Granger, Esq.
 Bar. No.: 146870
 Kahane & Associates, P.A.
 1619 NW 136th Avenue, Suite D-220
 Sunrise, Florida 33323
 Telephone: (954) 382-3486
 Telefacsimile: (954) 382-5380
 Designated service email:
notice@kahaneandassociates.com
 File No.: 20-00860 SPS
 V6.20190626
 September 6, 13, 2024 24-02693H

FIRST INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 2024CA001434
SERENO OF HILLSBOROUGH COUNTY HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs.
DHANRAGIE SEEJATTAN, SASENARINE S. RADHAY, et al., Defendant(s).
 TO: Sasenarine S. Radhay
 Unknown Parties in Possession
 5015 Jagged Cloud Dr
 Wimauma, FL 33598
 YOU ARE NOTIFIED that an action to enforce a lien foreclosure on the following property in Hillsborough County, Florida:
 Lot 11, in Block 2, of DG FARMS PHASE 1B, according to the plat thereof, as recorded in Plat Book 124, Page 104, of the Public Records of Hillsborough County, Florida.
 A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, to it on, SHAYLA J. MOUNT, Plaintiff's Attorney, whose address is ARIAS BOSINGER, PLLC, 280 W. Canton Avenue, Suite 330, Winter Park, Florida 32789, within thirty (30) days after the 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 for Lien Foreclosure and Monetary Damages.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
 DATED: August 26, 2024.
 Cindy Stuart
 CLERK OF COURT & COMPTROLLER
 (SEAL) By: /s/ Mustafa Divan
 Deputy Clerk
 Shayla J. Mount, Esq.
 ARIAS BOSINGER, PLLC
 280 W. Canton Avenue,
 Suite 330
 Winter Park, Florida 32789
 September 6, 13, 2024 24-02710H

FIRST INSERTION

NOTICE OF ACTION/CONSTRUCTIVE SERVICE NOTICE BY PUBLICATION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 24-CA-004943
DIVISION: K
CODA HOLDINGS & INVESTMENTS, LLC, a Florida limited liability company, Plaintiff, vs.
RAFAEL RAMIREZ PEREZ; et al., Defendants.
 TO: RAFAEL RAMIREZ PEREZ
 Last Known Address: 4410 Pine Street, Lot E, Valrico, FL 33596
 Current Address: unknown
 YOU ARE HEREBY NOTIFIED that Declaratory Judgment action regarding that certain Mobile Home VIN #GAFLA07 A52831BH31, Title #93135463, located at 4410 Pine Street, Lot E, Valrico, FL 33596 in Hillsborough County, Florida, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Christian Savio, Esq., Law Offices of Manganelli, Leider & Savio, P.A., Plaintiff's attorney, whose address is 1900 NW Corporate Blvd., Ste. 200W, Boca Raton, FL 33431 and whose email address is: service@mlspa.com, on or before OCTOBER 10, 2024 (which is a date not less than 28 nor more than 60 days after the first publication day of this Notice of Action) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.
 WITNESS my hand and the seal of said Court this 4 day of September, 2024.
 CINDY STUART
 Clerk of the Court
 (Court Seal) BY: Isha Tirado-Baker
 As Deputy Clerk
 Melisa Manganelli, Esq.,
 Law Offices of
 Manganelli, Leider & Savio, P.A.,
 Plaintiff's attorney,
 1900 N.W. Corporate Blvd., Ste. 200W,
 Boca Raton, FL 33431
 September 6, 13, 2024 24-02739H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA
CASE NO.: 23-CA-014959
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANTHONY SALGUEIRO, DECEASED; MARIA-ELENA TAYLOR, AS POTENTIAL HEIR OF THE ESTATE OF ANTHONY SALGUEIRO, DECEASED; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated August 28, 2024 entered in Civil Case No. 23-CA-014959 in the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANTHONY SALGUEIRO, DECEASED; MARIA-ELENA TAYLOR, AS POTENTIAL HEIR OF THE ESTATE OF ANTHONY SALGUEIRO, DECEASED are defendants, Cindy Stuart, Clerk of Court, will sell the property at public sale at www.hillsborough.realforeclose.com beginning at 10:00 AM on September 20, 2024 the following described property as set forth in said Final Judgment, to-wit:
 LOT 14, BLOCK 60, SULPHUR SPRINGS WITH THE EAST 1/2
 OF A CLOSED ALLEY ABUTTING THEREON, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE 5, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.
 Property Address: 8010 N 14th St, Tampa, FL 33604
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.
 THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.
 If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770.
 Kelley Kronenberg
 10360 West State Road 84
 Fort Lauderdale, FL 33324
 Phone: (954) 370-9970
 Fax: (954) 252-4571
 Service E-mail:
flrealprop@kelleykronenberg.com
 /s/ Jordan Shealy
 Jordan Shealy, Esq.
 FBN: 1039538
 File No: M23334-JMV
 Case No.: 23-CA-014959
 September 6, 13, 2024 24-02681H

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

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 23CA017470 DIVISION: F TBW MORTGAGE-BACKED TRUST 2006-6, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-6, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, Plaintiff, vs. ANTHONY J. PITA; HIRAM RODRIGUEZ, AS TRUSTEE OF THE 3701 N. BOULEVARD LAND TRUST; L. RODRIGUEZ, AS TRUSTEE OF THE 3701 N. BOULEVARD LAND TRUST; UNKNOWN SPOUSE OF ANTHONY J. PIT A; UNKNOWN TENANT 1; UNKNOWN TENANT 2, et. al. Defendant(s).

