

--- PUBLIC SALES ---

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 Vacation Home located at 7901 4th St N STE 300 in the City of St Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 7th day of October, 2024. Christopher Trenary October 11, 2024 24-04456N

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 Palm Breeze Cleaners located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 3rd day of October, 2024. WeClean DFW LLC October 11, 2024 24-04418N

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 Ashley Group Homes LLC located at 4319 17th Ave South in the City of St. Petersburg, Pinellas County, FL 33711 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 4th day of October, 2024. Jermaine Ashley October 11, 2024 24-04433N

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 Moxitree Ventures DBA located at 7901 4th St N STE 300 in the City of St. Petersburg, Pinellas County, FL 33702 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 7th day of October, 2024. OPTIMISTIC LUXURIANS LLC October 11, 2024 24-04455N

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 Generations Wealth Design located at 5875 SW 29th St in the City of Topeka, Pinellas County, KS 66614 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 4th day of October, 2024. FOSTER CAPITAL MANAGEMENT, INC. October 11, 2024 24-04432N

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 Brenneman Construction LLC located at 211 E Main Street in the City of Lakeland, Pinellas County, FL 33801 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 3rd day of October, 2024. Brenneman Roofing LLC Rodney Brenneman October 11, 2024 24-04438N

PROPOSED PETITION TO VACATE

Notice is hereby given that the Board of County Commissioners will hold a public hearing during its regularly scheduled public meeting, with virtual public participation and an on-site participation option, to be held on Tuesday, October 29, 2024, at 6:00 P.M. or thereafter in 333 Chestnut Street, Palm Room, Pinellas County Communications Building, Clearwater, Florida 33756, with virtual participation utilizing Communications Media Technology (CMT) on the Zoom platform.

The hearing is to consider the petition of Dustin W Chisholm and Donna M Chisholm to vacate, abandon and/or close the following:

THE SOUTH 10 FEET OF THE 70 FOOT DRAINAGE EASEMENT LYING ALONG THE NORTH BOUNDARY OF LOT 11 (12745 91ST AVE), PAMELA ESTATES, PLAT BOOK 71, PAGE 20, LYING IN SECTION 20-30-15, PINELLAS COUNTY, FLORIDA.

Questions can be sent to the Pinellas County Building and Development Review Services Department, Project Management Section, located at 440 Court Street, Fourth Floor, Clearwater, Florida 33756, email petitiontovacate@pinellas.gov or by calling (727) 464-4013.

The public hearing will be streamed live at https://youtube.com/pctv1 and www.pinellas.gov/TV, and broadcast on the Pinellas County cable public access channels: Spectrum Channel 637 Frontier Channel 44 WOW! Channel 18

Members of the public wishing to address the body may attend in person, attend virtually or provide comments in advance.

To address the County Commission in person, members of the public are encouraged to preregister at pinellas.gov/comment. Preregistration is encouraged but not required if individuals plan to attend the meeting at the Assembly Room. Those who have not preregistered may register when they arrive.

Members of the public wishing to address the body virtually via Zoom or by phone are required to preregister by 5:00 P.M. the day before the meeting by visiting pinellas.gov/comment. The registration form requires full name, address and telephone number if joining by phone, along with the topic or agenda item to be addressed. Members of the public who cannot access the registration form via the internet may call (727) 464-3000 to request assistance preregistering. Only members of the public who have preregistered by 5:00 P.M. the day before the meeting will be recognized and unmuted to offer comments. If a member of the public does not log in with the same Zoom name or phone number provided in the registration form, they may not be recognized to speak.

Members of the public wishing to provide comments in advance may call the Agenda Comment Line at (727) 464-4400 or complete the online comment form at pinellas.gov/bccagendacomment. Comments on any agenda item must be submitted by 5:00 P.M. the day before the meeting.

Persons who are deaf or hard of hearing may provide public input on any agenda item through use of the State of Florida's relay service at 7-1-1.

All comments on any agenda item received by 5:00 P.M. the day before the meeting will be included as part of the official record for this meeting and will be available to be considered by the County Commission prior to any action taken.

The agenda for this meeting and information about participation options can be found at pinellas.gov/bcc.

