

## ORANGE COUNTY LEGAL NOTICES

\*\*Additional Public Notices may be accessed on [OrangeObserver.com](http://OrangeObserver.com), [BusinessObserverFL.com](http://BusinessObserverFL.com) and the statewide legal notice website, [FloridaPublicNotices.com](http://FloridaPublicNotices.com)\*\*

### --- PUBLIC NOTICES ---

**FIRST INSERTION**  
Notice Is Hereby Given that Wingwood Gardens, LP, 5749 St. Charles Prado, Orlando, FL 32822, desiring to engage in business under the fictitious name of Wingwood Apartments, with its principal place of business in the State of Florida in the County of Orange will file an Application for Registration of Fictitious Name with the Florida Department of State.  
October 17, 2024 24-03301W

**FIRST INSERTION**  
Notice Is Hereby Given that FCARCHITECTS, INC., 2000 Market St, Ste 600, Philadelphia, PA 19103, desiring to engage in business under the fictitious name of Svigals + Partners, with its principal place of business in the State of Florida in the County of Orange, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.  
October 17, 2024 24-03300W

**FIRST INSERTION**  
Notice Is Hereby Given that FCARCHITECTS, INC., 2000 Market St, Ste 600, Philadelphia, PA 19103, desiring to engage in business under the fictitious name of Svigals + Partners, an FCA Company, with its principal place of business in the State of Florida in the County of Orange, intends to file an Application for Registration of Fictitious Name with the Florida Department of State.  
October 17, 2024 24-03299W

**FIRST INSERTION**  
Notice is hereby given that DIVINO AMOR CAKES LLC, OWNER, desiring to engage in business under the fictitious name of DIVINO AMOR MARKET located at 16112 MARSH RD, STE 414, WINTER GARDEN, FLORIDA 34787 intends to register the said name in ORANGE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
October 17, 2024 24-03313W

**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 A&R21 Orlando located at 5927 Lake Pointe Village, apt 817 in the City of Orlando, Orange County, FL 32822 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated this 15th day of October, 2024.  
Andrea Ramos  
October 17, 2024 24-03324W

**FIRST INSERTION**  
**PUBLIC NOTICE**  
The annual report of the Roper Family Foundation is available at 146 W Plant Street, Suite 250, Winter Garden, Florida for inspection during regular business hours by any citizen who requests it within 180 days after this date. The annual report can also be viewed and downloaded for printing at [roperfamilyfoundation.org](http://roperfamilyfoundation.org). The Foundation's principal trustees are Rebecca Roper and Charles F. Roper.  
October 17, 2024 24-03312W

**FIRST INSERTION**  
**Notice of Sale**  
Pursuant to Florida Statute 713.585 F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve; Inspect 1 week prior @ lienor facility; cash or cashier check; any person interested ph (954) 563-1999  
Sale date November 8th, 2024 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309  
40024 2017 Nissan VIN#: 3N1A-B7AP9HY330064 Lienor: Reed Nissan 3776 W Colonial Dr Orlando 407-297-7333 Lien Amt \$669.89  
October 17, 2024 24-03295W

**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 TERIAN CAPITAL located at 485 NORTH KELLER ROAD SUITE 520 in the City of MAITLAND, Orange County, FL 32751 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
Dated this 8th day of October, 2024.  
TERIAN CAPITAL MANAGEMENT, LLC  
M. McGreevy  
October 17, 2024 24-03296W

**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 fictitious name of Gentle Touch Medispa & Wellness located at 2723 Maguire Road, in the County of Orange, in the City of Ocoee, Florida 34761, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at Orange, Florida, this 5th day of October, 2024.  
Gentle Touch Aesthetics, LLC  
October 17, 2024 24-03298W

**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 fictitious name of Gentle Touch Medispa located at 2723 Maguire Road, in the County of Orange, in the City of Ocoee, Florida 34761, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at Orange, Florida, this 5th day of October, 2024.  
Gentle Touch Aesthetics, LLC  
October 17, 2024 24-03297W