TO: ANTHONY J. PITA (Current Residence Unknown) (Last Known Address(es)) 3701 N BLVD TAMPA, FL 33603 3502 N PERRY AVE TAMPA, FL 33603 1032 W CORAL ST TAMPA, FL 33603 8502 N BRANCH AVE TAMPA, FL 33604 1008 W CORAL ST TAMPA, FL 33602 64 WILKHA VEN TRL WAYNESVILLE, NC 28785 5201 N ROME AVE TAMPA, FL 33603 UNKNOWN SPOUSE OF ANTHONY J. PITA NIKIA ESTHER AGUILAR (Current Residence Unknown) (Last Known Address(es)) 3701 N BLVD TAMPA, FL 33603 64 WILKHAVEN TRL WAYNESVILLE, NC 28785 1008 W CORAL ST TAMPA, FL 33602 8502 N BRANCH AVE TAMPA, FL 33604

LOT 23, REVISED MAP OF LOUISA, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGE 10, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA, LESS THE WEST 5 FEET THEREOF FOR RIGHT-OF-WAY OF NORTH BOULEVARD. A/K/A: 3701 N BLVD, TAMPA, FL 33603. has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442, Attorney for Plaintiff, on or before OCTOBER 10, 2024, a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in Business Observer) 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 an individual with a disability who needs an accommodation in order to participate in a court proceeding or other court service, program, or activity, you are entitled, at no cost to you, to the provision of certain assistance. Requests for accommodations may be presented on this form, in another written format, or orally. Please complete the attached form and mail it to the Thirteenth Judicial Circuit, Attention: ADA Coordinator, 800 E. Twiggs Street, Room 604, Tampa, FL 33602 or email it to ADA@fjud13.org as far in advance as possible, but preferably at least seven (7) days before your scheduled court appearance or other court activity. Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance

in completing this form due to your disability, or to request this document in an alternate format, please contact the ADA Coordinator at (813) 272-7040 or 711 (Hearing or Voice Impaired Line) or ADA@fjud13.org. WITNESS my hand and the seal of this Court this 4 day of September, 2024. CINDY STUART As Clerk of the Court and/or Comptroller Hillsborough County Courthouse 800 E. Twiggs St. Tampa, FL 33602 (SEAL) /s/ Isha Tirado-Baker Deputy Clerk Brian L. Rosaler, Esquire POPKIN & ROSALER, P.A. 1701 West Hillsboro Boulevard, Suite 400 Deerfield Beach, FL 33442. Attorney for Plaintiff 24-51319 September 6, 13, 2024 24-02742H

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 23-CA-015106 DIVISION: G NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff(s), vs. JENNIFER RUIZ INDIVIDUALLY AND AS PERSONAL REPRESENTATIVE OF THE ESTATE OF JOHN A MCFARLANE A/K/A JOHN ALEXANDER MCFARLANE, JR.; THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF JAMES MURRAY MCFARLANE, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF JOHN A MCFARLANE A/K/A JOHN ALEXANDER MCFARLANE, JR. AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; Defendant(s). TO: THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF JAMES MURRAY MCFARLANE, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS LAST KNOWN ADDRESS: UNKNOWN CURRENT ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that a civil action has been filed against you

in the Circuit Court of Hillsborough County, Florida, to foreclose certain real property described as follows: Unit 26-A5, Northbay Village Condominiums, A Condominium, And An Undivided, Interest Or Share In The Common Elements Appurtenant Thereto, In Accordance With And Subject To The Covenants, Conditions, Restrictions, Easements, Terms And Other Provisions Of The Declaration Of Condominium As Recorded In Official Records Record Book 3595, Page 385, As Amended; And The Plat Thereof Recorded In Condominium Plat Book 2, Page 48, Both Of The Public Records Of Hillsborough County, Florida. Property address: 6326 Newtown Circle, 26 A5, Tampa, FL 33615 You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, 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. DATED this the 29 day of AUGUST, 2024. CINDY STUART CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: /s/ Isha Tirado-Baker Deputy Clerk Hillsborough County Courthouse 800 E. Twiggs St. Tampa, FL 33602 Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com TDP File No. 23-008920-1 September 6, 13, 2024 24-02730H

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 13TH JUDICIAL CIRCUIT, IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION CASE NO. 19-CA-011746 WELLS FARGO BANK, NA AS TRUSTEE FOR WAMU MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2004-PR1 TRUST, Plaintiff, vs. GARY J. GIBSON; CARIDAD M. GIBSON; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; CARROLLWOOD VILLAGE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s) NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed July 24, 2024 and entered in Case No. 19-CA-011746, of the Circuit Court of the 13th Judicial Circuit in and for HILLSBOROUGH County, Florida, wherein WELLS FARGO BANK, NA AS TRUSTEE FOR WAMU MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2004-PR1 TRUST is Plaintiff and GARY J. GIBSON; CARIDAD M. GIBSON; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; JPMORGAN CHASE BANK, NATIONAL ASSOCIATION; CARROLLWOOD VILLAGE HOMEOWNERS ASSOCIATION, INC.; are defendants. CINDY STUART, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash by ELECTRONIC SALE AT: WWW.HILLSBOROUGH.REALFORECLOSE.COM, at 10:00 A.M., on September 27, 2024, the fol-

lowing described property as set forth in said Final Judgment, to wit: LOT 1 IN BLOCK 9 OF CARROLLWOOD VILLAGE, SECTION 1, UNIT NO. 6, ACCORDING TO THE PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK IN AND FOR HILLSBOROUGH COUNTY, FLORIDA, RECORDED IN PLAT BOOK 49, PAGE 39, SAID LANDS SITUATE, LYING AND BEING IN HILLSBOROUGH COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed. This notice is provided pursuant to Administrative Order No. 2.065. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Hillsborough County Courthouse, 800 E. Twiggs St., Room 604, Tampa, Florida 33602, (813) 272-7040, 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 29th day of August 2024. Marc Granger, Esq. Bar. No.: 146870 Kahane & Associates, P.A. 1619 NW 136th Avenue, Suite D-220 Sunrise, Florida 33323 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 19-01750 SPS V6.20190626 September 6, 13, 2024 24-02694H