Persons are advised that if they decide to appeal any decision made at the meeting/hearing, they will need a record of the proceedings, and, for such purposes, they may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

SPECIAL ACCOMMODATIONS

Persons with disabilities who need reasonable accommodations to effectively participate in this meeting are asked to contact Pinellas County's Office of Human Rights by e-mailing such requests to accommodations@pinellas.gov at least three (3) business days in advance of the need for reasonable accommodation. You may also call (727) 464-4882.

KEN BURKE, CLERK TO THE BOARD OF COUNTY COMMISSIONERS By: Dereyynn Revie, Deputy Clerk

October 11, 18, 2024

24-04414N

KEN BURKE, CLERK TO THE BOARD OF COUNTY COMMISSIONERS By: Dereyynn Revie, Deputy Clerk

October 11, 18, 2024

24-04413N

--- TAX DEEDS ---

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that FIG 20, LLC FIG 20, LLC FBO SEC PTY, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01091 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida: HARBOR VISTA BLK B, LOT 8 PARCEL: 03-29-15-36666-002-0080 Name in which assessed: WILLIAM H WICKHAM MARTHA J WICHHAM

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 20th day of November, 2024 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Oct. 11, 18, 25; Nov. 1, 2024 24-04384N

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that ATCF II FLORIDA-A LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 01193 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida: HARBORVIEW GRANDE CONDO UNIT 403 PARCEL: 08-29-15-36565-000-4030 Name in which assessed: GULFVIEW 404 LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 20th day of November, 2024 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Oct. 11, 18, 25; Nov. 1, 2024 24-04385N

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that FIG 20, LLC FIG 20, LLC FBO SEC PTY, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 07635 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida: MANSFIELD HEIGHTS BLK 2, LOT 9 PARCEL: 25-31-16-54954-002-0090 Name in which assessed: WINSTON WALTERS

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 20th day of November, 2024 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Oct. 11, 18, 25; Nov. 1, 2024 24-04408N

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that FIG 20, LLC FIG 20, LLC FBO SEC PTY, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06421 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida: PINE BAY PARK BLK A, LOT 1 PARCEL: 06-31-16-68976-001-0010 Name in which assessed: JAMES E BAILEY LOU R BAILEY

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 20th day of November, 2024 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Oct. 11, 18, 25; Nov. 1, 2024 24-04405N

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that ATCF II FLORIDA-A LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06354 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida: AIRY ACRES NO. 4 BLK 1, LOT 7 PARCEL: 06-31-16-00180-001-0070 Name in which assessed: ZW PROPERTIES LLC

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 20th day of November, 2024 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Oct. 11, 18, 25; Nov. 1, 2024 24-04404N

FIRST INSERTION NOTICE OF APPLICATION FOR TAX DEED

NOTICE IS HEREBY GIVEN that FIG 20, LLC FIG 20, LLC FBO SEC PTY, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon. The certificate number, year of issuance, property description, and the names in which the property was assessed are as follows:

Certificate Number: 06285 Year of Issuance: 2022 Said certificate embraces the following described property in the County of Pinellas, State of Florida: PIKE'S PEAK BLK B, LOT 19 PARCEL: 04-31-16-68886-002-0190 Name in which assessed: ANTHONY MELLA KIMBERLY A MELLA

Unless such certificate shall be redeemed according to law, the property described in such certificate will be sold to the highest bidder at www.pinellas.realtaxdeed.com on the 20th day of November, 2024 at 11:00 A.M.. A nonrefundable deposit of \$200.00 or 5% of the high bid, whichever is greater, must be deposited prior to sale and in accordance with F.S. 197.542(2).