**FIRST INSERTION**  
**NOTICE UNDER FICTITIOUS NAME STATUTE**  
Notice is given that PRESTIGE IRON DOORS, LLC intends to engage in business under the fictitious name of PRESTIGE IRON DOORS at 12525 Westfield Lakes Circle, Winter Garden, Florida 34787, and intends to register that name with the Secretary of State of Florida.  
Dated this 14th day of October, 2024 at Orange County, Florida.  
/s/ C. Nick Asma  
ASMA & ASMA, P.A.  
C. NICK ASMA, ESQUIRE  
884 South Dillard Street  
Winter Garden, Florida 34787  
(407) 656-5750  
Florida Bar No. 43223  
Attorney for Applicant  
PRESTIGE IRON DOORS, LLC, d/b/a PRESTIGE IRON DOORS, LLC  
BY: /s/Justine L. Maciel  
JUSTINE L. MACIEL, Manager  
/s/ C. Nick Asma  
ASMA & ASMA, P.A.  
C. NICK ASMA, ESQUIRE  
884 South Dillard Street  
Winter Garden, Florida 34787  
(407) 656-5750  
Florida Bar No. 43223  
Attorney for Applicant  
October 17, 2024 24-03314W

**FIRST INSERTION**  
**NOTICE OF FORFEITURE PROCEEDINGS**  
IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA  
**Case Number: 2024-CA-007145**  
**IN RE: FORFEITURE OF: One (1) 2020 Yamaha YZ 450F (VIN: JYACJ26COLA005586)**  
ALL PERSONS who claim an interest in the following property: One (1) 2020 Yamaha YZ 450F, VIN: JYACJ26COLA005586, 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 July 26, 2024, in Orange 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 Angeline Attila, Assistant General Counsel, Department of Highway Safety and Motor Vehicles, 7322 Normandy Blvd., Jacksonville, FL 32205, by certified mail return receipt requested. A complaint for forfeiture has been filed in the above styled court.  
October 17, 24, 2024 24-03311W



**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](http://www.floridapublicnotices.com).

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

VIEW NOTICES ONLINE AT [Legals.BusinessObserverFL.com](http://Legals.BusinessObserverFL.com)  
To publish your legal notice email: [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