NOTICE OF SALE IN THE COUNTY COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO. 22-CA-006598 MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF REUBEN GREEN A/K/A RUEBEN GREEN, DECEASED; UNKNOWN TENANT 1; UNKNOWN TENANT 2; GLORIA F. SPIKE; REUBENIA GREEN A/K/A REUBENIA NICHOLE GREEN; REUBENIA GREEN A/K/A REUBENIA NICHOLE GREEN, AS PETITIONER OF THE ESTATE OF REUBEN GREEN A/K/A RUEBEN GREEN, DECEASED; LATOYA DOUGLAS; CLERK OF THE CIRCUIT COURT, HILLSBOROUGH COUNTY, FLORIDA; HILLSBOROUGH COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; TORIANO L. MACKEY; STATE OF FLORIDA, DEPARTMENT OF REVENUE Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on July 26, 2023, in this cause, in the Circuit Court of Hillsborough County, Florida, the office of Cindy Stuart, Clerk of the Circuit Court, shall sell the property situated in Hillsborough County, Florida, described as: LOT 14, IN BLOCK 10, OF DEL RIO ESTATES, UNIT 11, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 43, PAGE 38, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA.

FLORIDA. a/k/a 4415 DOLPHIN DR, TEMPLE TERRACE, FL 33617-8303 at public sale, to the highest and best bidder, for cash, online at http://www.hillsborough.realforeclose.com, on September 26, 2024 beginning at 10:00 AM. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed by contacting: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street , Tampa, FL 33602 Phone: 813-272-7040 , Hearing Impaired: 1-800-955-8771; Voice impaired: 1-800-955-8770 ; or e-mail: ADA@fjud13.org Dated at St. Petersburg, Florida this 30th. day of August, 2024. eXL Legal, PLLC Designated Email Address: efilng@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff Isabel López Rivera FL Bar: 1015906 111160103 September 6, 13, 2024 24-02729H

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CASE NO.: 24-CA-000869 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v. AMERICA HOWARD; VINCENTE LOPEZ, JR. A/K/A VICENTE LOPEZ, JR.; UNKNOWN SPOUSE OF VINCENTE LOPEZ, JR. A/K/A VICENTE LOPEZ, JR.; SUN CITY CENTER COMMUNITY ASSOCIATION, INC.; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated August 20, 2024 entered in Civil Case No. 24-CA-000869 in the Circuit Court of the Thirteenth Judicial Circuit in and for Hillsborough County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff and AMERICA HOWARD; VINCENTE LOPEZ, JR. A/K/A VICENTE LOPEZ, JR.; UNKNOWN SPOUSE OF VINCENTE LOPEZ, JR. A/K/A VICENTE LOPEZ, JR.; SUN CITY CENTER COMMUNITY ASSOCIATION, INC. are defendants, Cindy Stuart, Clerk of Court, will sell the property at public sale at www.hillsborough.realforeclose.com beginning at 10:00 AM on January 13, 2025 the following described property as set forth in said Final Judgment, to-wit: LOT 26, BLOCK 2, SUN CITY CENTER - UNIT 46, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN

PLAT BOOK 53, PAGE(S) 69, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 1913 W Del Webb Blvd, Sun City Center, FL 33573 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact Court Administration at least 7 days before your scheduled court appearance, or immediately upon receiving a notification of a scheduled court proceeding if the time before the scheduled appearance is less than 7 days. Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604, Tampa, FL 33602. ADA Coordination Help Line (813) 272-7040; Hearing Impaired Line 1-800-955-8771; Voice Impaired Line 1-800-955-8770. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: flrealprop@kelleykronenberg.com /s/ Jordan Shealy J/s/Jordan Shealy, Esq. FBN: 1039538 File No: M24010 September 6, 13, 2024 24-02716H

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2014-CA-006255 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. MELINDA L. MCKENNEY, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 04, 2021, and entered in 2014-CA-006255 of the Circuit Court of the THIRTEENTH Judicial Circuit in and for Hillsborough County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and MELINDA L. MCKENNEY A/K/A MELINDA LYNN JOHNSON A/K/A MELINDA LYNN JOHNSON-MCKENNEY A/K/A MELINDA L. JOHNSON; THEODORE J. MCKENNEY; UNKNOWN SPOUSE OF MELINDA L. MCKENNEY A/K/A MELINDA LYNN JOHNSON A/K/A MELINDA LYNN JOHNSON-MCKENNEY A/K/A MELINDA L. JOHNSON N/K/A TED MCKENNEY are the Defendant(s). Cindy Stuart as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.hillsborough.realforeclose.com, at 10:00 AM, on September 23, 2024, the following described property as set forth in said Final Judgment, to wit: LOT 6, LESS THE SOUTH 20.00 FEET THEREOF; ALL OF LOT 7; AND LOT 8; LESS THE SOUTH 33.33 FEET THEREOF; ALL IN BLOCK 1 OF NORTH GIBSON TERRACE, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGE 69, PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. Property Address: 1211 NIAGARA STREET, PLANT CITY, FL

33563 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. IMPORTANT AMERICANS WITH DISABILITY ACT: If you are a person with a disability who needs an accommodation in order to access court facilities or participate in a court proceeding, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation, please contact the Administrative Office of the Court as far in advance as possible, but preferably at least (7) days before your scheduled court appearance or other court activity of the date the service is needed: Complete the Request for Accommodations Form and submit to 800 E. Twiggs Street, Room 604 Tampa, FL 33602. Please review FAQ's for answers to many questions. You may contact the Administrative Office of the Courts ADA Coordinator by letter, telephone or e-mail: Administrative Office of the Courts, Attention: ADA Coordinator, 800 E. Twiggs Street, Tampa, FL 33602, Phone: 813-272-7040, Hearing Impaired: 1-800-955-8771, Voice impaired: 1-800-955-8770, e-mail: ADA@fjud13.org Dated this 29 day of August, 2024. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /s/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 15-060575 - GrS September 6, 13, 2024 24-02699H