If you are a person with a disability who needs accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Within two (2) working days of the publication of this NOTICE OF APPLICATION FOR TAX DEED please contact the Human Rights Office, 400 S Ft. Harrison Ave., Ste . 300, Clearwater, FL 33756 (727) 464-4062 (V/TDD)

KEN BURKE Clerk of the Circuit Court and Comptroller Pinellas County, Florida Oct. 11, 18, 25; Nov. 1, 2024 24-04403N

PUBLISH YOUR LEGAL NOTICE We publish all Public sale, Estate & Court-related notices... and select the appropriate County name from the menu option or email legal@businessobserververfi.com

--- TAX DEEDS ---

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FNA DZ, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

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FIRST INSERTION
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NOTICE IS HEREBY GIVEN THAT KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT KINGS RIGHT, LLC FIRSTRUST BANK AGT FBO KINGS RIGHT, LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT TLOA OF FLORIDA LLC TLOA SERVICING LLC AS CUSTODIAN FOR SECURED PARTY, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
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FIRST INSERTION
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NOTICE IS HEREBY GIVEN THAT JPL INVESTMENTS CORP AND OCEAN BANK JPL INVESTMENTS CORP, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT ATCF II FLORIDA-A LLC, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

FIRST INSERTION
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FIRST INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN THAT FIG 20, LLC FIG 20, LLC FBO SEC PTY, the holder(s) of the following certificate has/have filed for a tax deed to be issued thereon.

Q&A
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.

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-008222-ES
In re: Estate of ANNE E. BABIASZ, Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of ANNE E. BABIASZ, deceased, File Number 24-008222-ES, by the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is Pinellas County Courthouse, Probate Division, 315 Court Street North, Clearwater, Florida 33756; that the decedent's date of death was May 9, 2024; that the total value of the estate is \$2,551.68, and that the names and addresses of those to whom it has been assigned by such order are:

EUGENE F. ROSTKOWSKI, as Trustee of the ANNE E. BABIASZ REVOCABLE TRUST DATED AUGUST 31, 1998, AS AMENDED
 359 Oneida Drive
 Pasadena, California 91107

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

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

The date of first publication of this Notice is October 11, 2024.

Person Giving Notice:
Eugene F. Rostkowski
 359 Oneida Drive
 Pasadena, California 91107

Attorney for Person Giving Notice:

Terry J. Deeb, Esq.
 Deeb Elder Law, P.A.
 6699 13th Avenue N.,
 Suite 4B
 St. Petersburg, FL 33710
 servicekat@deebelderlaw.com
 servicedek@deebelderlaw.com
 servicecjc@deebelderlaw.com
 Fla Bar. # 997791
 Attorney for Petitioner
 October 11, 18, 2024 24-04439N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-005824-ES
IN RE: ESTATE OF CHARLIE L. NELSON JR., Deceased.

The administration of the estate of Charlie L. Nelson Jr., deceased, whose date of death was March 24, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 11, 2024.

Personal Representative:
Rodney Nelson
 12118 Citrus Wood Dr.
 Orlando, FL 32832

Attorney for Personal Representative:

Victoria Jones Waller
 E-Mail Addresses:
 vwaller@generationsoftrust.com
 eservice@generationsoftrust.com
 Florida Bar No. 0052252
 Generations of Trust
 433 76th Avenue
 St. Pete Beach, FL 33706
 Telephone: 727-367-1976
 October 11, 18, 2024 24-04441N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-009235-ES
Division Probate
IN RE: ESTATE OF CAROL JENSEN Deceased.

The administration of the estate of Carol Jensen, deceased, whose date of death was July 20, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court St., Clearwater, Florida 33756. 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 ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

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

The date of first publication of this notice is October 11, 2024.

Petitioner:
Nancy Loubier
 10515 Tahitian Ln
 Clearwater, Florida 33765

Attorney for Petitioner:

Monique Elizabeth Parker-Grantz
 Attorney
 Florida Bar Number: 669210
 1756 N. Belcher Road
 Clearwater, Florida 33765
 Telephone: (727) 545-8114
 Fax: (727) 545-8227
 E-Mail: monique@rpglaw.com
 Secondary E-Mail:
 October 11, 18, 2024 24-04453N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-009017-ES
IN RE: ESTATE OF RUSSELL CARL BLANZ, aka
RUSSELL BLANZ Deceased.

The administration of the estate of RUSSELL CARL BLANZ, also known as RUSSELL BLANZ, deceased, whose date of death was July 31, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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 the surviving spouse or a beneficiary as specified under s. 732.2211.

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: October 11, 2024.