# PUBLISH YOUR LEGAL NOTICE

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

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

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

or email [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**

# SAVE TIME



Email your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

Deadline Wednesday at noon • Friday Publication

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**















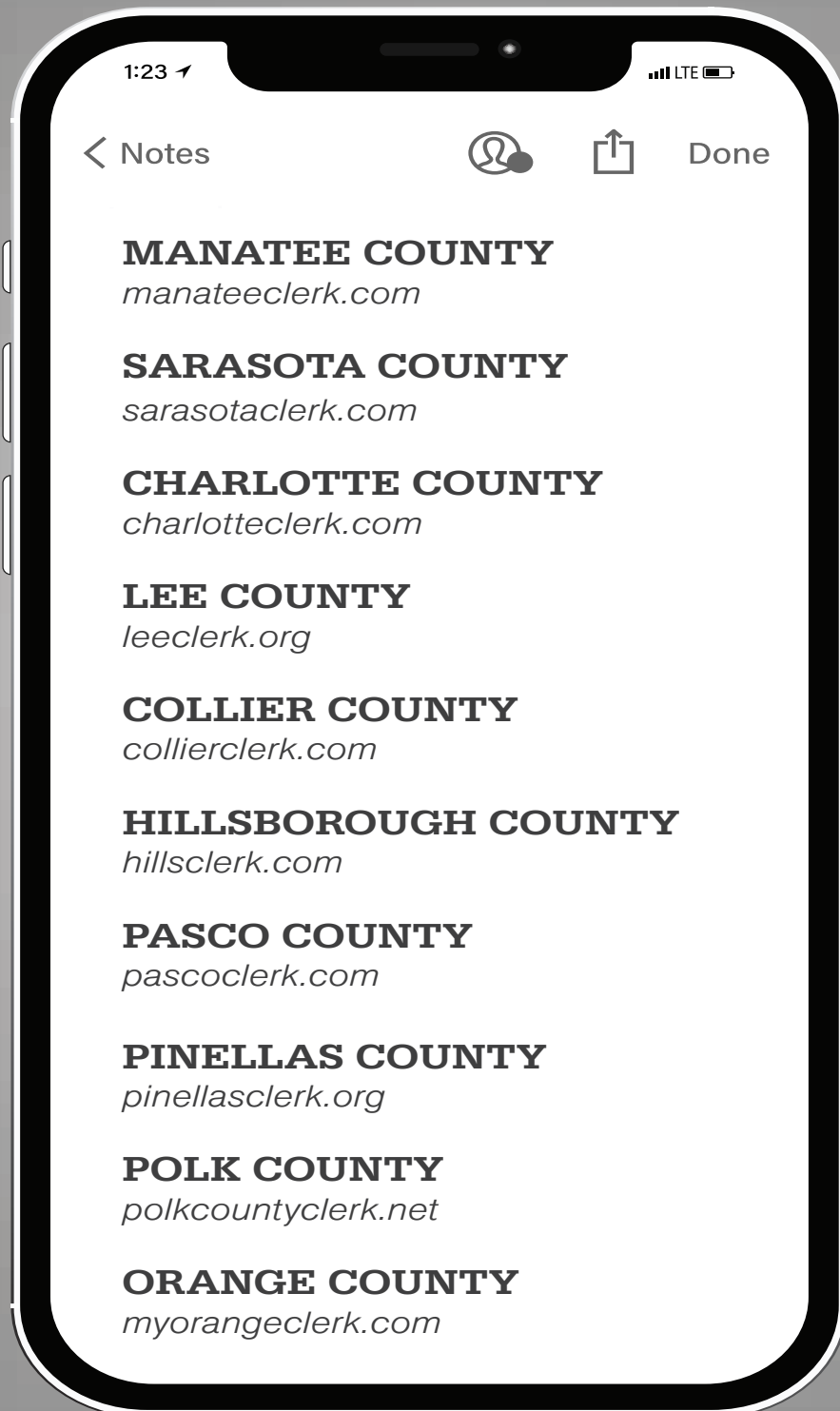


ORANGE COUNTY  
SUBSEQUENT INSERTIONS

--- TAX DEEDS ---

FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED	FOURTH INSERTION NOTICE OF APPLICATION FOR TAX DEED
<p>NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:</p> <p>CERTIFICATE NUMBER: 2022-224 YEAR OF ISSUANCE: 2022</p> <p>DESCRIPTION OF PROPERTY: ZELLWOOD STATION CO-OP M/H PARK 4644/1380 UNIT 205 PARCEL ID # 25-20-27-9825-00-205</p> <p>Name in which assessed: CARLOS J SANTIAGO, ADOLI GEATAN GONZALEZ</p> <p>ALL of said property being in the County of Orange, 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 online at <a href="http://www.orange.realtaxdeed.com">www.orange.realtaxdeed.com</a> scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.</p> <p>Dated: Sep 19, 2024 Phil Diamond County Comptroller Orange County, Florida By: Cristina Martinez Deputy Comptroller September 26; October 3, 10, 17, 2024 24-03024W</p>	<p>NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:</p> <p>CERTIFICATE NUMBER: 2022-436 YEAR OF ISSUANCE: 2022</p> <p>DESCRIPTION OF PROPERTY: MARY JEAN SUB Q/61 LOT 16 BLK B PARCEL ID # 13-22-27-5528-02-160</p> <p>Name in which assessed: BFNH LLC</p> <p>ALL of said property being in the County of Orange, 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 online at <a href="http://www.orange.realtaxdeed.com">www.orange.realtaxdeed.com</a> scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.</p> <p>Dated: Sep 19, 2024 Phil Diamond County Comptroller Orange County, Florida By: Cristina Martinez Deputy Comptroller September 26; October 3, 10, 17, 2024 24-03025W</p>	<p>NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:</p> <p>CERTIFICATE NUMBER: 2022-563 YEAR OF ISSUANCE: 2022</p> <p>DESCRIPTION OF PROPERTY: OAK PARK AT WINTER GARDEN 38/15 LOT 10 PARCEL ID # 22-22-27-5754-00-100</p> <p>Name in which assessed: LAURA L RAYMOND</p> <p>ALL of said property being in the County of Orange, 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 online at <a href="http://www.orange.realtaxdeed.com">www.orange.realtaxdeed.com</a> scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.