NOTICE OF SALE IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA CIVIL DIVISION Case #: 2018-CA-000398 DIVISION: B JPMorgan Chase Bank, National Association Plaintiff, vs. Gregory Wayne Callahan a/k/a Gregory Callahan a/k/a Greg Callahan; Christina Callahan; Florida Housing Finance Corporation; Summer Breeze Roofing, LLC dba Summer Breeze Roof; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-000398 of the Circuit Court of the 13th Judicial Circuit in and for Hillsborough County, Florida, wherein JPMorgan Chase Bank, National Association, Plaintiff and Gregory Wayne Callahan a/k/a Gregory Callahan a/k/a Greg Callahan are defendant(s), I, Clerk of Court, Cindy Stuart, will sell to the highest and best bidder for cash by electronic sale at http://

www.hillsborough.realforeclose.com beginning at 10:00 a.m. on October 21, 2024, the following described property as set forth in said Final Judgment, to-wit: LOT 5, BLOCK 3, GREENMOOR SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 39, PAGE 38, OF THE PUBLIC RECORDS OF HILLSBOROUGH COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this hearing, should contact A.D.A. Coordinator not later than 1 (one) days prior to the proceeding at (813) 272-7040 or VIA Florida Relay Service at 1-800-955-8770. Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLEService@logs.com* LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 Fax: (561) 998-6707 For Email Service Only: FLEService@logs.com For all other inquiries: mtebbi@logs.com By: /s/ Amanda Friedlander, Esq. Amanda Friedlander, Esq. FL Bar # 72876 17-309359 FCO1 CHE September 6, 13, 2024 24-02682H

Q&A What is a public notice? A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity. The West Orange Times carries public notices in Orange County, Florida.

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
CIVIL ACTION

CASE NO.: 23-CA-013959
U.S. BANK TRUST COMPANY,
NATIONAL ASSOCIATION, AS
TRUSTEE, AS
SUCCESSOR-IN-INTEREST
TO U.S. BANK NATIONAL
ASSOCIATION, SUCCESSOR
TRUSTEE TO LASALLE BANK
NATIONAL ASSOCIATION, ON
BEHALF OF THE HOLDERS OF
BEAR STEARNS ASSET BACKED
SECURITIES I TRUST 2005-HE8,
ASSET-BACKED CERTIFICATES
SERIES 2005-HE8,

Plaintiff, vs.
WILLIE R. MCMILLAN, et al,
Defendant(s).

To: WILLIE R. MCMILLAN
Last Known Address:
4305E CLIFTON STEET
TAMPA, FL 33610

Current Address: Unknown
UNKNOWN PARTY #1
N/K/A JOHN DOE

Last Known Address:
4305 E Clifton St
Hillsborough, FL 33610

Current Address:
4305 E Clifton St
Hillsborough, FL 33610

UNKNOWN PARTY #2
N/K/A JANE DOE

Last Known Address:
4305 E Clifton ST
Hillsborough, FL 33610

Current Address:
4305 E Clifton ST
Hillsborough, FL 33610
YOU ARE NOTIFIED that an action
to foreclose a mortgage on the follow-
ing property in Hillsborough County,
Florida:

LOT 19 OF EAST HENRY
HEIGHTS ADDITION, AC-
CORDING TO THE MAP OR

PLAT THEREOF, RECORDED
IN PLAT BOOK 39, PAGE 85,
OF THE PUBLIC RECORDS
OF HILLSBOROUGH COUN-
TY, FLORIDA.

A/K/A 4305E CLIFTON STEET
TAMPA FL 33610

has been filed against you and you are
required to file written defenses by Oc-
tober 4, 2024, on Albertelli Law, Plain-
tiff's attorney, whose address is P.O. Box
23028, Tampa, FL 33623; otherwise, a
default will be entered against you for
the relief demanded in the Complaint
or petition.

This notice shall be published once a
week for two consecutive weeks in the
Business Observer.

**See the Americans with Disabilities
Act

In Accordance with the Americans
with Disabilities Act, if you are a per-
son 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 cer-
tain assistance. Please contact the ADA
Coordinator, Hillsborough County
Courthouse, 800 E. Twiggs St., Room
604, Tampa, Florida 33602, (813) 272-
7040, at least 7 days before your sched-
uled 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. To file response
please contact Hillsborough County
Clerk of Court, P.O. Box 989, Tampa,
FL 33601, Tel: (813) 276-8100; Fax:
(813) 272-5508.

WITNESS my hand and the seal of
this court on this 24th day of August,
2024.

Clerk of the Circuit Court
(SEAL) By: Mustafa Divan
Deputy Clerk

Albertelli Law
P.O. Box 23028

Tampa, FL 33623
AR- 23-001531

September 6, 13, 2024 24-02702H

FIRST INSERTION

**NOTICE OF ACTION -
CONSTRUCTIVE SERVICE**
IN THE CIRCUIT COURT OF THE
13TH JUDICIAL CIRCUIT, IN AND
FOR HILLSBOROUGH COUNTY,
FLORIDA

GENERAL JURISDICTION
DIVISION

CASE NO: 24-CC-037386

DIVISION: I

BANK OF AMERICA, N.A.,

Plaintiff, vs.

THOMAS E OSTERTAG; BARBARA

GASBARRO; UNKNOWN

SPOUSE OF THOMAS E

OSTERTAG; UNKNOWN SPOUSE

OF BARBARA GASBARRO;

UNKNOWN SPOUSE OF

CHARLES R OSTERTAG

A/K/A CHARLES ROBERT

OSTERTAG; UNKNOWN HEIRS,

BENEFICIARIES, DEVISEES,

ASSIGNEES, LIENORS,

CREDITORS, TRUSTEES AND

ALL OTHERS WHO MAY CLAIM

AN INTEREST IN THE ESTATE

OF CHARLES R OSTERTAG

UNKNOWN SPOUSE OF

CHARLES R OSTERTAG A/K/A

CHARLES ROBERT OSTERTAG;

UNKNOWN TENANT #1;

UNKNOWN TENANT #2,

Defendant(s).