Signed on this 11th day of September, 2024.
ELENA CALUMBA BLANZ
Personal Representative
 2311 Nebraska Avenue
 Palm Harbor, FL 34683

Rebecca C. Bell
 Attorney for Personal Representative
 Florida Bar No. 0223440
 Delzer, Coulter & Bell, P.A.
 7920 U.S. Highway 19
 Port Richey, FL 34668
 Telephone: (727) 848-3404
 Email: rebecca@delzercoulter.com
 October 11, 18, 2024 24-04442N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PINELLAS COUNTY, FLORIDA
 PROBATE DIVISION
FILE NO. 24-007871-ES
IN RE: ESTATE OF BRIAN C. CAREY, DECEASED.

The administration of the estate of BRIAN C. CAREY, deceased, whose date of death was June 26, 2024, is pending in the Circuit Court for PINELLAS County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representatives and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 representatives or curators have no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228 applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211.

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 October 11, 2024.

Co-Personal Representatives:
George Peter Creager AKA
Peter Creager and Jill Creager
 8296 32nd Avenue North
 St. Petersburg, FL 33710

Attorney for Personal Representative:
 Robert Kapusta, Jr.
 BATTAGLIA, ROSS,
 DICUS & McQUAID, P.A.
 5858 Central Ave.,
 St. Petersburg, FL 33707
 (727) 381-2300
 FBN: 441538
 Primary Email:
 rkapu@brdwlaw.com
 Secondary Email:
 bandr@brdwlaw.com
 October 11, 18, 2024 24-04458N

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PINELLAS COUNTY, FLORIDA
 PROBATE DIVISION
File No. 24-008945-ES
IN RE: ESTATE OF RUSSELL SAMUEL REGISTER, A/K/A RUSSELL S. REGISTER Deceased.

The administration of the estate of RUSSELL SAMUEL REGISTER, a/k/a RUSSELL S. REGISTER, deceased, whose date of death was June 17, 2024, is pending in the Circuit Court for Pinellas County, Florida, Probate Division, the address of which is 315 Court Street, Clearwater, FL 33756. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 11, 2024.

Personal Representative:
HUILAN ZHAO
 1555 Grandview Drive
 Tarpon Springs, Florida 34689

Attorney for Personal Representative:
 MICHAEL T. HEIDER, ESQ., Attorney
 Florida Bar Number: 30364
 MICHAEL T. HEIDER, P.A.
 2629 McCormick Drive, Suite 102
 Clearwater, FL 33759
 Telephone: (888) 483-5040
 Fax: (888) 615-3326
 E-Mail: michael@heiderlaw.com
 Secondary E-Mail:
 probate4@heiderlaw.com
 October 11, 18, 2024 24-04435N

PUBLISH YOUR LEGAL NOTICE

We publish all Public sale, Estate & Court-related notices

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

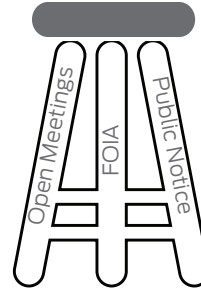
Call **941-906-9386**

and select the appropriate County name from the menu option

or email legal@businessobserverfl.com

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

It’s newspapers *and* newspaper websites vs government websites

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would **reduce the presence of public notices on the internet**



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S. Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the

essential elements of public notice:



Accessibility



Independence

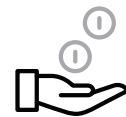


Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers remain the primary vehicle for public notice in all 50 states



Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

Commercial Notices

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

Court Notices

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

Stay Informed, It’s Your Right to Know.

For legal notice listings go to: Legals.BusinessObserverFL.com

To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

Federal and state public notice statutes generally establish four fundamental criteria for a public notice.

Each of these elements are critical aspects of the checks and balances that public notice was designed to foster.



1. Accessible

Every citizen in the jurisdiction affected by the notice must have a realistic opportunity to read it



2. Archivable

Notices must be capable of being archived in a secure and publicly available format for the use of the judicial system, researchers and historians



3. Independent

Notices must be published by organizations independent of the government body or corporation whose plans or actions are the subject of the notice



4. Verifiable

There must be a way to verify that each notice was an original, unaltered notice and actually published in accordance with the law



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