</p> <p>Dated: Sep 19, 2024 Phil Diamond County Comptroller Orange County, Florida By: Cristina Martinez Deputy Comptroller September 26; October 3, 10, 17, 2024 24-03026W</p>	<p>NOTICE IS HEREBY GIVEN that BLACK CUB LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:</p> <p>CERTIFICATE NUMBER: 2022-1392 YEAR OF ISSUANCE: 2022</p> <p>DESCRIPTION OF PROPERTY: GROVE RESORT AND SPA HOTEL CONDOMINIUM 2 20190396158 UNIT 2319 PARCEL ID # 31-24-27-3000-23-190</p> <p>Name in which assessed: M K BROTHERS LLC</p> <p>ALL of said property being in the County of Orange, 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 online at <a href="http://www.orange.realtaxdeed.com">www.orange.realtaxdeed.com</a> scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.</p> <p>Dated: Sep 19, 2024 Phil Diamond County Comptroller Orange County, Florida By: Cristina Martinez Deputy Comptroller September 26; October 3, 10, 17, 2024 24-03027W</p>	<p>NOTICE IS HEREBY GIVEN that SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:</p> <p>CERTIFICATE NUMBER: 2022-1986 YEAR OF ISSUANCE: 2022</p> <p>DESCRIPTION OF PROPERTY: FROM NE COR OF NE1/4 OF SE1/4 RUN W 466.67 FT S 72.88 FT N 79 DEG W 240.46 FT FOR A POB TH N 79 DEG W 60 FT N 130.49 FT S 79 DEG E 60 FT S 130.49 FT TO POB IN SEC 06-21-28 PARCEL ID # 06-21-28-0000-00-054</p> <p>Name in which assessed: FRED NATHAN DUNN</p> <p>ALL of said property being in the County of Orange, 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 online at <a href="http://www.orange.realtaxdeed.com">www.orange.realtaxdeed.com</a> scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.</p> <p>Dated: Sep 19, 2024 Phil Diamond County Comptroller Orange County, Florida By: Cristina Martinez Deputy Comptroller September 26; October 3, 10, 17, 2024 24-03028W</p>	<p>NOTICE IS HEREBY GIVEN that SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:</p> <p>CERTIFICATE NUMBER: 2022-2203 YEAR OF ISSUANCE: 2022</p> <p>DESCRIPTION OF PROPERTY: MCINTIRES 30/74 LOT 1 PARCEL ID # 10-21-28-5557-00-010</p> <p>Name in which assessed: MAXIMO IGNOT, ANA M IGNOT</p> <p>ALL of said property being in the County of Orange, 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 online at <a href="http://www.orange.realtaxdeed.com">www.orange.realtaxdeed.com</a> scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.</p> <p>Dated: Sep 19, 2024 Phil Diamond County Comptroller Orange County, Florida By: Cristina Martinez Deputy Comptroller September 26; October 3, 10, 17, 2024 24-03029W</p>