TO: BARBARA GASBARRO; UN-

KNOWN SPOUSE OF BARBARA

GASBARRO AND UNKNOWN

SPOUSE OF CHARLES R OSTER-

TAG A/K/A CHARLES ROBERT OS-

TERTAG

LAST KNOWN ADDRESS: 6008 Me-

memorial Hwy, Tampa, FL 33615

TO: UNKNOWN TENANT #1 AND

UNKNOWN TENANT #2

LAST KNOWN ADDRESS: 6008

MEMORIAL HIGHWAY, TAMPA,

FL 33615

TO: UNKNOWN HEIRS, BENEFI-

CIARIES, DEVISEES, ASSIGNEES,

LIENORS, CREDITORS, TRUSTEES

AND ALL OTHERS WHO MAY

CLIAM AN INTEREST IN THE ES-

TATE OF CHARLES R OSTERTAG

A/K/A CHARLES ROBERT OSTER-

TAG

LAST KNOWN ADDRESS: UN-

KNOWN

YOU ARE HEREBY NOTIFIED

that an action to foreclose a mortgage

on the following property:

THE NORTHWESTERLY 4

FEET OF LOT 7, ALL OF LOT

6 AND THE SOUTHEASTER-

LY 5 FEET OF LOT 5, BLOCK

1 BAY CREST PARK, UNIT

NO. 14 PER MAP OR PLAT
THEREOF AS THE SAME IS
RECORDED IN PLAT BOOK
40 PAGE 68 OF THE PUBLIC
RECORDS OF HILLSBOR-
OUGH COUNTY, FLORIDA.

PROPERTY ADDRESS: 6008
Memorial Hwy, Tampa, FL
33615

has been filed against you and you
are required to serve a copy of your
written defenses, if any, on FREN-
KEL LAMBERT WEISS WEISMAN
& GORDON, LLP, Plaintiff's attorney,
whose address is One East Broward
Blvd., Suite 1430, Ft. Lauderdale, FL,
33301 no later than 30 days from the
date of the first publication of this
Notice of Action 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.

If you are an individual with a
disability who needs an accommoda-
tion in order access court facilities
or participate in a court proceeding,
you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the ADA Coordinator,
Hillsborough County Courthouse, 800
E. Twiggs Street, Room 604, Tampa,
Florida 33602, (813) 272-7040, at
least seven (7) days before your sched-
uled court appearance or immediately
upon receiving this notification if the
time before the scheduled appearance
is less than seven (7) days; if you are
hearing or voice impaired, call 711.

WITNESS my hand and the seal of
this Court at Hillsborough County,
Florida, this 29 day of AUGUST, 2024.

Hillsborough County Courthouse
800 E. Twiggs St.
Tampa, FL 33602

CINDY STUART
CLERK OF THE CIRCUIT COURT
BY: Isha Tirado-Baker
DEPUTY CLERK

FRENKEL LAMBERT WEISS
WEISMAN & GORDON, LLP
ATTORNEY FOR PLAINTIFF
ONE EAST BROWARD BLVD.,
Suite 1111

FORT LAUDERDALE, FL 33301
TELEPHONE: (954) 522-3233 Ext. |
FAX: (954) 200-7770

EMAIL DESIGNATED PRIMARY
E-MAIL FOR SERVICE PURSUANT
TO FLA. R. JUD. ADMIN 2.516

04-100028-F00

September 6, 13, 2024 24-02703H

FIRST INSERTION

NOTICE OF ACTION
(formal notice by publication)
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA

PROBATE DIVISION
File No. 24-CP-002751

Division B

IN RE: ESTATE OF

ROBERT GORDON BLACK,
aka ROBERT G. BLACK

Deceased.

TO: ROBERT GORDON BLACK, II
Unknown

YOU ARE NOTIFIED that a Petition
for Establishment and Probate of Lost
or Destroyed Will and Appointment of
Personal Representative has been filed
in this court. You are required to serve a
copy of your written defenses, if any, on
petitioner's attorney, whose name and
address are: James P. Hines, Jr., Esq.,
Hines Norman Hines, P.L., 315 S. Hyde
Park Ave, Tampa, FL 33606 on or be-
fore 9/30, 2024, and to file the original
of the written defenses with the clerk of
this court either before service or im-
mediately thereafter. Failure to serve
and file written defenses as required
may result in a judgment or order for
the relief demanded, without further
notice.

If you are a person with a disability
who needs an accommodation in order
to access court facilities or participate
in a court proceeding, you are entitled,
at no cost to you, to the provision of cer-
tain assistance. To request such an ac-
commodation, please contact Court Ad-
ministration at least 7 days before your
scheduled court appearance, or imme-
diately upon receiving a notification of
a scheduled court proceeding if the time
before the scheduled appearance is less
than 7 days. Complete the Request for
Accommodations Form and submit to
800 E. Twiggs Street, Room 604,
Tampa, FL 33602. ADA Coordination
Help Line (813) 272-7040; Hearing
Impaired Line 1-800-955-8771; Voice
Impaired Line 1-800-955-8770.

Signed on this 29 day of AUGUST,
2024.

As Clerk of the Court
(SEAL) By: RYAN MARSH
As Deputy Clerk

James P. Hines, Jr., Esq.,
Hines Norman Hines, P.L.,
315 S. Hyde Park Ave,
Tampa, FL 33606

Sept. 6, 13, 20, 27, 2024 24-02704H



Q What is a public notice?

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

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

Q Are internet-only legal notices sufficient?

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

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

Newspaper legal notices fulfills all of those standards.

Q Are there different types of legal notices?

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

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

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

Q Who benefits from legal notices?

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

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

Q How much do legal notices cost?