# OFFICIAL COURTHOUSE WEBSITES



CHECK OUT YOUR LEGAL NOTICES  
[floridapublicnotices.com](http://floridapublicnotices.com)

ORANGE COUNTY
SUBSEQUENT INSERTIONS

--- TAX DEEDS ---

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that BLACK CUB LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-2827
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: YOGI BEARS JELLYSTONE PK CAMP RESORT (APOPKA) 3347/2482 UNIT 637
PARCEL ID # 27-21-28-9805-00-637
Name in which assessed: GARY B LANDRY
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03030W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-4080
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: ORLO VISTA HEIGHTS ADDITION L/75 LOT 12 BLK A
PARCEL ID # 25-22-28-6420-01-120
Name in which assessed: ROBERTO RODRIGUEZ, SANDRA M. RODRIGUEZ
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03031W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-4300
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: TUSCANY RIDGE 50/141 LOT 68
PARCEL ID # 33-22-28-8712-00-680
Name in which assessed: TORRES GEMELAS REVOCABLE LIVING TRUST
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03032W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-4629
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: SERENATA CONDOMINIUM 8176/1877 UNIT 104 BLDG 4
PARCEL ID # 01-23-28-7876-04-104
Name in which assessed: EMILIO JOSE PEREZ CARRILLO, CARMEN DE JESUS PIC VELASQUEZ
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03033W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-6910
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: ROSEMONT GREEN 7 8 9 CONDO CB 3/128 BLDG 7 UNIT 528
PARCEL ID # 08-22-29-7735-05-280
Name in which assessed: PATRICIA PRESCOTT
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03034W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-7522
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: SYLVAN HIGHLANDS W/58 LOT 1 (LESS RD R/W ON N) BLK A
PARCEL ID # 18-22-29-8508-01-010
Name in which assessed: WILLIE C BRYANT JR
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03035W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-7527
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: SYLVAN HIGHLANDS 1ST ADDITION Y/121 LOT 1 (LESS RD R/W) BLK A
PARCEL ID # 18-22-29-8509-01-010
Name in which assessed: WILLIE C BRYANT JR
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03036W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-7665
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: PINE HILLS MANOR NO 5 T/4 LOT 6 BLK C
PARCEL ID # 19-22-29-6982-03-060
Name in which assessed: HENNY FRESSE
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03037W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-7840
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: UPTOWN PLACE CONDOMINIUM 8032/2865 UNIT 327
PARCEL ID # 23-22-29-8830-00-327
Name in which assessed: RAMIRO CORDOVA
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03038W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that PRO CAP 8 LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-8564
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: MALIBU GROVES SIXTH ADDITION 2/146 LOT 130
PARCEL ID # 31-22-29-1820-01-300
Name in which assessed: WILLIE R GLENN 8.333%, ISAAC L GLENN 8.333%, WILLIAM H GLENN 8.333%, GEORGE W GLENN 8.333%, EZ-ZARD C GLENN 8.333%, MARTHA L GLENN EALEY 8.333%, CHRISTINE GLENN TIMMS 8.333%, HATTIE M GLENN MCLEOD 8.333%, MAX-INE M GLENN SMITH 8.333%, DE-MARKCO DAVIS 4.167%, BENJAMIN DAVIS 4.167%, ROBERT GLENN 2.084%, BRENDA GLENN 2.084%, ANDREW FRANCIS 8.333%
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03039W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-9821
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: RICHMOND HEIGHTS NO 7 3/4 LOT 69
PARCEL ID # 05-23-29-7408-00-690
Name in which assessed: THEN BIERD LLC
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03040W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-10064
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: LEMON TREE SECTION 1 CONDO CB 3/141 BLDG 10 UNIT G
PARCEL ID # 09-23-29-5050-10-070
Name in which assessed: DIANA M CASTRO CAMACHO
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03041W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-10611
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: WALDEN PALMS CONDOMINIUM 8444/2553 UNIT 14 BLDG 11
PARCEL ID # 17-23-29-8957-11-140
Name in which assessed: HJALMAR CARRANZA
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03042W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-10631
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: WALDEN PALMS CONDOMINIUM 8444/2553 UNIT 34 BLDG 19
PARCEL ID # 17-23-29-8957-19-340
Name in which assessed: DAWN LEWIS
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03043W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-10828
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: GREENS CONDOMINIUM 8919/2522 & 9717/1775 UNIT 4232
PARCEL ID # 21-23-29-6304-04-232
Name in which assessed: EQUITY TRUST COMPANY
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03044W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-12558
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: VIRGINIA HEIGHTS REPLAT J/28 LOT 21 (LESS N 29 FT) & E 12.5 FT OF LOT 22 (LESS N 29 FT OF E 12.5 FT OF LOT 22) ALL IN BLK 2
PARCEL ID # 07-22-30-8910-02-211
Name in which assessed: PENSCO TRUST CO FBO LIEN T PHAM IRA
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03045W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-13041
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: PONCE DE LEON N/28 THE N 80 FT OF LOT 12 & W 3.75 FT OF N 80 FT OF LOT 11 BLK O
PARCEL ID # 21-22-30-7204-15-120
Name in which assessed: GARY P ADAMS
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03046W

FOURTH INSERTION
NOTICE OF APPLICATION FOR TAX DEED
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:
CERTIFICATE NUMBER: 2022-13481
YEAR OF ISSUANCE: 2022
DESCRIPTION OF PROPERTY: MONTEREY SUB S/80 LOT 14 BLK F
PARCEL ID # 33-22-30-5696-06-140
Name in which assessed: JOHNNIE L HASSETT ESTATE
ALL of said property being in the County of Orange, 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 online at www.orange.realtaxdeed.com scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.
Dated: Sep 19, 2024
Phil Diamond
County Comptroller
Orange County, Florida
By: Cristina Martinez
Deputy Comptroller
September 26; October 3, 10, 17, 2024
24-03047W

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 pinellasclerk.org
POLK COUNTY polkcountyclerk.net
ORANGE COUNTY myorangeclerk.com
CHECK OUT YOUR LEGAL NOTICES floridapublicnotices.com
Business Observer
FLORIDA'S NEWSPAPER FOR THE G-GUTE
1/20/2020, 1/20

ORANGE COUNTY  
SUBSEQUENT INSERTIONS

--- SALES ---

--- TAX DEEDS ---

**FOURTH INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:  
  
CERTIFICATE NUMBER: 2022-14641  
YEAR OF ISSUANCE: 2022  
DESCRIPTION OF PROPERTY: CARDINAL PARK FIRST ADDITION 3/96 LOT 65  
PARCEL ID # 16-23-30-1617-00-650  
Name in which assessed: DUVAN ANDRES GRAJALES, JOSE DUVAN GRAJALES ESTATE  
ALL of said property being in the County of Orange, 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 online at [www.orange.realtaxdeed.com](http://www.orange.realtaxdeed.com) scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.  
Dated: Sep 19, 2024  
Phil Diamond  
County Comptroller  
Orange County, Florida  
By: Cristina Martinez  
Deputy Comptroller  
September 26; October 3, 10, 17, 2024  
24-03048W

**FOURTH INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:  
  
CERTIFICATE NUMBER: 2022-16241  
YEAR OF ISSUANCE: 2022  
DESCRIPTION OF PROPERTY: STOREY PARK - PARCEL L PHASE 2 97/13 LOT 258  
PARCEL ID # 03-24-31-8977-02-580  
Name in which assessed: JIAQI FENG  
ALL of said property being in the County of Orange, 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 online at [www.orange.realtaxdeed.com](http://www.orange.realtaxdeed.com) scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.  
Dated: Sep 19, 2024  
Phil Diamond  
County Comptroller  
Orange County, Florida  
By: Cristina Martinez  
Deputy Comptroller  
September 26; October 3, 10, 17, 2024  
24-03049W

**FOURTH INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
NOTICE IS HEREBY GIVEN that SAVVY FL LLC the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:  
  
CERTIFICATE NUMBER: 2022-16468  
YEAR OF ISSUANCE: 2022  
DESCRIPTION OF PROPERTY: ISLE OF PINES U/97 THE W 182 FT OF E 546 FT LOTS 4 & 5  
PARCEL ID # 25-24-31-3872-00-042  
Name in which assessed: JAMES LEUNG, EMILY LEUNG  
ALL of said property being in the County of Orange, 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 online at [www.orange.realtaxdeed.com](http://www.orange.realtaxdeed.com) scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.  
Dated: Sep 19, 2024  
Phil Diamond  
County Comptroller  
Orange County, Florida  
By: Cristina Martinez  
Deputy Comptroller  
September 26; October 3, 10, 17, 2024  
24-03050W

**FOURTH INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:  
  
CERTIFICATE NUMBER: 2022-16894  
YEAR OF ISSUANCE: 2022  
DESCRIPTION OF PROPERTY: 20170427812 ERROR IN DESC--BITHLO G/50 LOTS 31 THROUGH 34 BLK D ( LESS N 15 FT FOR RD R/W ) IN 27-22-32 NE1/4  
PARCEL ID # 22-22-32-0712-04-310  
Name in which assessed: ALEX ROSARIO, VERONICA GONZALEZ  
ALL of said property being in the County of Orange, 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 online at [www.orange.realtaxdeed.com](http://www.orange.realtaxdeed.com) scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.  
Dated: Sep 19, 2024  
Phil Diamond  
County Comptroller  
Orange County, Florida  
By: Cristina Martinez  
Deputy Comptroller  
September 26; October 3, 10, 17, 2024  
24-03051W

**FOURTH INSERTION**  
**NOTICE OF APPLICATION FOR TAX DEED**  
NOTICE IS HEREBY GIVEN that RAM TAX LIEN FUND LP the holder of the following certificate has filed said certificate for a TAX DEED to be issued thereon. The Certificate number and year of issuance, the description of the property, and the names in which it was assessed are as follows:  
  
CERTIFICATE NUMBER: 2022-16910  
YEAR OF ISSUANCE: 2022  
DESCRIPTION OF PROPERTY: BITHLO J/17 THAT PART OF BLK 1203 LYING SWLY OF SR 50 IN 22-22-32 SW1/4 & THAT PORTION OF N 45 FT OF FIFTH AVE LYING S OF BLK 1203 (LESS THAT PORTION LYING WITHIN R/W OF SR 50) & BEG 15 FT E OF NW COR OF NW1/4 RUN E 150 FT S 215 FT W 150 FT N 215 FT TO POB BEING VAC LOTS 1 THROUGH 6 & 45 THROUGH 50 BLK 101 BITHLO H/9 IN SEC 27-22-32  
PARCEL ID # 22-22-32-0712-12-132  
Name in which assessed: CANCALA ASSOCIATES LLC  
ALL of said property being in the County of Orange, 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 online at [www.orange.realtaxdeed.com](http://www.orange.realtaxdeed.com) scheduled to begin at 10:00 a.m. ET, Nov 07, 2024.  
Dated: Sep 19, 2024  
Phil Diamond  
County Comptroller  
Orange County, Florida  
By: Cristina Martinez  
Deputy Comptroller  
September 26; October 3, 10, 17, 2024  
24-03052W

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**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.

**Who benefits from legal notices?**

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.

**Are internet-only legal notices sufficient?**

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.

**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](http://www.floridapublicnotices.com).

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

**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.

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