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

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

OFFICIAL COURTHOUSE WEBSITES

MANATEE COUNTY
manateeclerk.com

SARASOTA COUNTY
sarasotaclerk.com

CHARLOTTE COUNTY
charlotteclerk.com

LEE COUNTY
leeclerk.org

COLLIER COUNTY
collierclerk.com

HILLSBOROUGH COUNTY
hillsclerk.com

PASCO COUNTY
pascoclerk.com

PINELLAS COUNTY
mypinellasclerk.gov

POLK COUNTY
polkcountyclerk.net

ORANGE COUNTY
myorangeclerk.com

PUBLISH YOUR LEGAL NOTICE

Call 941-906-9386 and select the appropriate County name from the menu.

or email legal@businessobserverfl.com

Business Observer

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com
To publish your legal notice email: legal@businessobserverfl.com

SUBSEQUENT INSERTIONS

--- PUBLIC SALES ---

SECOND INSERTION

LEGAL ADVERTISEMENT Effective Aug. 10, 2024, Stephanie Benedict, MD, is no longer providing care at WellMed. For questions or copies of medical records contact: 24-02661H

SECOND INSERTION

LEGAL ADVERTISEMENT Optum - City Center will be relocating effective Sept. 16, 2024. For questions or copies of medical records call or fax: 24-02642H

NEW LOCATION

WellMed at Carrollwood 6919 North Dale Mabry Hwy., Suite 320 Tampa, FL 33614 24-02642H

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 09/13/2024 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2011 PALH mobile home bearing Vehicle Identification Numbers PH0917952AFL and PH0917952BFL and all personal items located inside the mobile home. Last Tenant: Agustin Felix Soto Rivera, Goritzia Carmona Rodriguez, Estate of Agustin Felix Soto Rivera, Estate of Goritzia Carmona Rodriguez, and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of Agustin Felix Soto Rivera and Goritzia Carmona Rodriguez. Sale to be held at: Village of Tampa, 1201 E. Skipper Road, Tampa, Florida 33613, 813-972-9000. Aug. 30; Sept. 6, 2024 24-02670H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 9811 Progress Blvd Riverview, FL 33578, 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 9/19/2024 at 2:30PM. Contents include personal property belonging to those individuals listed below.

- Unit # A005 Sabur Ali Brown Boxes,Tools
Unit # A022 Darius Williams Bedding, Boxes, Clothing
Unit # A025 Craig Poulard Appliances, Bedding, Electronics, Furniture
Unit #A052 Chris Gardner Bedding, Boxes, Clothing
Unit # A080 Anthony Dopson Appliances, Bedding, Clothing, Electronics, Lamps
Unit # A087 Mark Purvis Boxes, Electronics, Furniture, Instruments, Lamps, Bedding, Boxes, Instrumentals
Unit # A120 Pedro Leon Boxes, Furniture,
Unit # A133 Fannie Stone Holiday Decorations
Unit # A138 Milan Walker Boxes, Furniture, Lamps
Unit # A216 Delores Jefferson Appliances, Boxes, Tools
Unit # A234 Anthony Dopson Appliances, Boxes, Clothing
Unit # A257 April Tucker Appliances, Electronics, Furniture
Unit # A264 Dion Fry Boxes, Furniture, Toys
Unit # A279 Mary Olsen Totes, Outdoors, Books
Unit # A313 Bernadette James Bath & Body Works
Unit # A320 Marcus Cody Appliances, Furniture, Lamps, Tools
Unit # A334 Jasmine Calderon Appliances, Bedding, Furniture, Lamps
Unit # A355 Vereen Demetre Boxes, Clothing, Furniture, Tools
Unit # B007 Latesha Christopher Bedding, Boxes, Furniture
Unit # B018 Ryheem Gray Boxes
Unit # B019 Joshua Bynum Appliances, Clothing, Furniture, Boxes
Unit # B023 Sherniky Boggs Appliances, Furniture, Boxes
Unit # B044 Paul Bohuk Bags, Clothing
Unit # B093 Bradley Ryno Boxes, Baby Items
Unit # B097 Dennis Mendoza Tools, Generator, Shoes
Unit # B112 Brandon Hill Baby Items, Boxes, Furniture,
Unit # B163 Karen Martin Boxes
Unit # B193 Marlon Belton Boxes
Unit # B214 Ashley Crawford Boxes, Totes, Home Decorations
Unit # B239 Christopher Barr Appliances, Boxes, Furniture
Unit# D104 Ryan Bishop Boxes, Furniture, Appliances
Unit# D105 Ryan Bishop Appliances, Boxes, Furniture
Unit # D112 Evans Lubin Appliances, Furniture, Outdoors
Unit # D153 Latonya Poole Boxes, Furniture, Decorations
Unit # D203 Cavoni Herald Furniture, Appliances, Lamps
Unit # D223 Monique Shaw Boxes, Clothing, Shoes
Unit # A042 Deron McQueen Boxes, Furniture
Unit # A111 Jose Sanchez Boxes, Furniture
Unit # A260 Bryant'e Bradley Clothes, Bags
Unit # B123 Edward Morgan Boxes, Totes, Furniture

Purchases must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions (813)344-7390 Aug. 30; Sept. 6, 2024 24-02641H

SECOND INSERTION

NOTICE OF FORFEITURE PROCEEDINGS IN THE CIRCUIT COURT OF THE THIRTEENTH JUDICIAL CIRCUIT IN AND FOR HILLSBOROUGH COUNTY, FLORIDA Case Number: 2024-CA-005506 IN RE: FORFEITURE OF: \$4,981.00 (Four Thousand Nine Hundred and Eighty-One Dollars) in U.S. Currency and One (1) 2019 Indian Motorcycle FTR1200, (VIN: 56KRTA227K3152422)

ALL PERSONS who claim an interest in the following property: \$4,981.00 (Four Thousand Nine Hundred and Eighty One Dollars) in U.S. Currency and One (1) 2019 Indian Motorcycle FTR1200, (VIN: 56KRTA227K3152422), which was seized because said property is alleged to be contraband as defined by Sections 932.701 (2)(a)(1-6), Florida Statutes, by the Department of Highway Safety and Motor Vehicles, Division of Florida Highway Patrol, on or about June 24, 2024, in Hillsborough County, Florida. Any owner, entity, bona fide lienholder, or person in possession of the property when seized has the right to request an adversarial preliminary hearing for a probable cause determination within fifteen (15) days of initial receipt of notice, by providing such request to Rebecca Pettit, Deputy Chief Counsel, Department of Highway Safety and Motor Vehicles, 7322 Normandy Boulevard, Jacksonville, Florida 32205, by certified mail return receipt requested. A complaint for forfeiture has been filed in the above styled court. Aug. 30; Sept. 6, 2024 24-02617H

--- TAX DEEDS ---

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0715700100 File No.: 2024-636 Certificate No.: 2022 / 6802 Year of Issuance: 2022 Description of Property: COM AT NW COR OF SE 1/4 OF NW 1/4 RUN S 33 FT TO S R/W OF OAKFIELD DR THN ELY ALONG SAID R/W 190.80 FT TO POB CONT ELY 134.68 FT THN S 150 FT W 139.88 FT THN NWLY 23.56 FT ALONG CURVE CONCAVE TO NE CH BRG N 44 DEG 38 MIN 09 SEC W 21.21 FT THN N 115.04 FT THN NELY 31.26 FT ALONG CURVE CONCAVE TO SE CH BRG N 45 DEG 39 MIN 06 SEC E 28.46 FT TO POB SEC - TWP - RGE : 27 - 29 - 20 Name(s) in which assessed: BHM HOLDINGS LLC All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (10/10/2024) on line via the internet at www.hillsborough.realtaxdeed.com. Dated 8/23/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Aug. 30; Sept. 6, 13, 20, 2024 24-02610H

--- TAX DEEDS ---

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1493100000 File No.: 2024-646 Certificate No.: 2022 / 12203 Year of Issuance: 2022 Description of Property:

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 1819300000 Certificate No.: 2021 / 14022 File No.: 2024-671 Year of Issuance: 2021 Description of Property: SUBURB ROYAL A STRIP OF LAND OPPOSITE LOT 30 BETWEEN RIVERSIDE DRIVE AND RIVER BLOCK 20 SEC - TWP - RGE : 11 - 29 - 18 Name(s) in which assessed: "CONFIDENTIAL"

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (10/10/2024) on line via the internet at www.hillsborough.realtaxdeed.com. Dated 8/23/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Aug. 30; Sept. 6, 13, 20, 2024 24-02607H

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0691080000 File No.: 2024-632 Certificate No.: 2022 / 6685 Year of Issuance: 2022 Description of Property: BRANDON HILLS SUBDIVISION LOT 12 BLOCK 3 PLAT BK / PG : 34 / 16 SEC - TWP - RGE : 23 - 29 - 20 Name(s) in which assessed: JEREMY MCLOCHLIN CHELSI MCLOCHLIN

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (10/10/2024) on line via the internet at www.hillsborough.realtaxdeed.com. Dated 8/23/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Aug. 30; Sept. 6, 13, 20, 2024 24-02608H

Unless such certificate shall be deemed according to law, the property described in such certificate will be sold to the highest bidder on (10/10/2024) on line via the internet at www.hillsborough.realtaxdeed.com. Dated 8/23/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Aug. 30; Sept. 6, 13, 20, 2024 24-02613H

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 2010630000 File No.: 2024-638 Certificate No.: 2022 / 15292 Year of Issuance: 2022 Description of Property: TERRACE PARK UNIT NO 5 REVISED S 1/2 OF LOT 20 AND LOTS 21 AND 22 BLOCK 147 PLAT BK / PG : 17 / 41 SEC - TWP - RGE : 15 - 28 - 19 Name(s) in which assessed: LUCY M WALKER JORDAN

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (10/10/2024) on line via the internet at www.hillsborough.realtaxdeed.com. Dated 8/23/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Aug. 30; Sept. 6, 13, 20, 2024 24-02611H

SECOND INSERTION

NOTICE OF APPLICATION FOR TAX DEED

The holder of the following tax certificates has filed the certificates for a tax deed to be issued. The certificate numbers and years of issuance, the description of the property, and the names in which it was assessed are: Folio No.: 0911295096 File No.: 2024-643 Certificate No.: 2022 / 9360 Year of Issuance: 2022 Description of Property: OAKVIEW ESTATES PHASE ONE LOT 13 BLOCK 3 PLAT BK / PG : 45 / 78 SEC - TWP - RGE : 02 - 29 - 22 Name(s) in which assessed: JESUS LAURENCIO PEREZ GARCIA

All of said property being in the County of Hillsborough, State of Florida. Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder on (10/10/2024) on line via the internet at www.hillsborough.realtaxdeed.com. Dated 8/23/2024

Cindy Stuart Clerk of the Circuit Court Hillsborough County Florida BY Carolina Muniz, Deputy Clerk Aug. 30; Sept. 6, 13, 20, 2024 24-02614H



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

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

Rarely do consumers specifically search online for public notices.

How much do legal notices cost?

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

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

VIEW NOTICES ONLINE AT Legals.BusinessObserverFL.com

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

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PHILADELPHIA COUNTY,
PENNSYLVANIA
PROBATE DIVISION
File Number: A5492-2023
IN RE: ESTATE OF
UTILIEUSE FEDNA,
Deceased.

The administration of the Estate of UTILIEUSE FEDNA, Deceased, whose date of death was November 15, 2022, is pending in the Common Pleas Court for Philadelphia County, PA, Orphan's Court Division, the address of which is 1400 JFK Blvd, Room 415, Philadelphia, PA 19107. 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 732.2211.

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

Personal Representative:

Wilfrid Fedna
c/o Clair M. Stewart, Esquire
100 S. Broad Street #1523
Philadelphia, PA 19110
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 24-02620H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
THIRTEENTH JUDICIAL CIRCUIT
IN AND FOR HILLSBOROUGH
COUNTY, FLORIDA
PROBATE DIVISION
FILE NO: 24-CP-002408
IN RE: ESTATE OF
CHARLENE SYLVIA BARR,
DECEASED.

The administration of the Estate of Charlene Sylvia Barr, deceased, whose date of death was 6/20/2024, Case Number 24-CP-002408, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, FL 33602.

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 has been served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT,
THIRTEENTH JUDICIAL CIRCUIT,
STATE OF FLORIDA, IN AND FOR
HILLSBOROUGH COUNTY
PROBATE DIVISION
FILE NO.: 2024-CP-002205
DIVISION: A
IN RE: ESTATE OF
MICHAEL MONTGOMERY
LONGMIRE
Deceased.

The administration of the estate of Michael Montgomery Longmire, deceased, whose date of death was May 29, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division; File No. 2024-CP-002205; the address of which is 800 E. Twiggs Street, Room 206, Tampa, Florida 33602.

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 unmatured, contingent or liquidated claims, and who have been served a copy 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 other persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE 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.

Petitioner

KARL B. SPRINGSTON
7015 Colley Rd.
Odessa, FL 33556

Attorneys for Petitioner

D. Michael Lins, Esquire
Florida Bar No. 435899
J. Michael Lins, Esquire
Florida Bar No.: 1011033
LINS LAW GROUP, P.A.
14497 N. Dale Mabry Hwy.,
Suite 160-N
Tampa, FL 33618
Ph. (813) 386-5768
Primary E-mail:
mike@linslawgroup.com
Secondary E-Mail:
kris@linslawgroup.com
Aug. 30; Sept. 6, 2024 24-02639H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE THIRTEENTH CIRCUIT
COURT FOR HILLSBOROUGH
COUNTY, FLORIDA
PROBATE DIVISION
Case No. 24-CP-000968
IN RE: ESTATE OF
DEREK RENALDO BROWN,
Deceased.

The administration of the estate of DEREK RENALDO BROWN, Deceased, whose date of death was November 7, 2023, and whose social security number is XXX-XX-6364, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is Hillsborough County Courthouse Probate Division 800 Twiggs Street Tampa, FL 33602. The names and addresses of the Petitioner and the Petitioner'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.

Petitioner:

Vera Nicole Brown
c/o HOLLOMAN LAW
502 North Armenia Avenue
Tampa, Florida 33609.
Attorney for Petitioner:
/s/ Charles M. Holloman II, Esquire
HOLLOMAN LAW
502 North Armenia Avenue
Tampa, Florida 33609
Phone: (813) 445-8722;
Fax: (813) 445-8721;
Email: ch2@cmhollomanlaw.com.
Aug. 30; Sept. 6, 2024 24-02675H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24-CP-002691
Division A
IN RE: ESTATE OF
HAROLD D. EWEN, AKA
HAROLD EWEN
Deceased.

The administration of the estate of HAROLD D. EWEN, AKA HAROLD EWEN, deceased, whose date of death was July 4, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs Street, Tampa, Florida 33602. 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 WITH-

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24-CP-2442
IN RE: ESTATE OF
HENRY CALVIN CLARK,
Deceased.

The administration of the estate of HENRY CALVIN CLARK, deceased, whose date of death was February 28, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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 30, 2024.

WILLIE MAE PASCO

Personal Representative
11725 N. 17th Street,
Building A, Unit 113
Tampa, FL 33612
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, Florida 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jriviera@hnh-law.com
Aug. 30; Sept. 6, 2024 24-02665H

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24-CP-002586
IN RE: ESTATE OF
ROMARIO RISTO RUSSELL,
Deceased.

The administration of the estate of ROMARIO RISTO RUSSELL, deceased, whose date of death was May 26, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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 30, 2024.

MICHAEL MITCHELL

Personal Representative
5553 21st Street, Apt. 309
St. Petersburg, FL 33712
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jriviera@hnh-law.com
Aug. 30; Sept. 6, 2024 24-02663H

SECOND INSERTION

NOTICE TO CREDITORS
(Formal Administration)
IN THE 13th JUDICIAL
CIRCUIT COURT IN AND FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO.: 24-CP-002462
DIVISION: A
IN RE: **The Estate of**
DOROTHY RIDLEY,
Deceased.

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

The administration of the estate of DOROTHY RIDLEY, deceased, whose date of death was April 14, 2024, and whose social security number is XXX-XX-9660, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 East Twiggs Street, Tampa, Florida 33602. 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 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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2024-CP-002085
IN RE: ESTATE OF
ANNIE VERNELL GRADY,
Deceased.

The administration of the estate of ANNIE VERNELL GRADY, deceased, whose date of death was January 3, 2024, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is PO Box 1110, Tampa, FL 33601. 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 30, 2024.

DAPHNE CAMERON

Personal Representative
3605 East North Street
Tampa, Florida 33610
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Ste. B
Tampa, Florida 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jriviera@hnh-law.com
Aug. 30; Sept. 6, 2024 24-02664H

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 1610 Jim Johnson Rd Plant City FL 33566, 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 9/19/24 at 2:30 PM. Contents include personal property along with the described belongings to those individuals listed below.

A-257 Lori Rose Coston
D-765 Jennifer Hernandez
A-324 Ilse Guillen
C-594 Ivan Estrada
15-209 2/D Kristy Clark
D-741 Latoya Coley
C-545 Ivelisse Pintor
D-755 Cassandra Lofley

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 (813)599-1430.
Aug. 30; Sept. 6, 2024 24-02640H

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR
HILLSBOROUGH COUNTY,
FLORIDA
PROBATE DIVISION
File No. 24-CP-002618
Division B
IN RE: ESTATE OF
DANIEL JAMES ARNOLD SR
Deceased.

The administration of the estate of Daniel James Arnold Sr, deceased, whose date of death was August 5, 2023, is pending in the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is the Circuit Court for Hillsborough County, Florida, Probate Division, the address of which is 800 E. Twiggs St., Tampa, FL 33602. The names and ad-

resses 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

SECOND INSERTION

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:

Latisha Whitehead
18908 Bellflower Rd
Tampa, FL 33647
Attorney for Personal Representative:
Lyndy C. Jennings, Attorney
Florida Bar Number: 908851
Law Offices of Lyndy C. Jennings, P.A.
330 Pauls Drive,
Suite 212
Brandon, FL 33511
Telephone: (813) 315-8547
E-Mail: ljennings@lyndylaw.com
Aug. 30; Sept. 6, 2024 24-02669H

